

OFFICE / MEDICAL BUILDING FOR LEASE

2802 W Azeele St | Tampa, Hillsborough County, FL

OM VENTURES



PROMINENT SOUTH TAMPA CORNER LOCATION

3,391 SF Available

The information contained herein was obtained from sources deemed reliable and accurate; however, no guarantees or warranties are made as to the completeness and accuracy thereof.

Steliyan Ivanov

727-251-7398

steliyan@omventures.com

Dharma Malempati

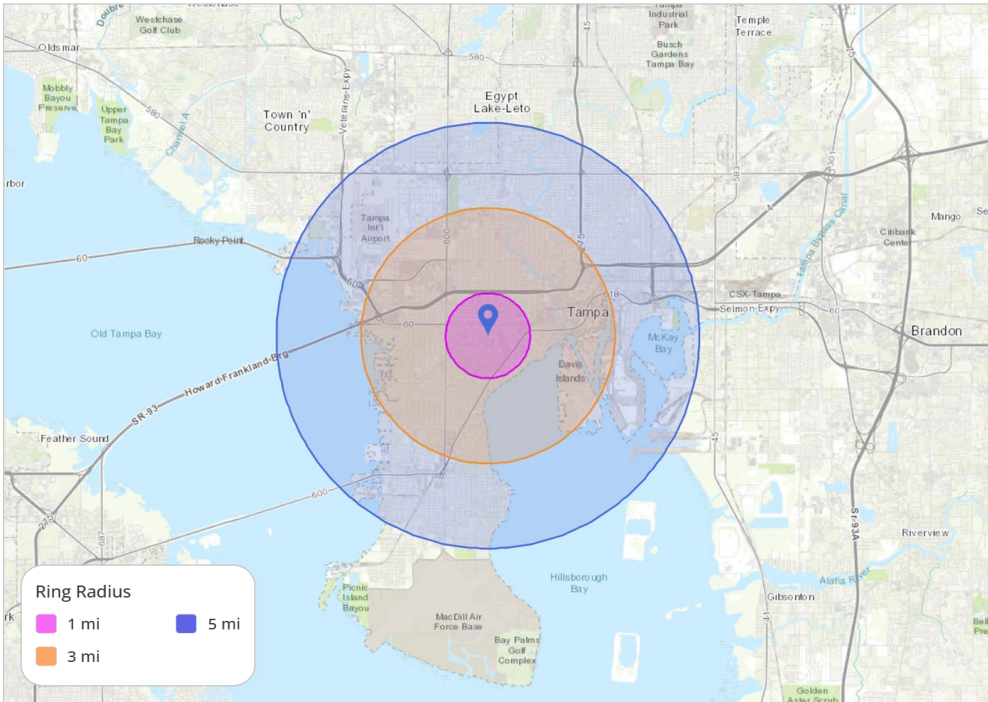
813-676-4951

dharma@omventures.com

OFFICE / MEDICAL BUILDING FOR LEASE

2802 W Azeele St | Tampa, Hillsborough County, FL

Now Leasing



2025 DEMOGRAPHICS

	1-Mile	3-Mile	5-Mile
Total Population	21,376	129,531	241,194
Daytime Population	30,639	239,881	259,751
Total Households	10,555	59,287	107,764
Average HH Income	\$184,959	\$163,480	\$137,099



LOCATION

SWC W Azeele St & S Habana Ave
Folio 116441-0000



AVAILABLE

3,391 SF



RATE

Negotiable



HIGHLIGHTS

- Highly visible corner location in prime South Tampa, providing exceptional exposure along a well-traveled corridor
- Abundant on-site parking offering convenient access for employees, clients, and visitors alike
- Located just 1.5 miles from Interstate 275, allowing for efficient connectivity throughout the Tampa Bay area
- Strong daily traffic counts along Azeele Street delivering consistent visibility and brand recognition
- Freestanding building ideal for medical, professional office, or boutique retail users seeking a well-located property with presence



TRAFFIC COUNTS (FDOT)

W Azeele St: 15,900 VPD
Henderson Blvd: 12,400 VPD
W Kennedy Blvd: 38,500 VPD

OFFICE / MEDICAL BUILDING FOR LEASE

2802 W Azelee St | Tampa, Hillsborough County, FL

Now Leasing



OM VENTURES

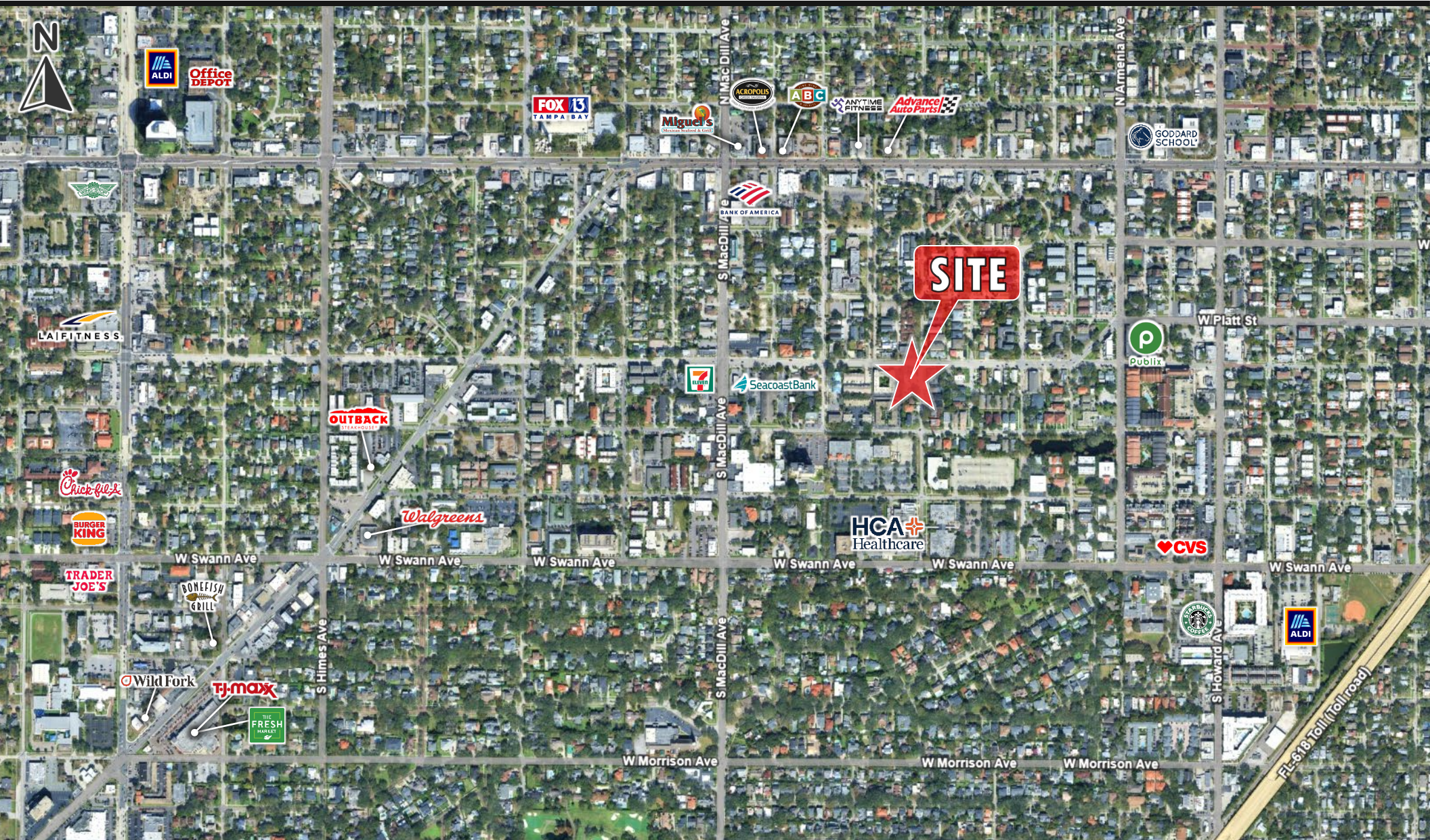
Steliyan Ivanov
727-251-7398
steliyan@omventures.com

Dharma Malempati
813-676-4951
dharma@omventures.com

OFFICE / MEDICAL BUILDING FOR LEASE

2802 W Azelee St | Tampa, Hillsborough County, FL

Now Leasing



OM VENTURES

Steliyan Ivanov
727-251-7398
steliyan@omventures.com

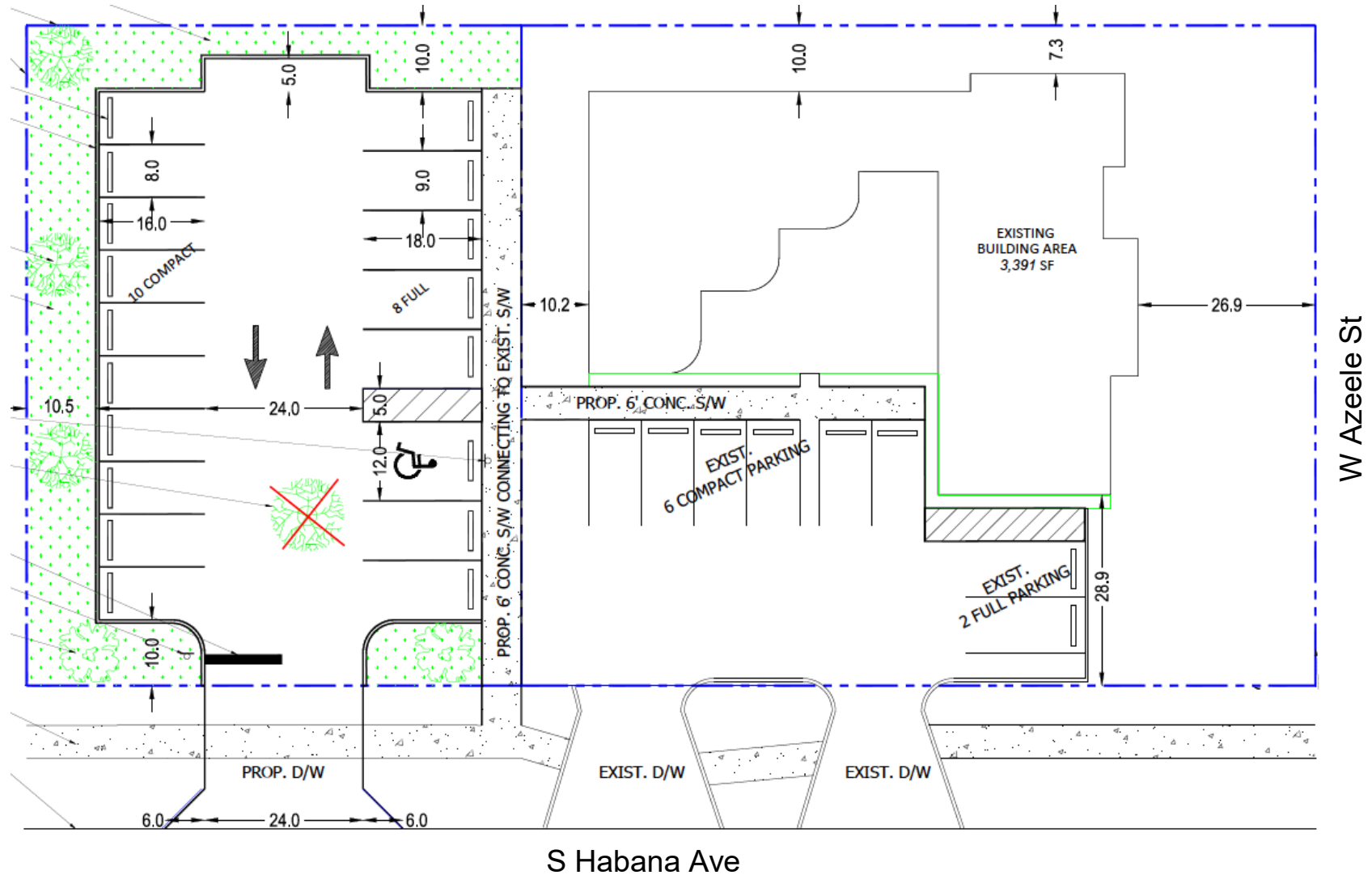
Dharma Malempati
813-676-4951
dharma@omventures.com

OFFICE / MEDICAL BUILDING FOR LEASE

2802 W Azeele St | Tampa, Hillsborough County, FL

Now Leasing

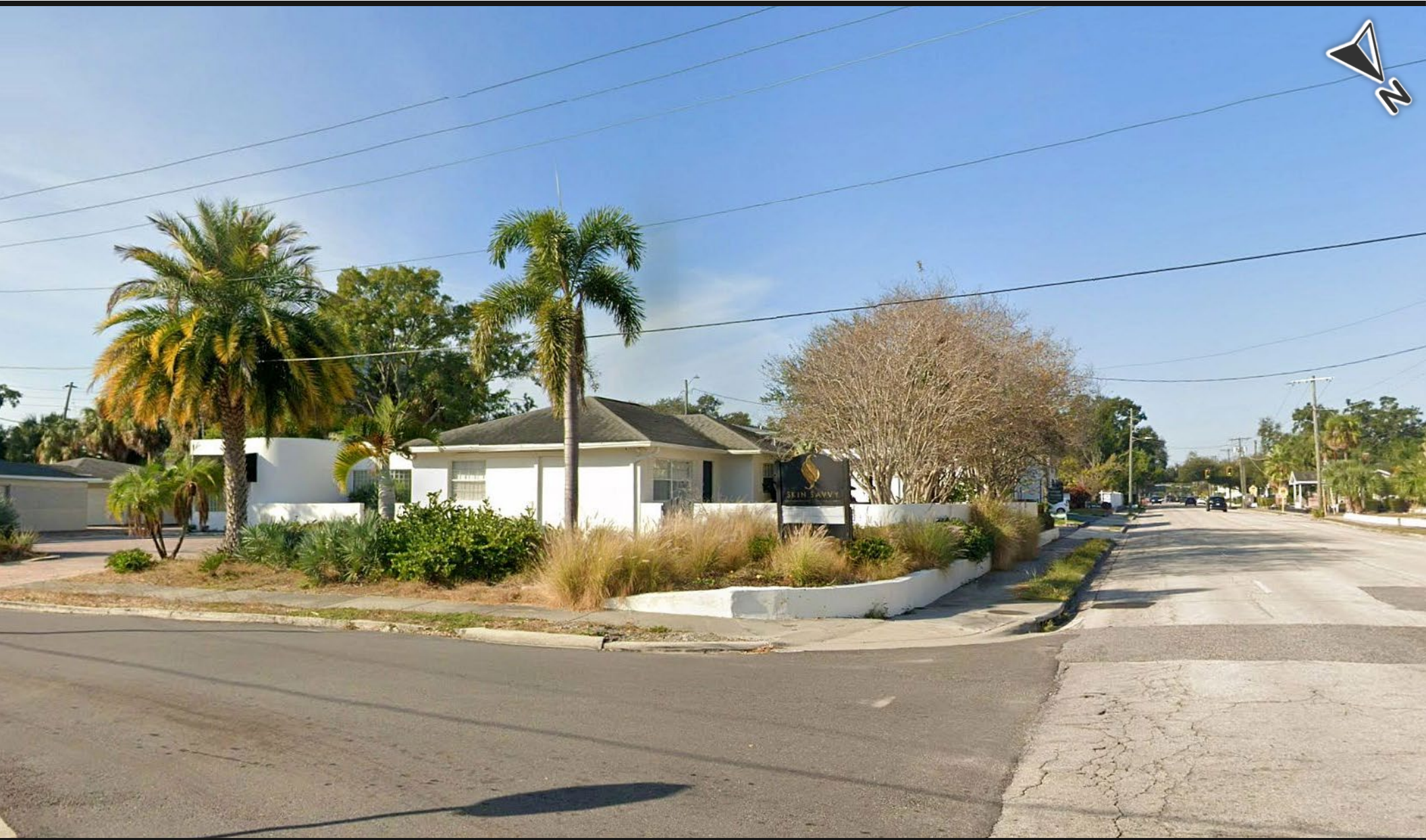
Conceptual site plan demonstrating potential for expanded on-site parking.



OFFICE / MEDICAL BUILDING FOR LEASE

2802 W Azeele St | Tampa, Hillsborough County, FL

Now Leasing



OM VENTURES

Steliyan Ivanov

727-251-7398

steliyan@omventures.com

Dharma Malempati

813-676-4951

dharma@omventures.com