

For Lease | Rooftop Restaurant at Cass Square

25th & 26th Floor | 1101 E Harrison St | Tampa, FL





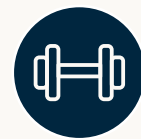
Rooftop Restaurant

1101 E Harrison St | Tampa, FL

Discover Cass Square, where community-focused living harmonizes with the vibrant energy of Downtown Tampa. Ideally positioned just a 10-minute walk from Tampa's premier neighborhoods, Cass Square is surrounded by exceptional growth and connectivity, with more than 4,733 multifamily units currently in development within a one-mile radius. This mixed-use destination offers an elevated lifestyle experience with unmatched visibility, luxury amenities, and dynamic urban surroundings.

- 3,000 SF & 6,000 SF units available (can be combined for $\pm 9,000$ SF)
- 2-floor rooftop restaurant opportunity with built mezzanine and elevator access on the 25th & 26th floors
- Expansive 3-sided views overlooking Downtown Tampa, Gasworx, and the Channel District
- 360 luxury multifamily residences integrated within the development
- Curated amenities deck designed for residents and guests
- EV superchargers onsite for convenient charging access
- Valet parking opportunity available
- Adjacent Element by Westin hotel featuring 178 guest keys
- Located within one of Tampa's fastest-growing urban corridors

JOIN THESE RETAILERS



32K SF
Luxury Fitness

ABOUT THE PROPERTY



$\pm 9,000$ SF
Rooftop Restaurant Space



± 600 SF
Restaurant Lobby Space

Sprouts Farmers Market Now Open



Restaurant Rendering



Restaurant Rendering



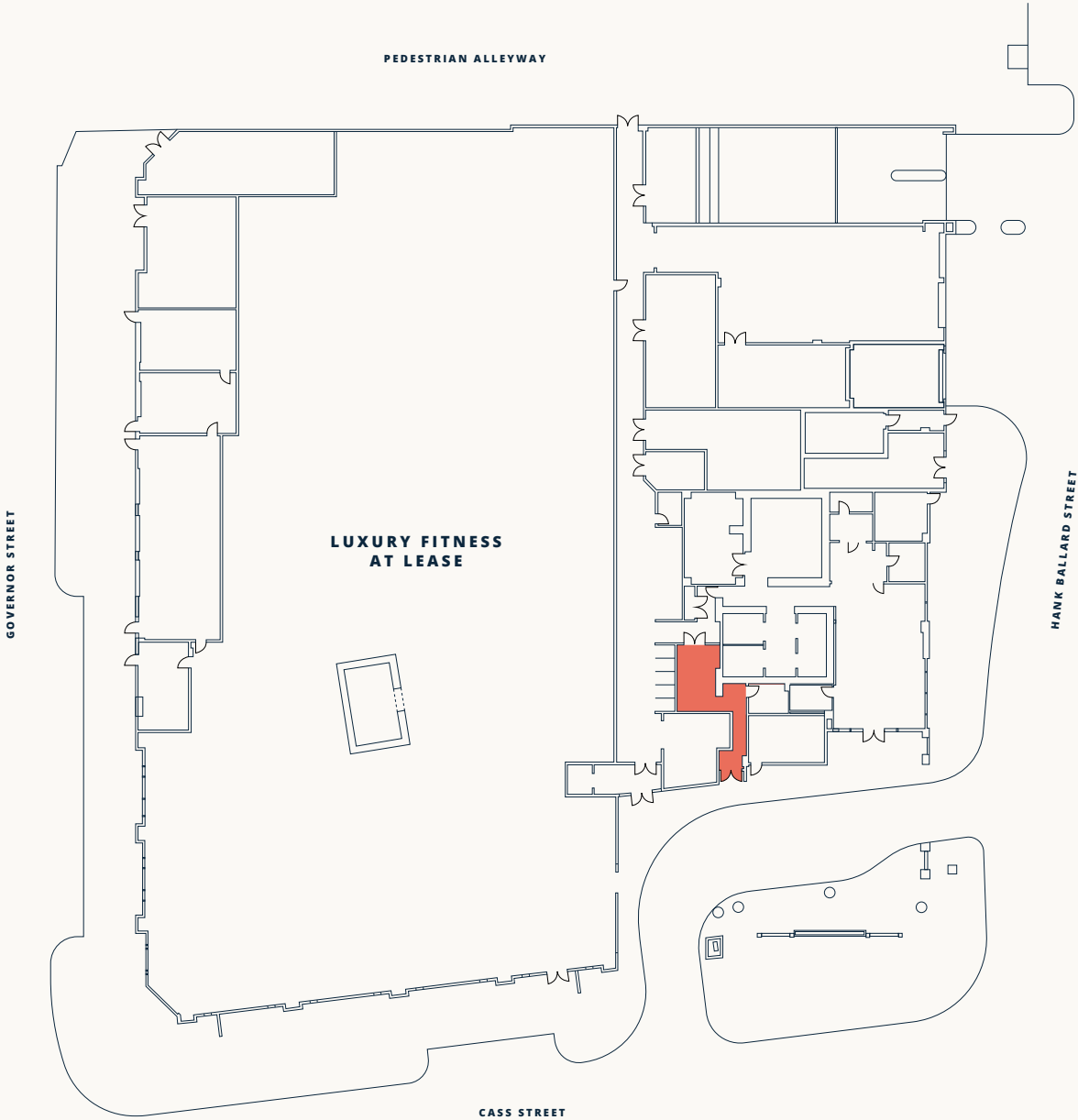
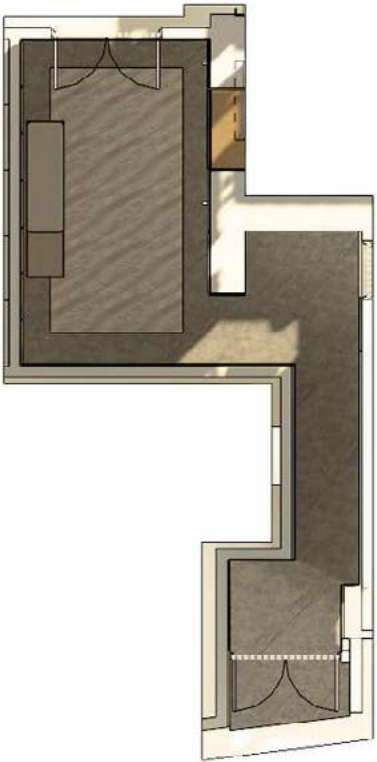
Rooftop Restaurant View

Ground Floor Site Plan

1101 E Harrison St | Tampa, FL

SHARED LOBBY

±600 SF
1st Floor



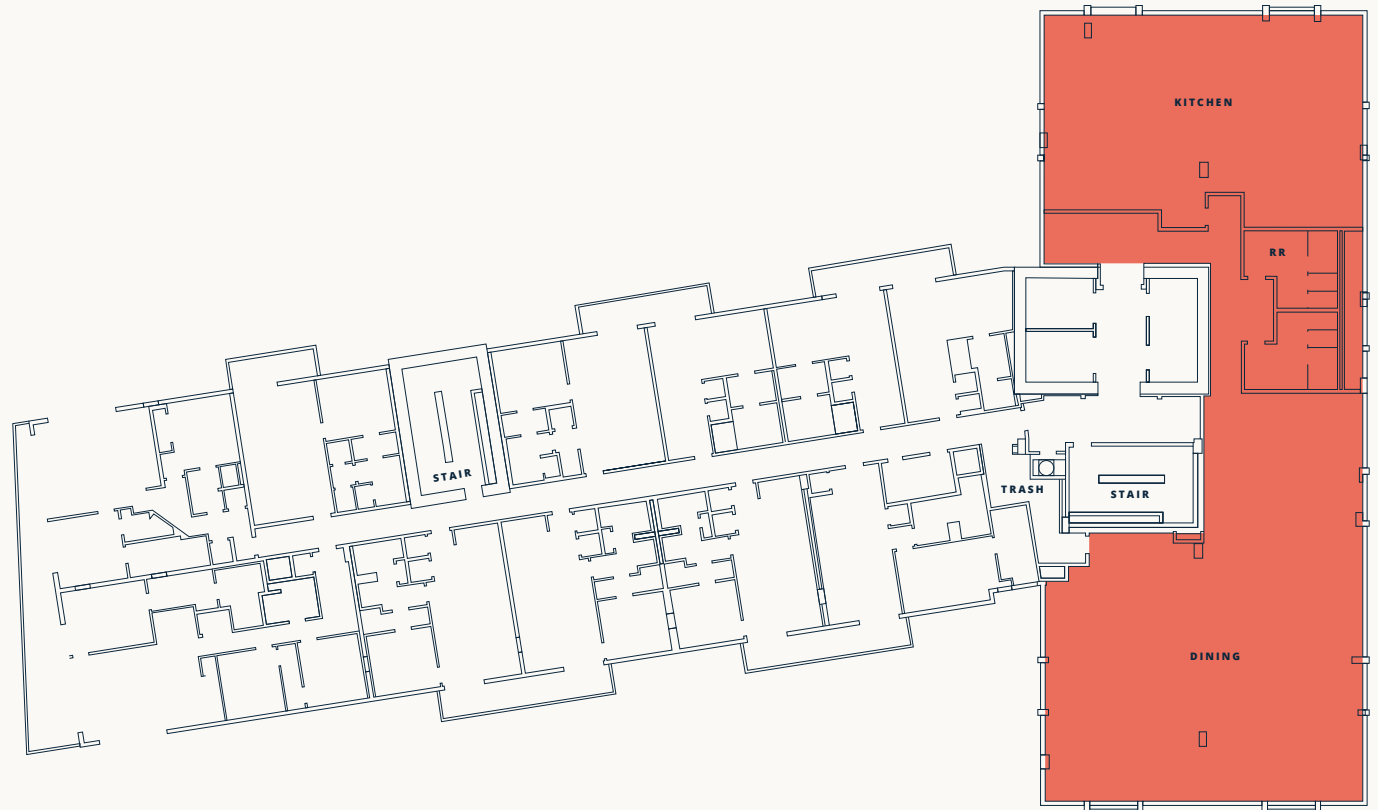
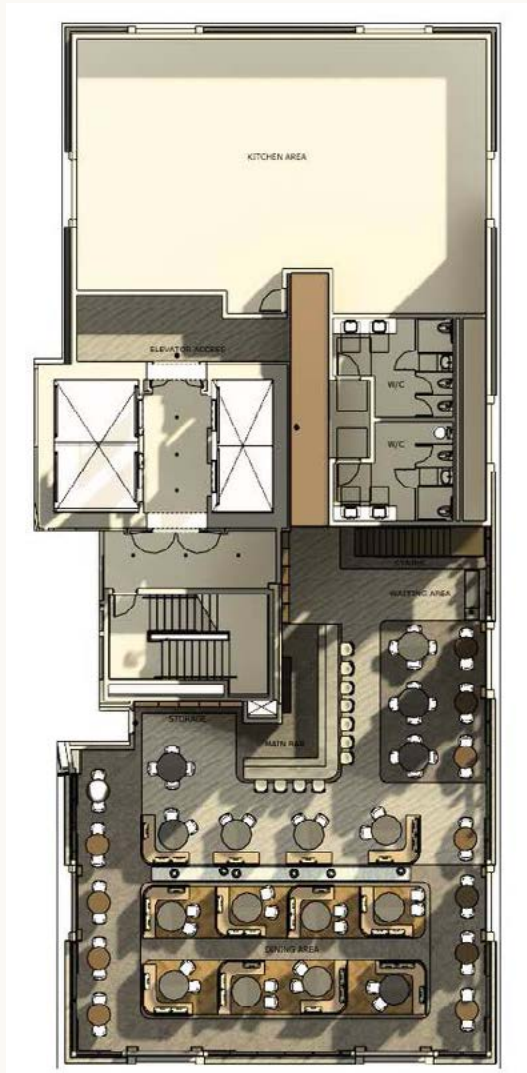
25th Floor Site Plan

1101 E Harrison St | Tampa, FL

RESTAURANT

±6,000 SF

25th Floor



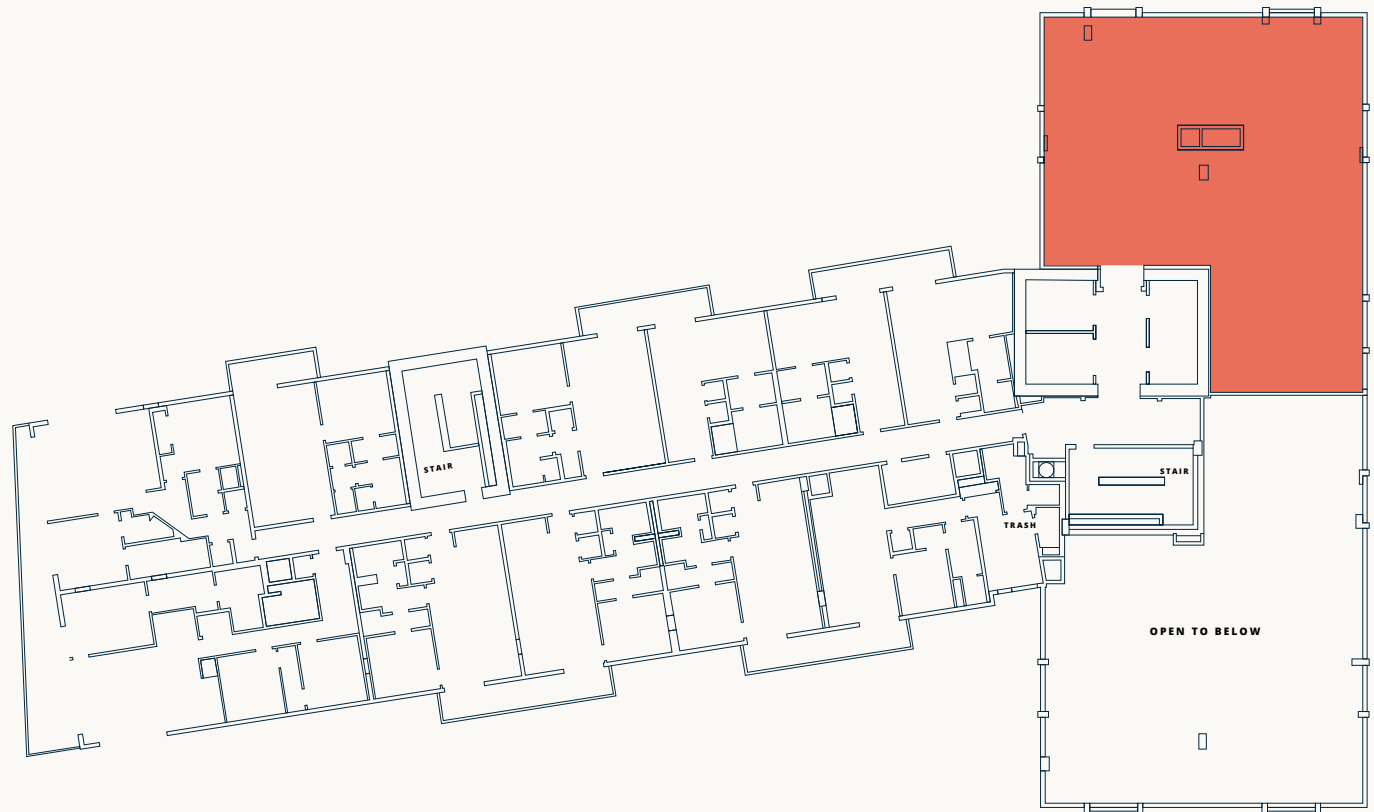
26th Floor Site Plan

1101 E Harrison St | Tampa, FL

RESTAURANT

±3,000 SF

26th Floor



Demographics

1101 E Harrison St | Tampa, FL

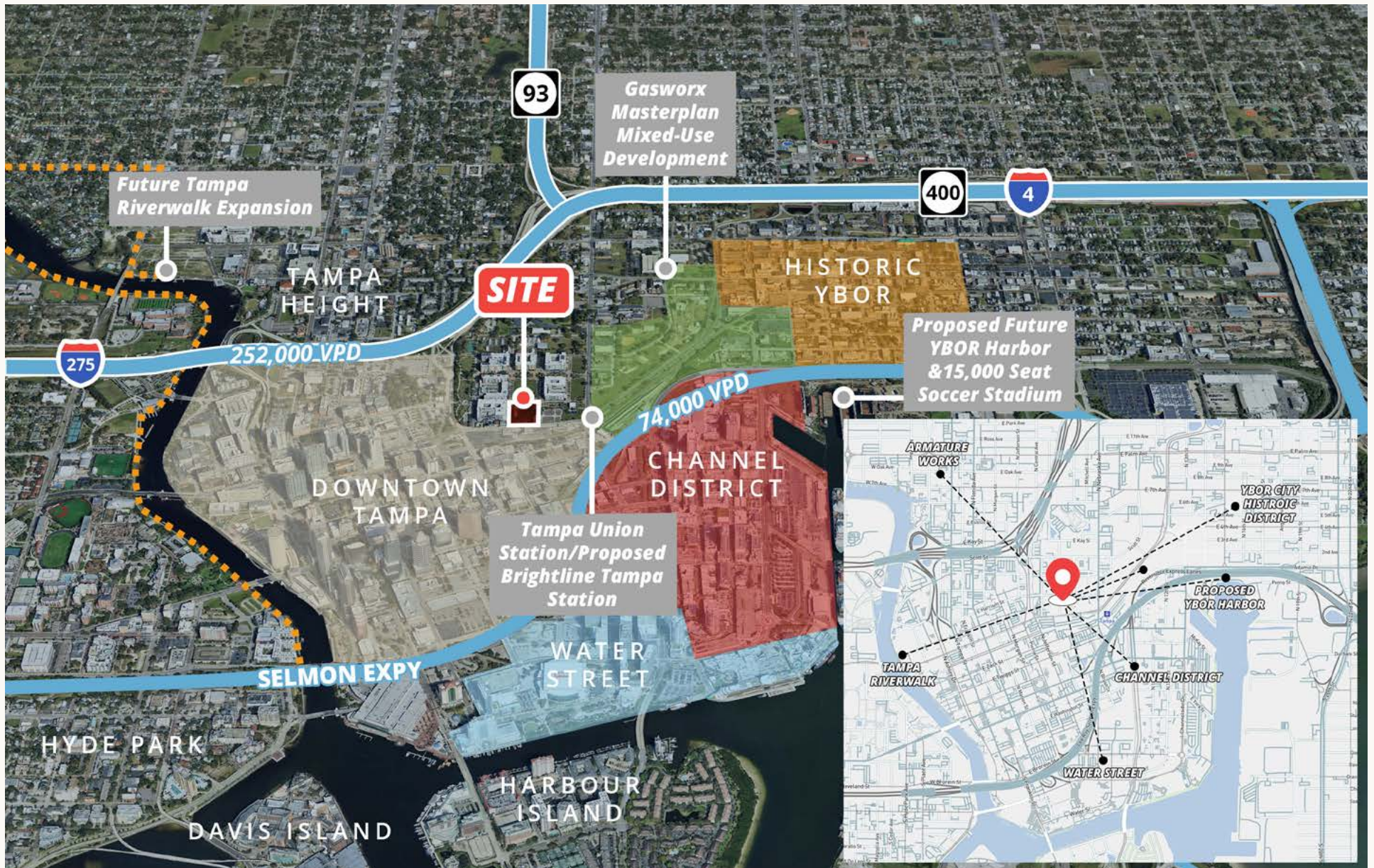
Population	1 mile	3 miles	5 miles	10 min dr
2025 Estimated Population	23,426	121,400	254,337	155,521
2030 Projected Population	28,707	130,759	269,372	167,317
Proj. Annual Growth 2025 to 2030	4.15%	1.50%	1.16%	1.47%
Daytime Population				
2025 Daytime Population	68,273	197,895	390,795	246,604
Workers	57,214	140,491	267,793	172,018
Residents	11,059	57,404	123,002	74,586
Income				
2025 Est. Average Household Income	\$116,442	\$124,847	\$123,807	\$112,633
2025 Est. Median Household Income	\$80,462	\$78,491	\$75,220	\$72,283
Households & Growth				
2025 Estimated Households	12,060	54,989	109,197	68,333
2030 Estimated Households	15,365	60,327	117,143	74,810
Proj. Annual Growth 2025 to 2030	4.96%	1.87%	1.41%	1.83%
Race & Ethnicity				
2025 Est. White	57%	49%	47%	46%
2025 Est. Black or African American	19%	25%	23%	27%
2025 Est. Asian or Pacific Islander	5%	3%	3%	3%
2025 Est. American Indian or Native Alaskan	0%	0%	0%	0%
2025 Est. Other Races	19%	23%	26%	24%
2025 Est. Hispanic (Any Race)	21%	27%	31%	29%

Want more? Contact us for a complete demographic, foot-traffic, and mobile data insights report.

SOURCE 

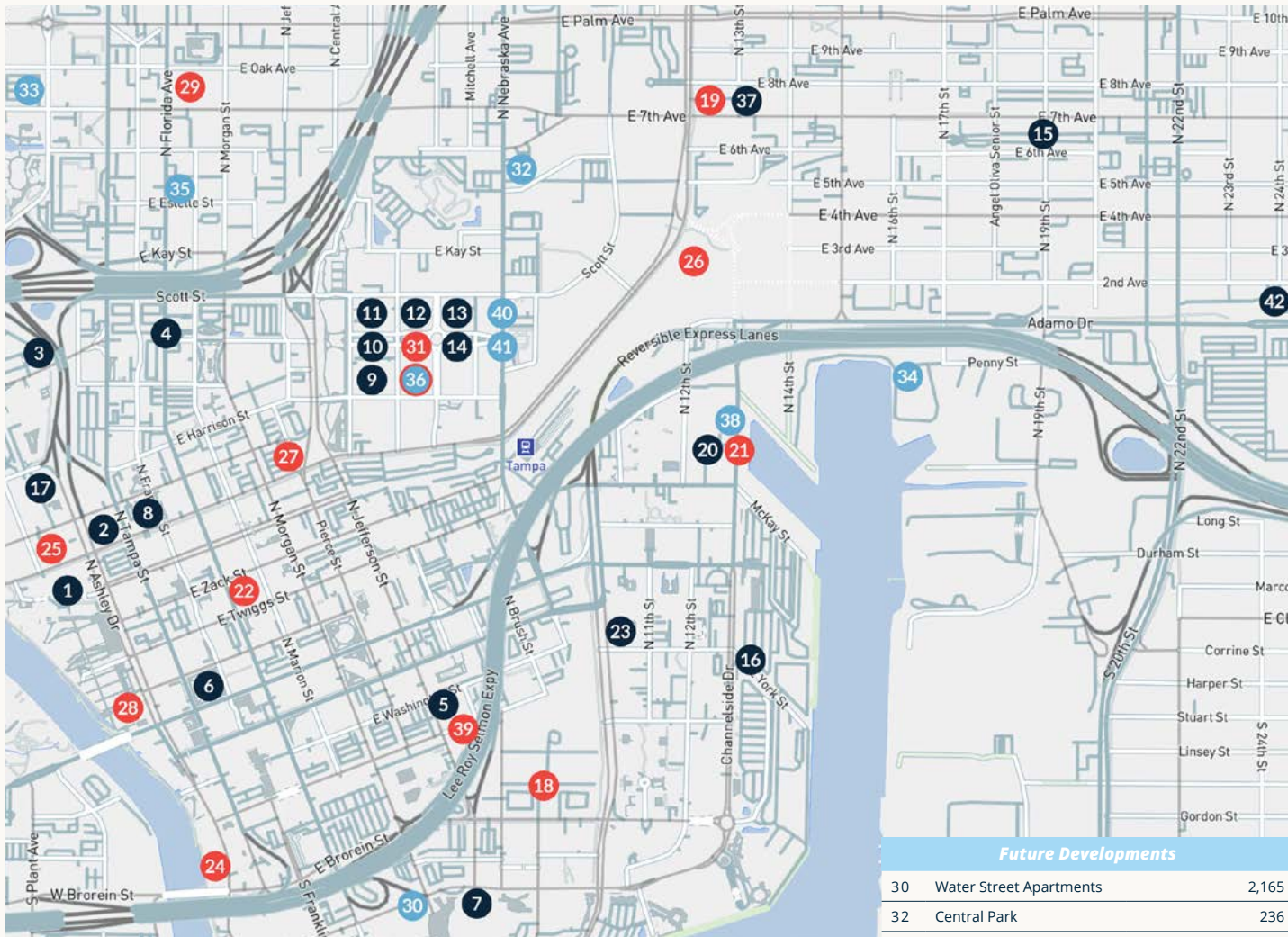
In the center of Tampa's most dynamic urban districts

1101 E Harrison St | Tampa, FL



Multi-Family Units

1101 E Harrison St | Tampa, FL



±28,358
Multi-family units

Existing Developments

1	Skypoint Condominiums	380
2	Element	395
3	Anchor Riverwalk	394
4	Madison Heights	80
5	Aurora	351
6	220 E Madison	48
7	Water Street Apartments	808
8	Nine15	362
9	Navara at ENCORE!	288
10	Trio at ENCORE!	141
11	Tempo at ENCORE!	203
12	Ella at ENCORE!	160
13	Reed at ENCORE!	158
14	Legacy at ENCORE!	228
15	YBOR City	2,294
16	Channel District	4,000+
17	Ave Tampa Riverwalk	353
20	The Mav	324
23	101 Meridian	330
37	Casa YBOR	57
42	Lector 85	254

±11,354 Units

Current Developments

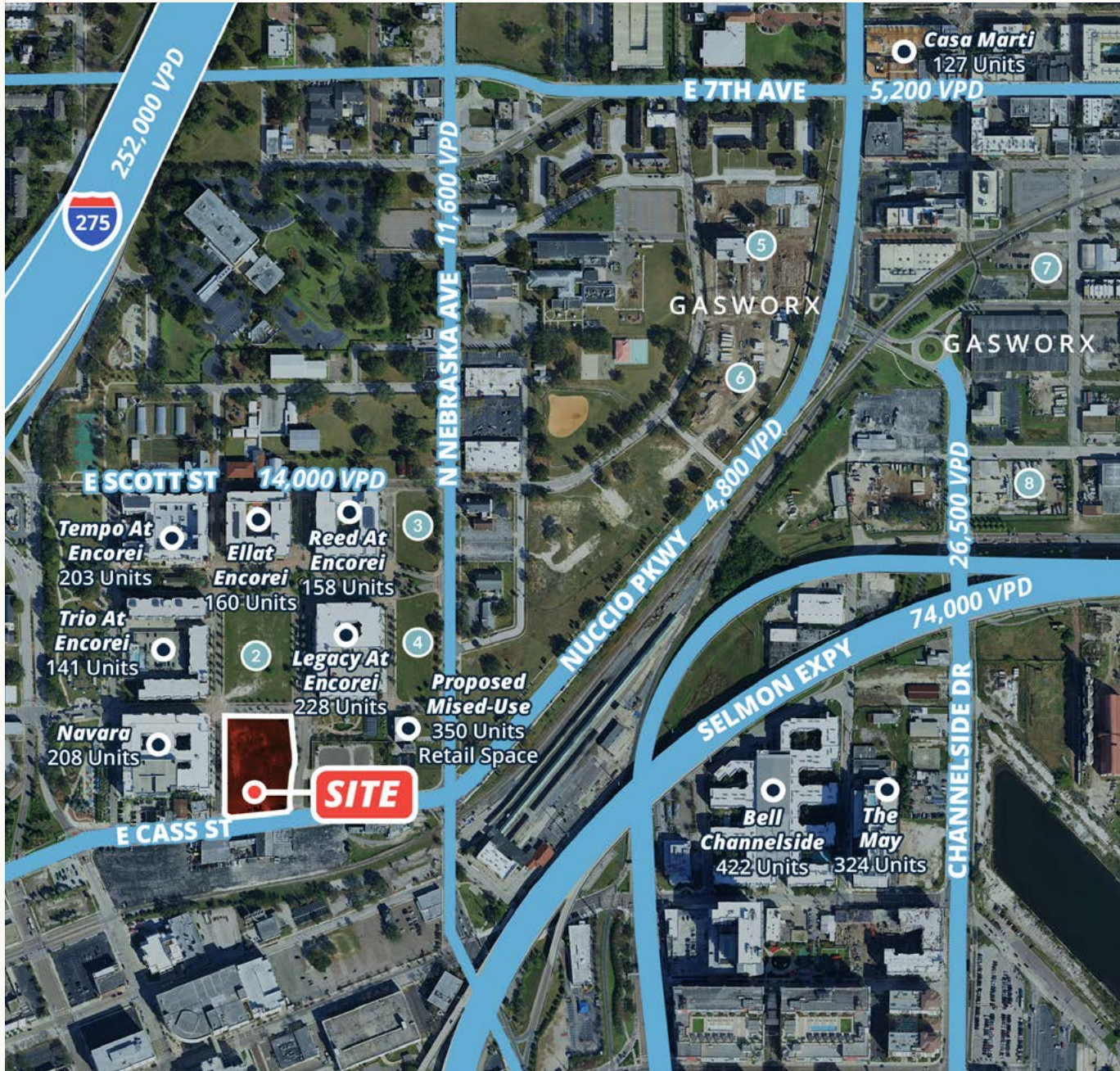
18	Water Street Apartments	527
19	Casa Marti	127
21	Parc Madison	351
22	X TAMPA	450
24	The Pendry	300+
25	AER Tower	344
26	Gas Worx	5,161
27	540 E Cass	450
28	ONE Tampa	225
29	Tampa Heights	321
31	Modera at ENCORE!	304
39	801 E Whiting	104

±8,664 Units

30	Water Street Apartments	2,165
32	Central Park	236
33	The Heights	1,500+
34	YBOR Harbor	2,586
35	LOCI Heights	490
36	Cass Square	360
38	VeLa Channelside	532
40	Lot 5	172
41	Harrison	294

±8,340 Units

Area Growth | Multi-Family



Cass Square

MF Units: 360
Retail SF: ±42,093
Hotel Keys: 178



Lot 8 | Under Construction

MF Units: 304
Retail SF: ±8,000



Lot 5 | Planned

MF Units: 172
Retail SF: ±20,000



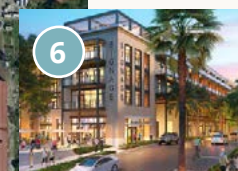
Lot 12 | Under Construction

MF Units: 294
Retail SF: ±25,750 (Grocer)
Medical/Office SF: ±44,000



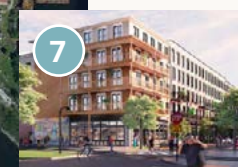
LA Union

MF Units: 317
Retail SF: ±2,300



W2 | Under Construction

MF Units: 390
Retail SF: ±7,600



E3 | Planned

MF Units: 140
Retail SF: ±18,000



E4 | Planned

MF Units: 375
Retail SF: ±28,000

Highlights

1101 E Harrison St | Tampa, FL

Dining Destination	Rapidly growing culinary and nightlife hub in Downtown Tampa & Channelside District
Tourism Driver	Strong visitor traffic from NHL games, concerts, cruises, conventions and more
Corporate Growth	Expanding professional workforce fuels daytime and evening activity in the area
Regional Access	Easy connection to I-275, Selmon Expressway, Tampa International Airport and I-4 exchange
Urban Investment	Billions of dollars in investment is set to continue the transformation of Downtown Tampa into a premier destination



Downtown Tampa

WALKING DISTANCE | POINTS OF INTEREST

Tampa Riverwalk



0.8 MI

The Florida Aquarium,



0.9 MI

Sparkman Wharf



1.0 MI

Benchmark International Arena



1.1 MI

University of Tampa



1.3 MI

Armature Works



2.5 MI



OF GOING THE EXTRA MILE

SRS Real Estate Partners
1501 W Cleveland Street, Suite 300
Tampa, FL 33606
813.371.0980

KELSEY WILLIAMS

813.328.3925
kelsey.williams@srsre.com

WILLOW FERRELLI

407.453.1858
willow.ferrelli@srsre.com

SRSRE.COM

©2026 SRS. All Rights Reserved.

The information presented was obtained from sources deemed reliable; however SRS does not guarantee its completeness or accuracy.

