

# 38<sup>TH</sup> Avenue Professional Center Saint Petersburg, Florida

## 38<sup>TH</sup> AVENUE PROFESSIONAL CENTER



Your paragraph text

**6499 38<sup>th</sup> Ave North Saint Petersburg, FL 33710**

ST.PETERSBURG COMMERCIAL PROPERTIES IS PLEASED TO PRESENT  
*the centrally located spaces for lease at 38th Avenue Professional Center*

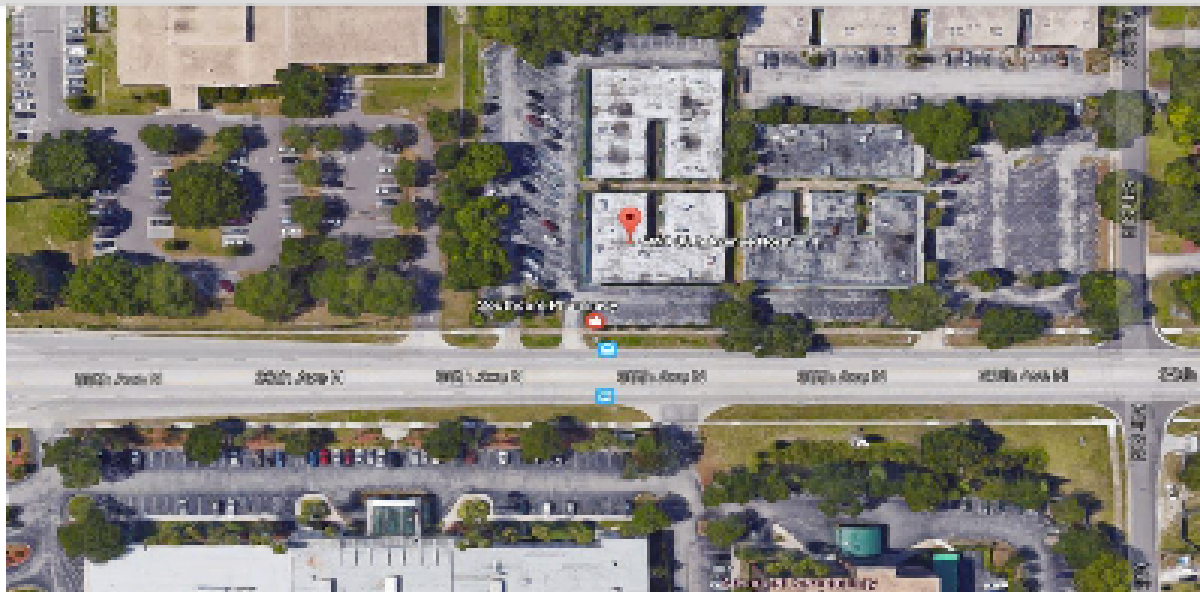
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*With 38th Avenue Professional Center located between both I-275 and St. Pete Beach, it serves as a great location to start your new business or venture.*

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**38<sup>th</sup> Avenue Professional Center is located in a high residential density area, with a high volume & steady flow of traffic. This medical complex is centrally located between I-275 and St. Pete Beach. With the St Petersburg General Hospital being directly across the road & major retail shopping centers plus other medical offices are just within minutes away, the astounding exposure to the major Avenue and the excellent parking ratio, this center can accommodate for almost any medical or any general office business use. 38<sup>th</sup> Avenue Professional Center offers great spaces for their future tenants and is an ideal location for a lawyer office, doctor's office, physical therapy, dentist, accounting, Learning Centers & many other office uses.**

#### Property Summary

- Building Size: Approximately 9,228 sq. ft.
- Land Size: 31,400 sq. ft.
- Leasable area: 9,062 sq. ft.
- Year Built: 1973
- Concrete Block & Stucco
- Roof Cover: Blt up Metal/ Gypsum
- Heat/AC: Central
- Zoning: D Land use Professional building
- Parking: 80 Spaces; Ratio is 4 per 1,000 sq. ft.

#### 5 Spaces available

UNIT #	SQ FT	PRICE/SQ FT	CAM/SQ FT
A2	1364	\$15.00	\$3.00
D-2	1500	\$15.00	\$3.00
H2/48x20	960	\$15.00	\$3.00
G2/48x24	1152	\$15.00	\$3.00
F2-J2/48x67	3216	\$15.00	\$3.00
H2/G2/F2/J2	5328	\$15.00	\$3.00
Combined/111x48			

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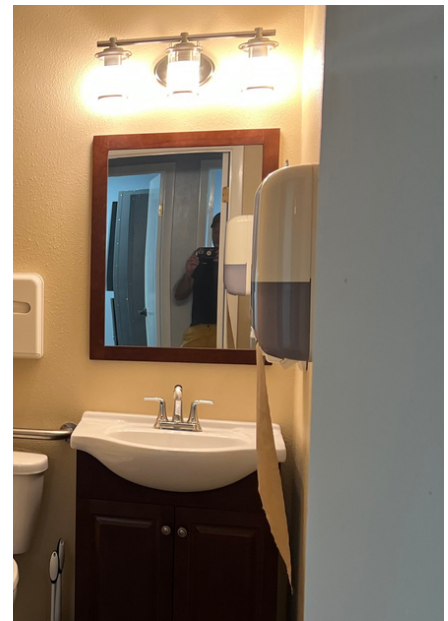










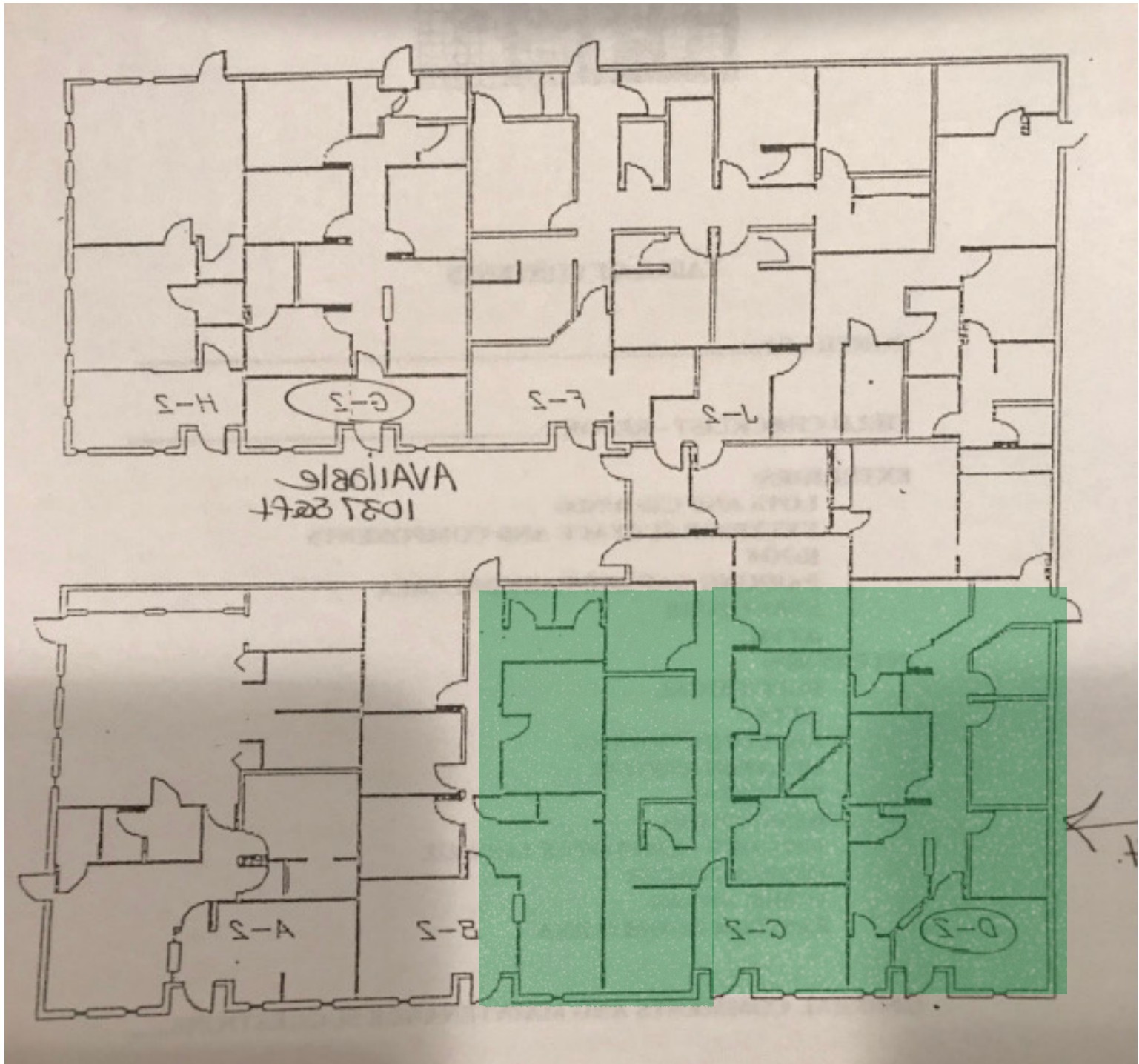




Spaces available varies between 1200 sq. ft. and can be combined up to 4,390 sq. ft. to accommodate for different types of usage or tenants needs.

# Building 1

or South building



green = available







