



FOR LEASE

FIRST PARK at BRANDON

2900 & 3020 S. Falkenburg Road
Riverview, FL 33579

OFFICE/FLEX SPACE



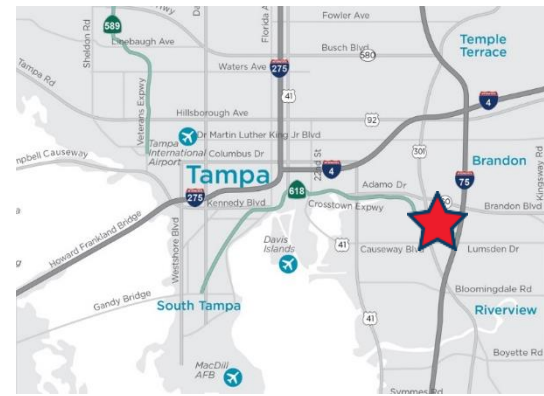
Office/Flex Space for Lease

First Park at Brandon located in East Tampa, provides Class A garden style, flex office space to users seeking high submarket image at affordable pricing. Suites are available from 2,700 SF.



Property Highlights

- Two (2) single-story Class A garden flex office buildings
- Drive-in doors
- Year built: 2004
- High visibility
- Convenient location with direct access to I-75, I-4 SR 60 and the Selmon Expy. Minutes away from Brandon Mall



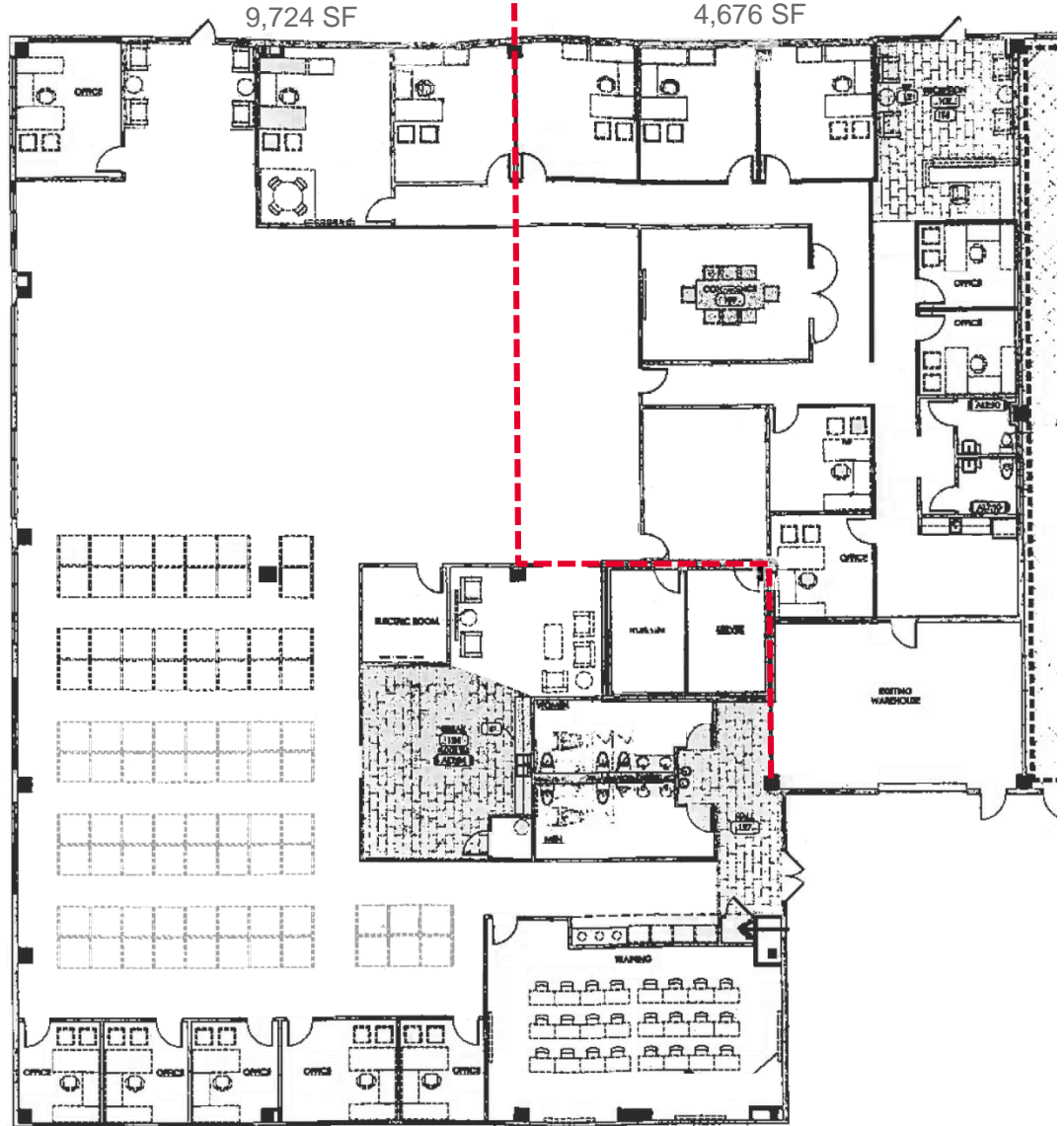
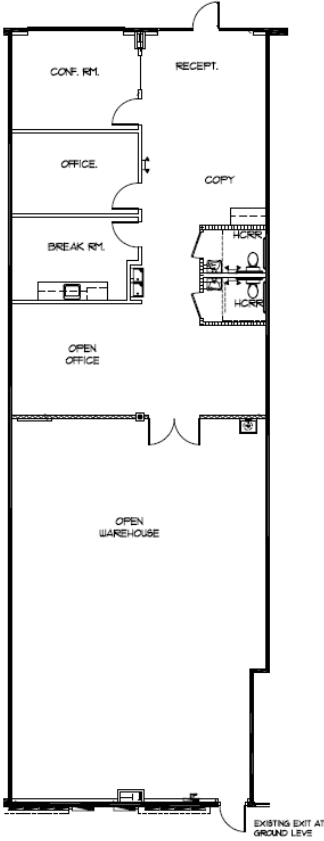
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Suite 2908 – 2,700 SF

Suite 2926 – 14,400 SF



Building Details

Suite 2908	2,700 SF	Immediately
Suite 2926	14,400 SF (Divisible)	Avail 5/1/19
Lease Rate	\$12.50/sf NNN	
2018 Est Opex	\$3.50/sf plus E&J	
Parking	5.50/1,000 SF	

