

BRAND-NEW DREW PARK INDUSTRIAL PROPERTY

3916 W Alva St | Tampa, FL 33614

IG Zoning | ±2,700 SF Total | Brand-New Construction | Immediate Occupancy



PROPERTY DESCRIPTION

Rare opportunity to lease a brand-new industrial property in Tampa's highly sought-after Drew Park industrial district. Located at 3916 W Alva St, Tampa, FL 33614, the property is just one block from N. Dale Mabry Highway, behind the Mercedes-Benz dealership, providing excellent access to Tampa's major business corridors.

The property consists of approximately 2,700 SF of building area, including a brand-new ±1,800 SF warehouse with 14' ceilings plus a ±900 SF concrete-block, air-conditioned warehouse/office building. Both buildings provide convenient grade-level access.

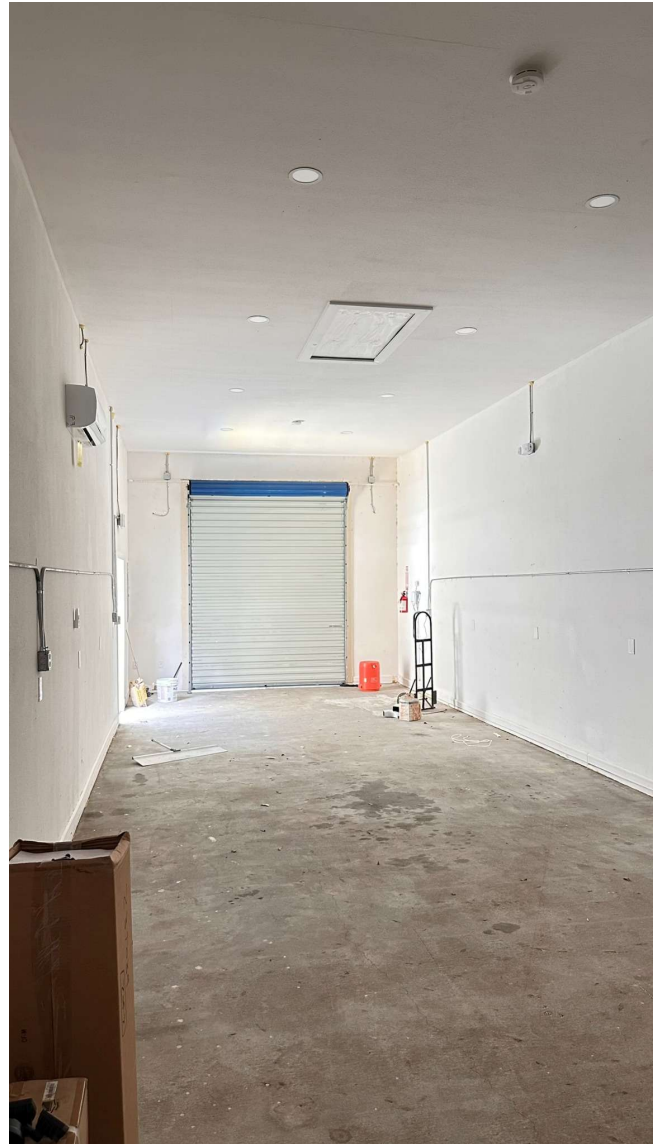
The property has just received its Certificate of Occupancy and is ready for immediate occupancy. The site is fenced and gated with a large paved area, making it particularly attractive for businesses requiring secure vehicle, equipment or outside storage.

IG - Industrial General zoning allows for a broad range of potential commercial and industrial uses. The property's configuration and Drew Park location make it especially well suited for an automobile sales operation, contractor, service company, warehouse/distribution user, or other business requiring a combination of warehouse, office and secure yard space.

PROPERTY HIGHLIGHTS

- ±2,700 SF total building area
- 14' warehouse ceilings
- Air-conditioned space
- Large paved area for vehicles/equipment
- IG - Industrial General zoning
- Brand-new construction
- One block from N. Dale Mabry Highway
- Central Drew Park / Tampa location
- ±1,800 SF brand-new warehouse
- ±900 SF concrete-block warehouse/office
- Grade-level overhead doors
- Fenced and gated property
- Excellent potential for auto sales
- Recently issued Certificate of Occupancy
- Located behind the Mercedes-Benz dealership
- Immediate occupancy

2916 W ALVA ST | DREW PARK | TAMPA, FL



BRAND-NEW • SECURE • FLEXIBLE IG ZONING • READY FOR IMMEDIATE OCCUPANCY

An exceptionally clean, turn-key industrial property in one of Tampa's most desirable infill industrial locations.

Offered at \$5,950.00 per month Plus Utilities/No CAM