

11210 WINTHROP MAIN STREET

RIVERVIEW, FLORIDA 33578

OFFICE SPACE FOR LEASE

Located in the Winthrop
Commerce Center



**AVAILABLE
DECEMBER 1, 2026**

Move-in ready professional
office space in Riverview



PROPERTY OVERVIEW

Located in the heart of **Winthrop**, one of the Brandon/Riverview area's most distinctive mixed-use communities, **11210 Winthrop Main Street** offers businesses the opportunity to establish a professional presence in a highly desirable, walkable setting surrounded by restaurants, retail, professional services and residential neighborhoods.

Winthrop was designed as a traditional town center, combining offices, shops, restaurants, residences and community gathering spaces within a pedestrian-friendly environment. Unlike a conventional suburban office park, businesses at Winthrop benefit from an established community where people **live, work, dine and shop** throughout the day.

NOW LEASING

1500 SF OFFICE SPACE

\$32.00 PSF
(MG)

Modified Gross Rate includes Operating Expenses such as real estate taxes, building insurance and common area maintenance. Also includes water/sewer and trash service.

TOTAL MONTHLY RENT

\$4,000.00

IDEAL USES



MEDICAL



WELLNESS



PROFESSIONAL
OFFICE



REAL ESTATE



INSURANCE



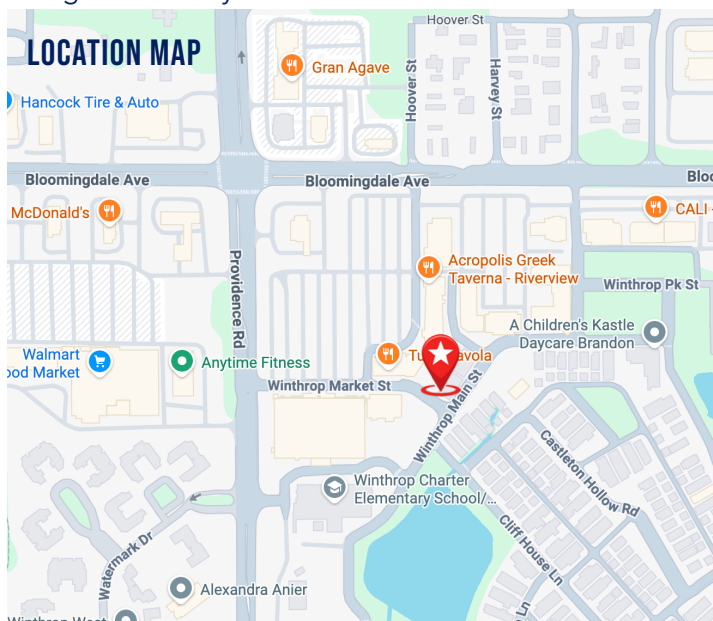
LEGAL
SERVICES



COUNSELING



ACCOUNTING &
FINANCIAL



The property is conveniently located near the intersection of **Bloomingdale Avenue and Providence Road**, providing excellent access to the rapidly growing Riverview and Brandon markets. The location also offers convenient connections to **U.S. Highway 301, I-75 and the Selmon Expressway**, making it easily accessible from throughout eastern and southern Hillsborough County.

Within Winthrop, tenants and their employees are just minutes from **Publix, Starbucks and numerous restaurants, cafés, shops and everyday services**, creating an attractive and convenient working environment.

FOR MORE INFORMATION, CONTACT:



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Your Success is Our Goal!

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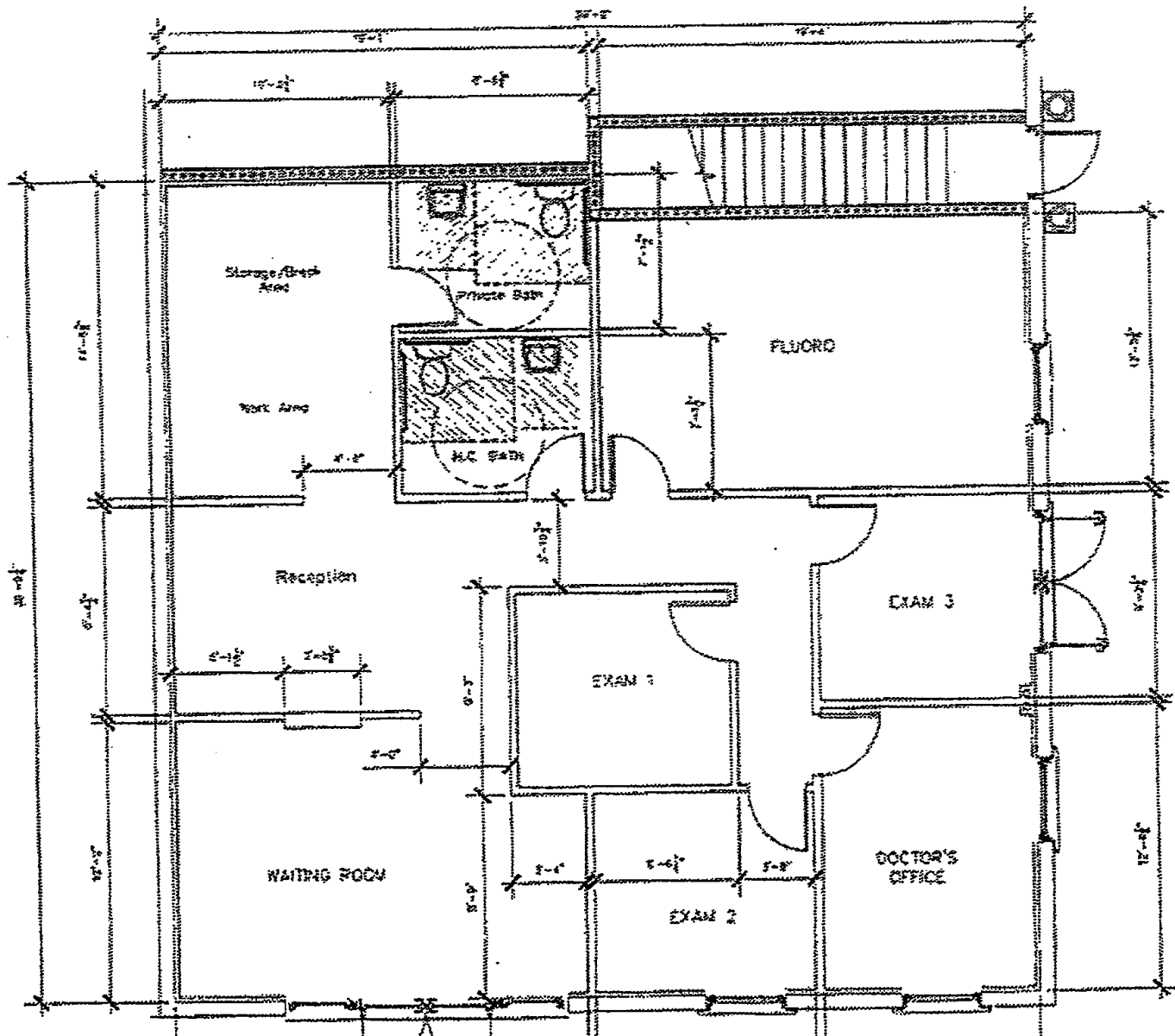
www.TurnerCole.com

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FLOOR PLAN 1,500 SF

(drawing may not be to scale)



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