



FLEX OFFICE WITH YARD

311 W LUTZ LAKE FERN RD. TAMPA FL

\$1,200,000

FOR SALE



FLEX OFFICE WITH YARD

Tampa Commercial Real Estate is pleased to present a rare opportunity to acquire a fully renovated small-format office building with significant outdoor yard and parking flexibility located at 311 W Lutz Lake Fern Rd, Lutz, FL in the highly constrained NW Tampa submarket. This ±2,862 SF single-tenant building sits on approximately 0.90 acres and offers a unique combination of modern interior buildout, strong frontage along a main corridor, and functional outdoor space that is increasingly difficult to find in this size category.

The property is ideally suited for owner-users seeking a visible, flexible, and operationally efficient location, with additional appeal to investors targeting small-bay office or specialty-use tenants.

Feature House

- ✓ Fully Renovated Modern interior with upgraded systems and finishes
- ✓ Kitchen / Breakroom
- ✓ Large flex space
- ✓ Reception Area
- ✓ Covered Private Entrance

Call/Text/Email Jim Hamidani, MBA

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