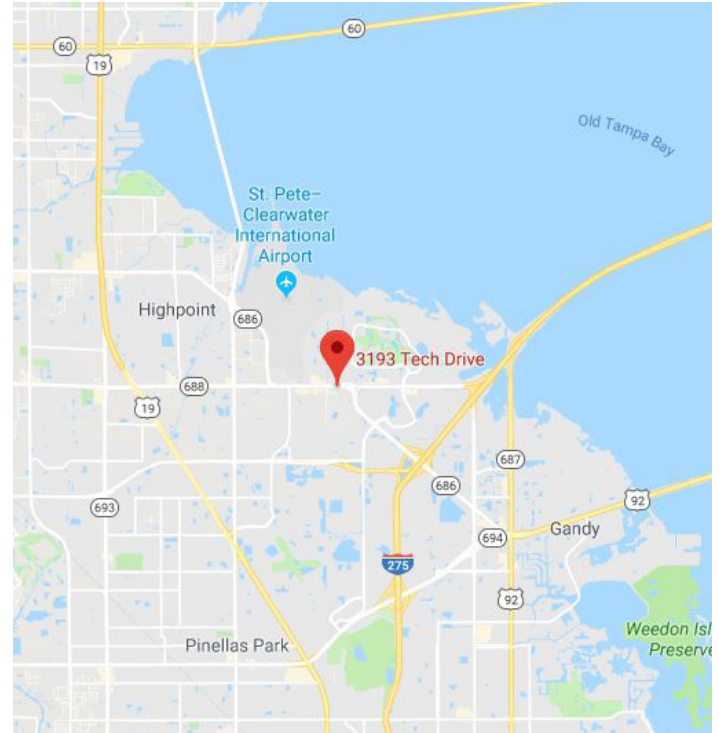




5,000 SF AVAILABLE WITH MULTIPLE OFFICES & CONFERENCE ROOM

Property Information

- Conveniently located east of US 19 and west of I-275, just 1 mile from the St. Pete – Clearwater Airport
- Property fronts Ulmerton Road, just west of Raymond James Financial, with road access off of Tech Drive
- Space offers office infrastructure for distribution, including roll top door at rear entrance
- Ample parking & traffic signaled intersection
- Spectrum/Verizon internet capability
- Traffic Counts: 46,500 AADT Ulmerton Road & 40th St. N

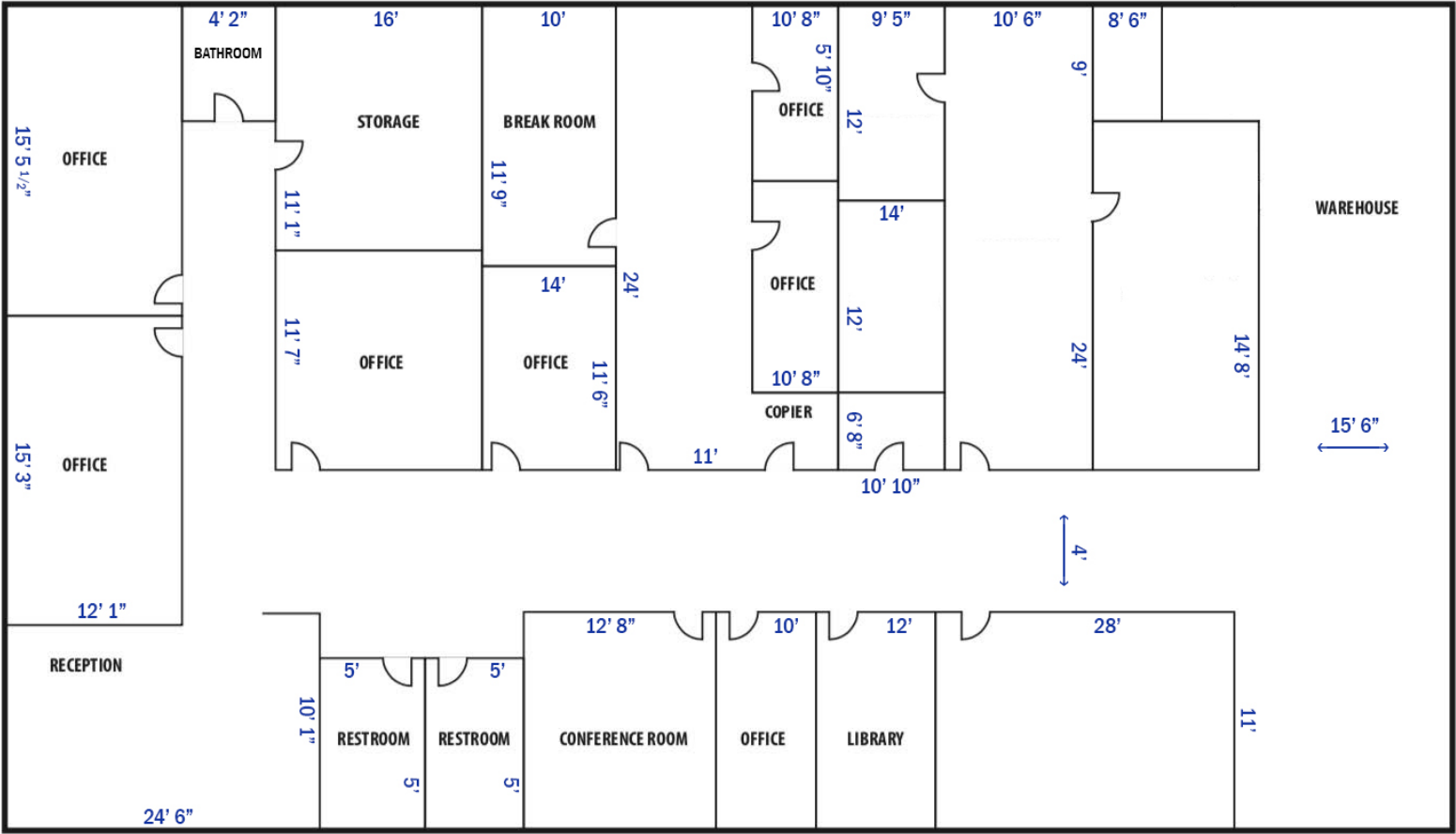


Demographics	1-mile	3-mile	5-mile
Population	2,611	49,876	164,022
Daytime Pop.	19,665	73,725	128,956
Avg. HH Income	\$116,754	\$67,567	\$63,256
Average Age	42.1	40.4	42.4

Leasing Contact:

Wanda De Boer | Managing Director - Retail Services
(Cell) 813-690-3020 | (Office) 813-269-0702 | wdeboer@rpm-realty.com

5,000 SF Flex-
Office/Warehouse Space
3193 Tech Dr., St. Petersburg, FL 33716



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RPM Realty Management, LLC | 14502 N Dale Mabry Hwy, #333 | Tampa, FL 33618 | rpm-realty.com | Licensed Real Estate Broker

