

FOR LEASE

Warehouse / Distribution /
Showroom / Office /
Light Manufacturing



13670 Roosevelt Blvd.
Clearwater, FL 33762



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EXECUTIVE SUMMARY

Flex space directly on Roosevelt Blvd is located just off Ulmerton Road and across the street from the St. Pete-Clearwater Airport.

This property offers some of the best exposure in Pinellas County with a traffic count of ~39,500 vehicles per day. Pylon and building signage available.

The property is adjacent to the Gateway Express at the Ulmerton Road exit ramp.

Easy ingress/egress to the property. Ideal location for any business that needs warehouse, showroom, retail, and office space that offers unparalleled exposure.

7,420 total SF with 3,657 SF of office/showroom and 3,673 SF of warehouse space. Configuration is flexible based on the tenant need. The office/showroom area is air conditioned and could be used for warehousing.



LEASE RATE

\$12.50 / SF / YR / NNN



LOCATION

13670 Roosevelt Blvd.,
Clearwater, FL 33762



SIZE

7,420 SF TOTAL:

- Showroom/Office: 3,657 SF
- Warehouse: 3,763 SF



FEATURES

2 Grade Level Doors
12-16' Ceiling Height
3-Phase/400 amp
Ample Parking



SIGNAGE

Pylon Signage
Available



ZONING

E-1 Zoning





13670 Roosevelt Blvd. Floorplan

Room Type	Square Footage
Unit A	7,310
Unit B	7,420

