

BAYPOINT

COMMERCE CENTER

ST PETERSBURG, FL 33702

Office Space Available For Lease



15-building campus with over 700,000 RSF of total office space



Recently renovated common areas



Building lighting & monument signage



Multiple conference rooms available

Baypoint Commerce Center is 15-buildings in a beautiful 76 acre campus-style environment with over 700,000 RSF of office space.

Key Property Highlights

- + Campus has undergone an extensive multi-million dollar renovation and modernization project
- + Close to restaurants and shopping and equidistance to each of Tampa Bay's CBDs - Tampa, St. Petersburg & Clearwater
- + On-site property management and leasing
- + Excellent access and ample parking available (5/1,000 SF)
- + Over 10,000 SF of fully furnished conference rooms are available throughout the park

Video

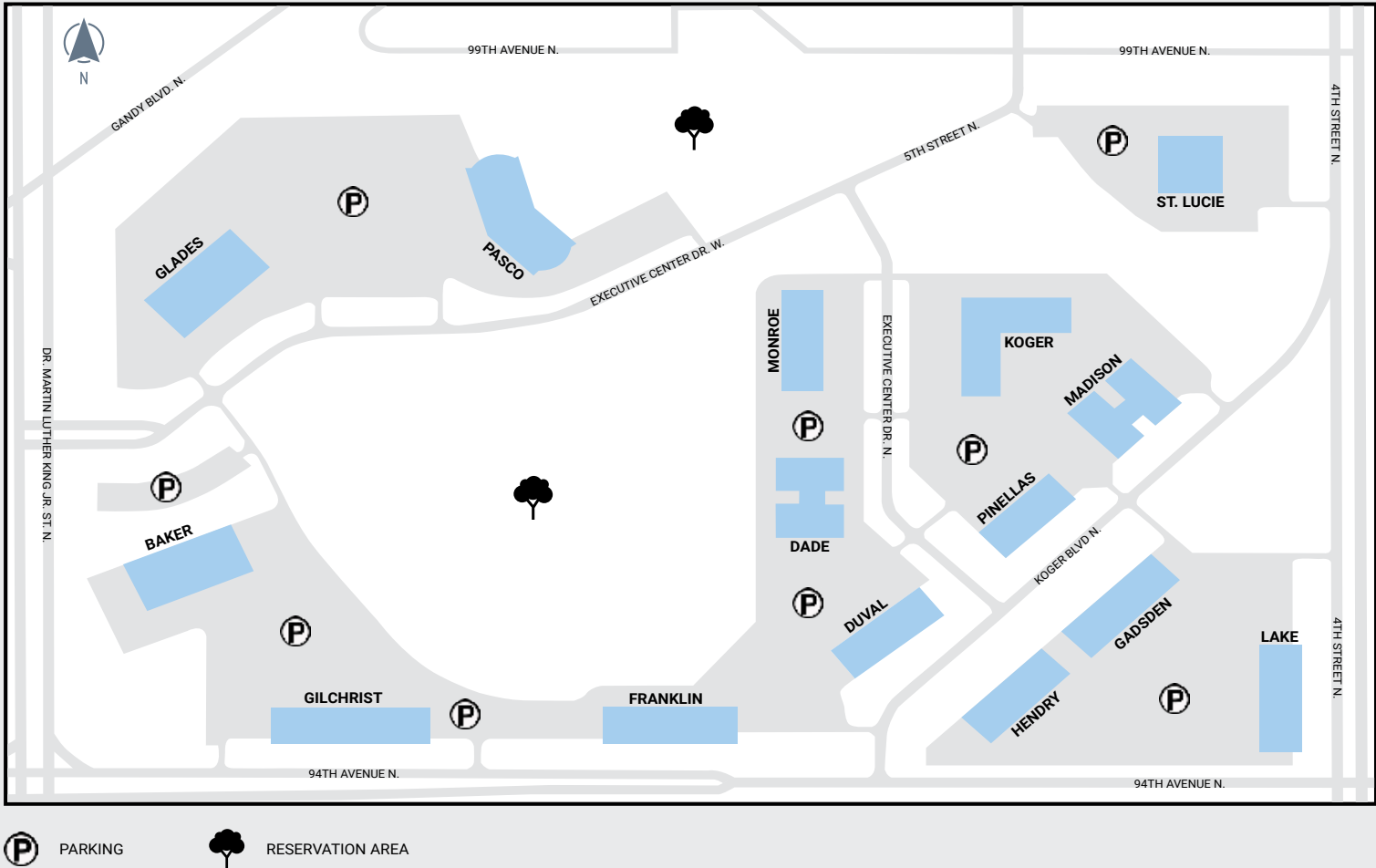


Feil

THE FEIL ORGANIZATION

CBRE

Baypoint Commerce Center Overview



Located at the Gandy Blvd, 9th St, 4th St & 94th Ave interchange, right at center of Pinellas County’s most important connectivity to the surrounding Tampa & St. Petersburg areas.

- » The Property is located directly off Gandy Boulevard in the Gateway Submarket.
- » Minutes away from Tampa’s bay-crossing thoroughfares – the Gandy Bridge, Courtney Campbell Cswy. & I-275 (Howard Frankland Brdg.)
- » Access to nearly 2.9 million people with a 45-minute commute.
- » Equidistant to each of Tampa Bay’s CBDs – Tampa, St. Petersburg and Clearwater.
- » Proximately to key retail corridors along Ulmerton Rd, Roosevelt Blvd, 9th St N and 4th St N.
- » The Gateway submarket features approximately 6,651 businesses with an employment base of 89,993 people.
- » The submarket’s accessibility to the region’s expanding transportation infrastructure makes for an ideal location for businesses to attract skilled labor.

2.9 MILLION PEOPLE LIVE WITHIN A 45 MINUTE COMMUTE OF THE PROPERTY

- 377,243 people live within a 15 minute drive
- 1,590,049 people live within a 30 minute drive
- 2,969,157 people live within a 45 minute drive

NEARBY AMENITIES WITHIN A TWO MILES

- 66 Apartment complexes
- ±11,120 Rental units
- Numerous shopping centers and restaurants within two miles of the Property



BAKER
888 EXECUTIVE CTR DR
TOTAL RSF - 71,103 RSF
Available RSF 49,577 RSF



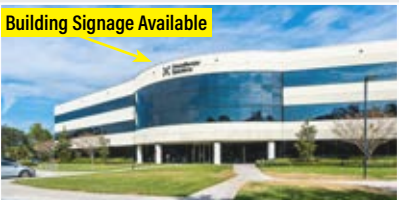
FRANKLIN
7010 94TH AVE N
TOTAL RSF - 36,687 RSF
Available RSF 13,899 RSF



GILCHRIST
801 94TH AVE N
TOTAL RSF - 48,544 RSF
Available RSF 45,681 RSF



LAKE
9400 4TH ST N
TOTAL RSF - 34,698 RSF
Available RSF 10,226 RSF



PASCO
808 EXECUTIVE CTR DR
TOTAL RSF - 83,373 RSF
Available RSF 36,872 RSF



DADE
9720 EXECUTIVE CTR DR
TOTAL RSF - 36,558 RSF
Available RSF 8,711 RSF



GADSDEN
9549 KOGER BLVD N
TOTAL RSF - 36,929 RSF
Available RSF 9,675 RSF



HENDRY
9455 KOGER BLVD N
TOTAL RSF - 32,861 RSF
Available RSF 1,783 RSF



MADISON
9600 KOGER BLVD N
TOTAL RSF - 39,325 RSF
Available RSF 3,764 RSF



PINELLAS
9500 KOGER BLVD N
TOTAL RSF - 23,295 RSF
Available RSF 3,782 RSF



DUVAL
9450 KOGER BLVD N
TOTAL RSF - 30,426 RSF
Fully Leased



GLADES
877 EXECUTIVE CTR DR
TOTAL RSF - 74,199 RSF
Available RSF 7,599 RSF



KOGER
9721 EXECUTIVE CTR DR
TOTAL RSF - 48,946 RSF
Fully Leased



MONROE
9720 EXECUTIVE CTR DR
TOTAL RSF - 29,704 RSF
Available RSF 27,267 RSF

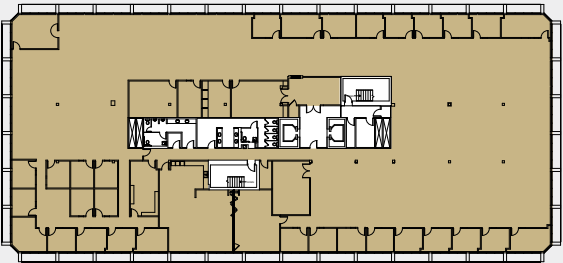
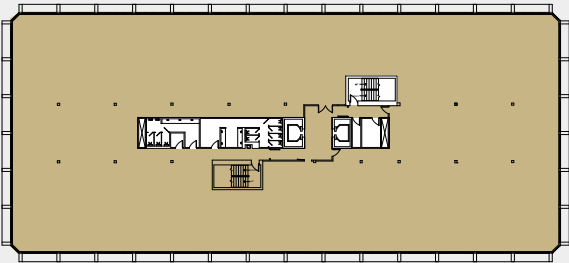


ST LUCIE
9800 4TH ST N
TOTAL RSF - 55,428 RSF
Available RSF 19,910 RSF

Baypoint Commerce Center Availabilities

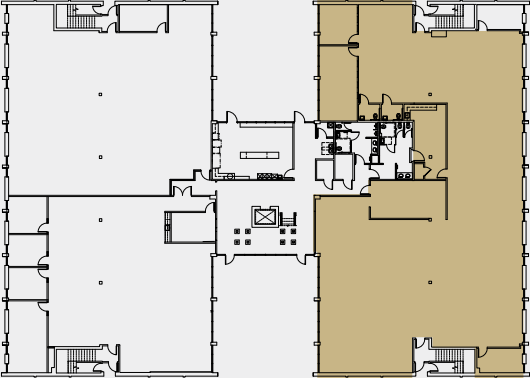
BAKER - 888 EXECUTIVE CTR DR

SUITE 200
24,835 RSF



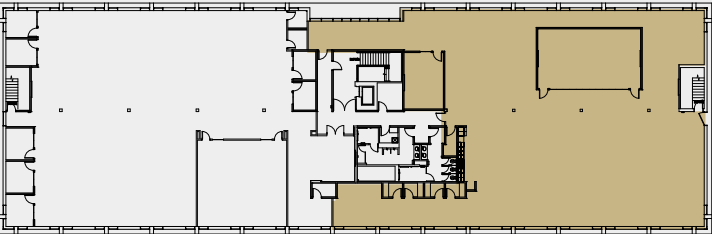
SUITE 300
24,742 RSF
(PLUG & PLAY)

DADE - 9620 EXECUTIVE CTR DR



SUITE 150
8,711 RSF

GADSDEN - 9549 KOGER BLVD N

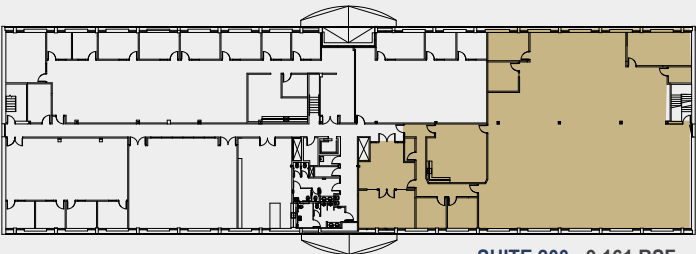
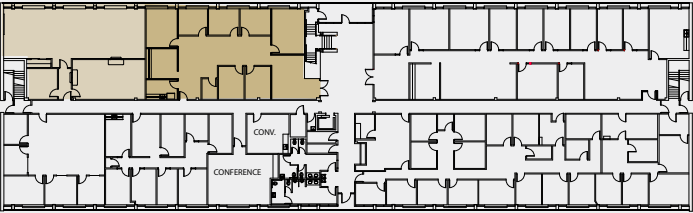


SUITE 210 - 9,675 RSF

*UP TO 4,738 RSF CONTIGUOUS
SUITE 130*
2,122 RSF

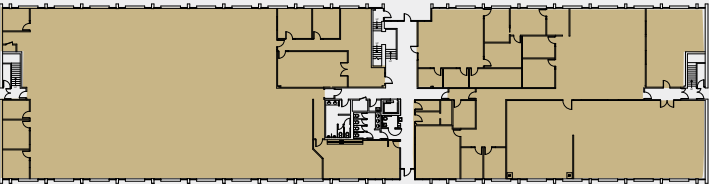
SUITE 120*
2,616 RSF

FRANKLIN - 701 94TH AVE N



SUITE 200 - 9,161 RSF

GILCHRIST - 801 94TH AVE N



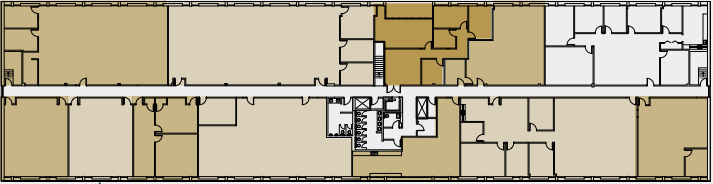
SUITE 100 - 24,301 RSF

SUITE 209
2,881 RSF

SUITE 207
3,821 RSF

SUITE 204
1,540 RSF

SUITE 203
1,367 RSF



SUITE 210
1,185 RSF

SUITE 220
1,194 RSF

SUITE 225
2,602 RSF

SUITE 230
1,044 RSF

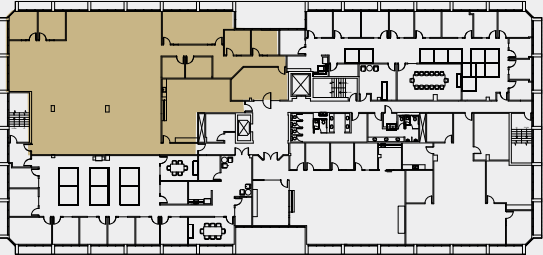
SUITE 200
3,265 RSF

SUITE 201
1,287 RSF

SUITE 215
1,194 RSF

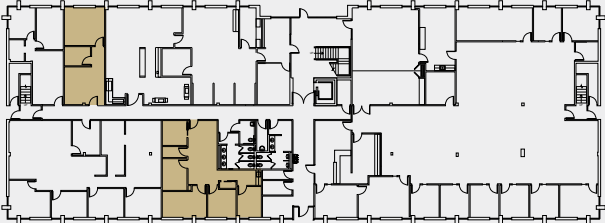
GLADES - 877 EXECUTIVE CTR DR

SUITE 250 - 7,599 RSF



HENDRY - 9455 KOGER BLVD N

SUITE 113 - 622 SF

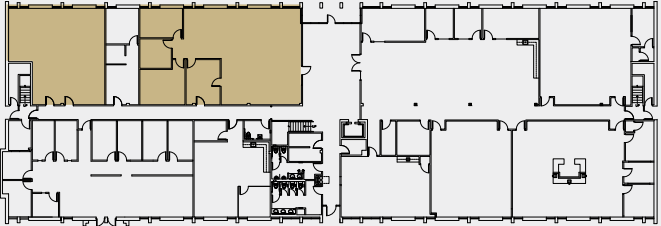


SUITE 102 - 1,161 SF

SUITE 115
1,299 RSF

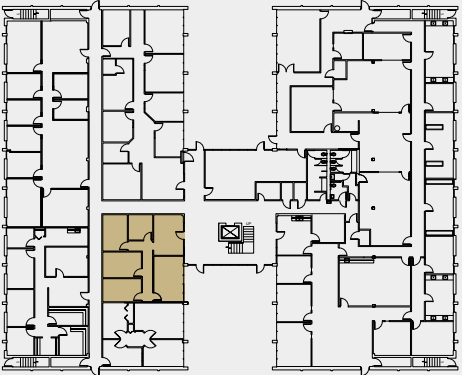
SUITE 105
2,445 RSF

LAKE - 9400 4TH ST N



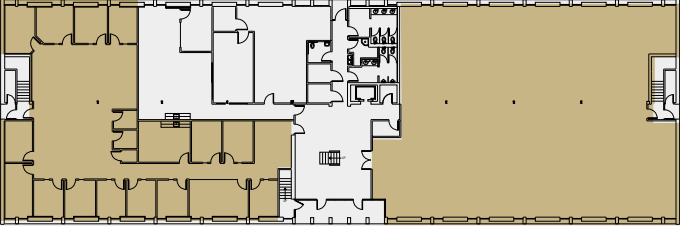
MADISON - 9600 KOGER BLVD N

SUITE 105
1,253 RSF



MONROE - 9720 EXECUTIVE CTR DR

SUITE 100 - 4,999 RSF



SUITE 150 - 7,181 RSF

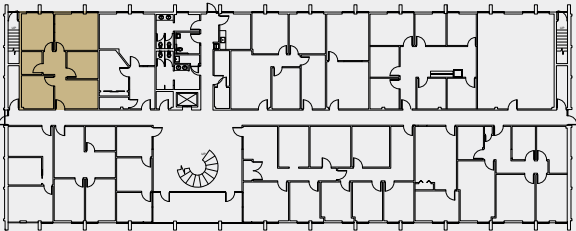
PASCO - 805 EXECUTIVE CTR DR

SUITE 110 - 5,550 RSF



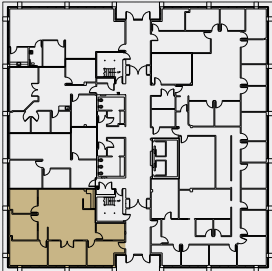
PINELLAS - 9500 KOGER BLVD N

SUITE 107
947 RSF

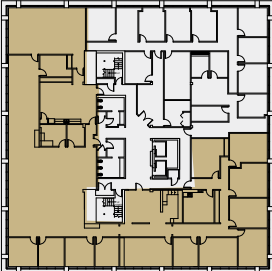


ST LUCIE - 9800 4TH ST N

SUITE 101
2,040 RSF

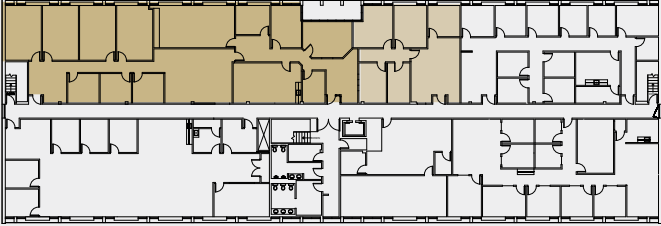


SUITE 300
9,700 RSF



*UP TO 6,482 RSF CONTIGUOUS

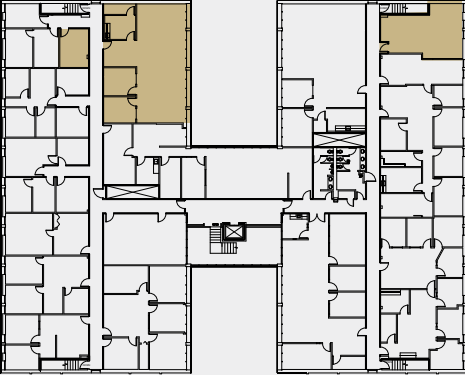
SUITE 210* - 4,945 RSF



SUITE 205* - 1,537 RSF

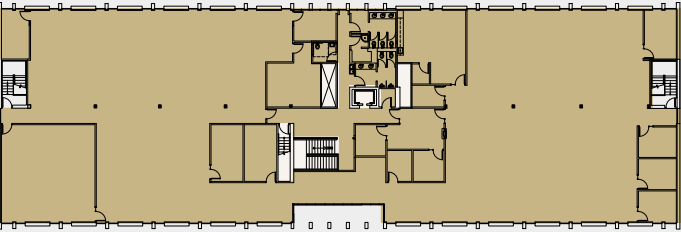
SUITE 227 - 1,678 RSF

SUITE 237
194 RSF

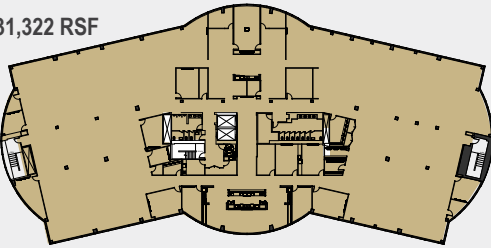


SUITE 205 - 639 RSF

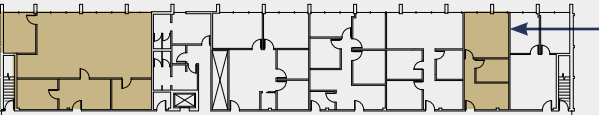
SUITE 200 - 15,087 RSF



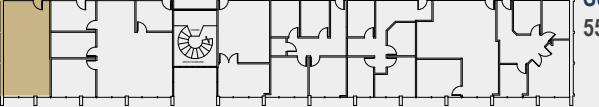
SUITE 300 - 31,322 RSF



SUITE 203
1,711 RSF

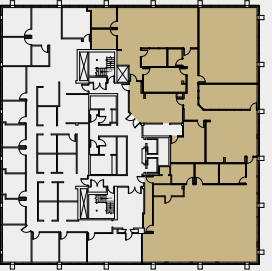


SUITE 204
566 RSF



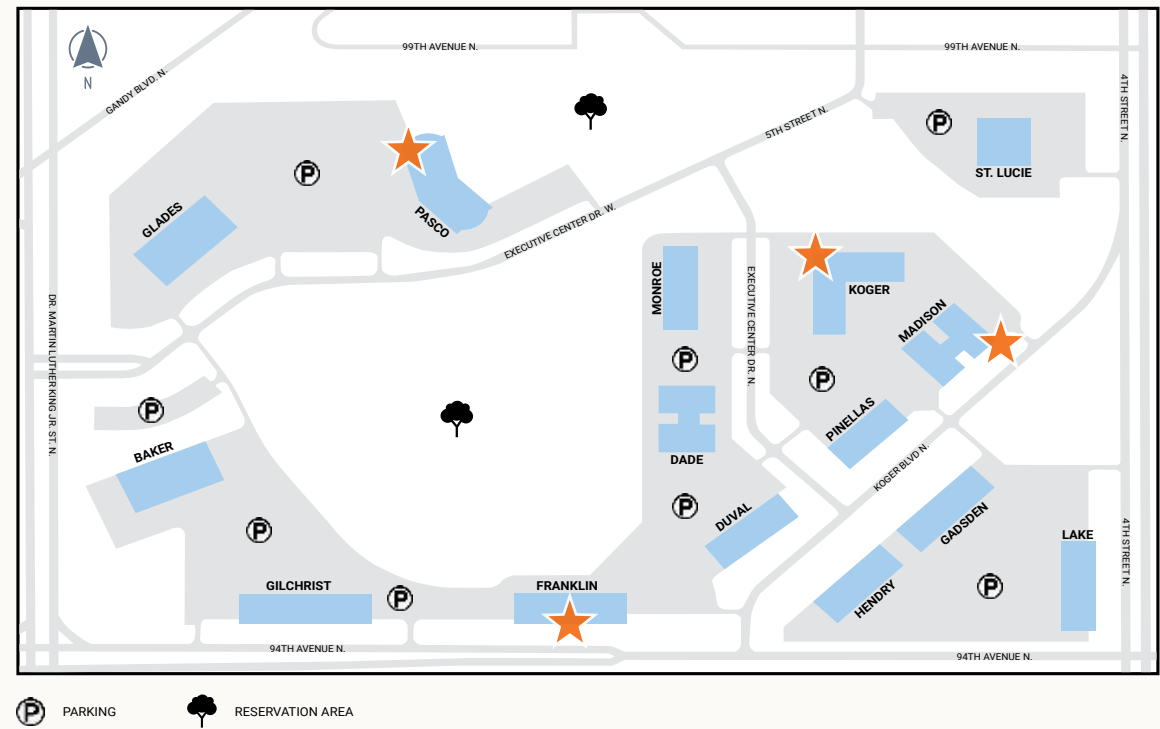
SUITE 222
558 RSF

SUITE 402
8,170 RSF
(PLUG & PLAY)



Baypoint Commerce Center Conference Rooms

Conference Rooms are available for tenants' use at no charge, and may be reserved through our online work order system, MRI Angus.



FRANKLIN CONFERENCE ROOM

701 94TH AVE N

The Franklin Conference Room is located on the 1st floor in the east wing. It contains a conference table with 12 chairs. There is a counter along one wall and a wall-mounted whiteboard.



KOGER CONFERENCE ROOM

9721 EXECUTIVE CENTER DR N

The Koger Conference Room is located on the 1st floor in the east wing. It contains a conference table with 12 chairs.



MADISON CONFERENCE ROOM

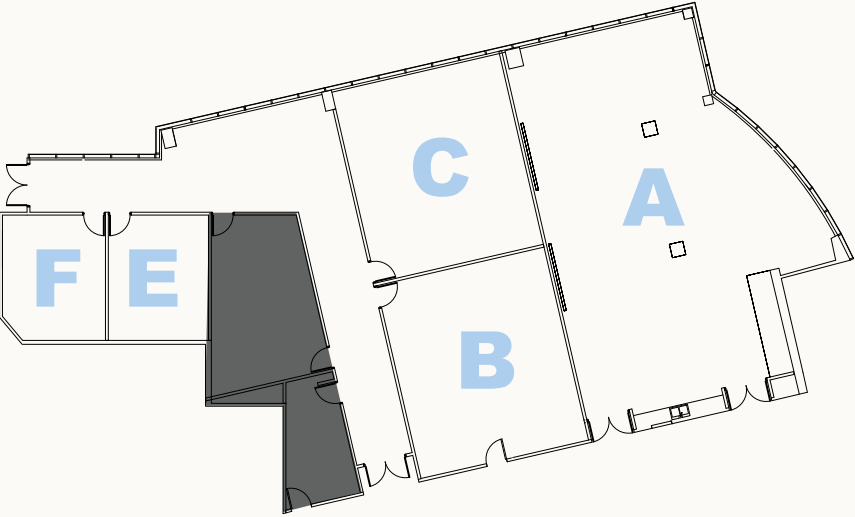
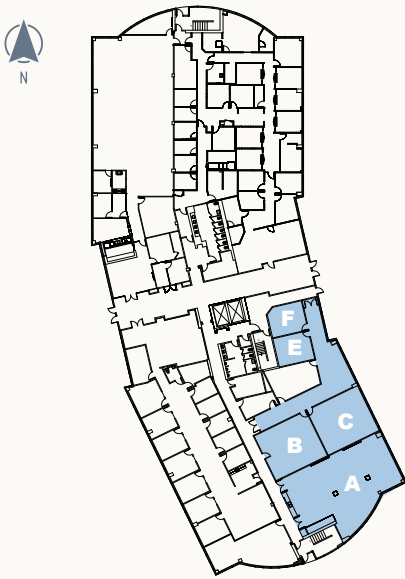
9600 KOGER BLVD

The Koger Conference Room is located on the 2nd floor just left from the stairs or elevator. It is furnished with a conference table and 16 chairs.



PASCO CONFERENCE CENTER

805 EXECUTIVE CENTER DR W



The Pasco Conference Center is located on the 1st floor on the left side of the south corridor. The Center includes five rooms available for use. SEE BELOW

PASCO CONFERENCE ROOM - A

Located on the 1st floor at the end of the south corridor. It is furnished with 146 chairs in a seminar-style setup, with a counter with a sink along one wall.



PASCO CONFERENCE ROOM - B

Located on the 1st floor inside the Conference Center corridor. It is furnished classroom-style with 12 tables and 24 chairs.



PASCO CONFERENCE ROOM - C

Located on the 1st floor inside the Conference Center corridor. It is furnished 13 classroom tables and 24 chairs with a counter along one wall.



PASCO CONFERENCE ROOM - E & F

Located on the 1st floor inside the Conference Center corridor. These rooms are each furnished with a conference table and 8 chairs, as well as a wall-mounted whiteboard.

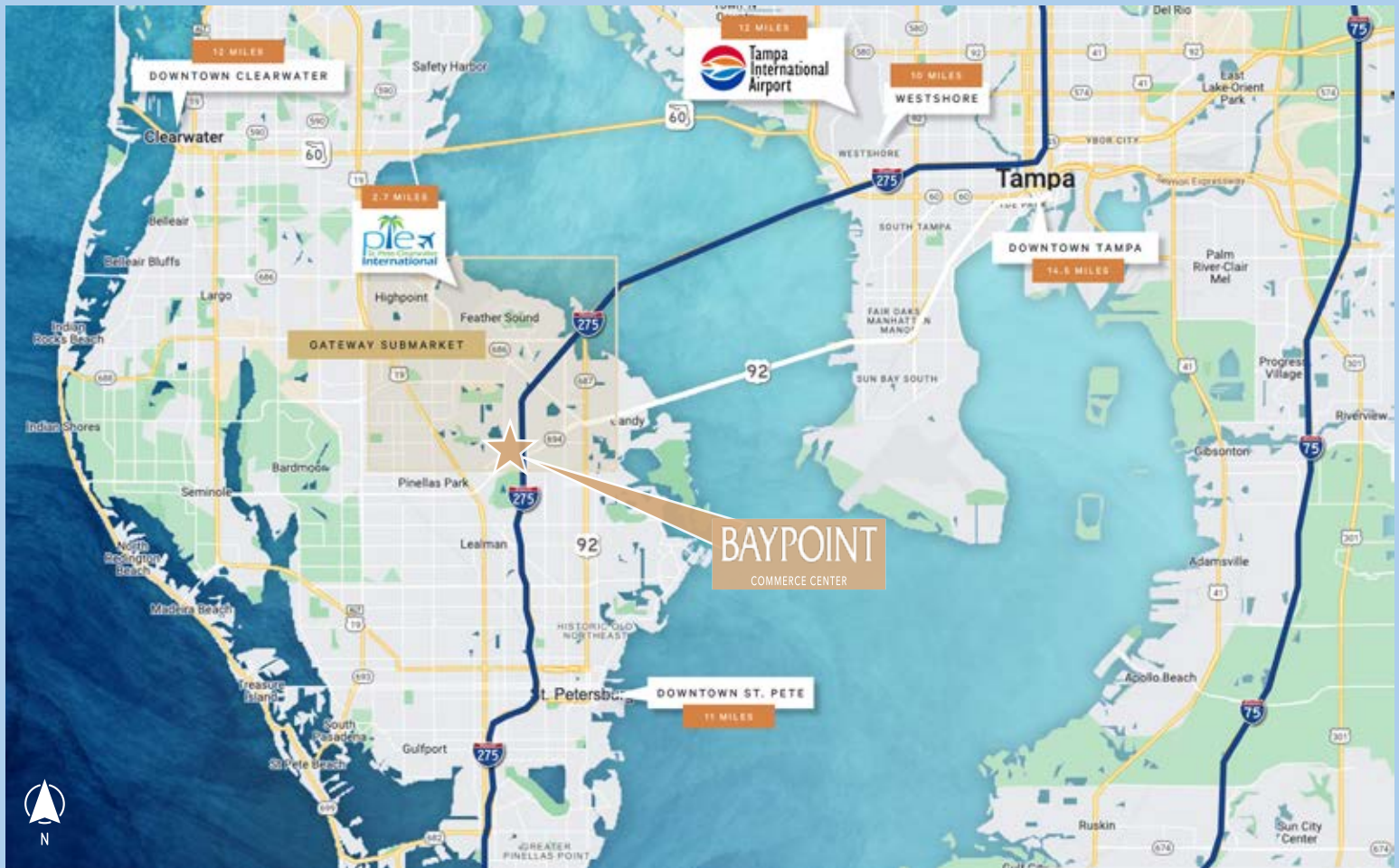


BAYPOINT

COMMERCE CENTER
ST PETERSBURG, FL 33702

Office Space Available For Lease

Video



TRANSPORTATION

Interstate 275, Howard Frankland Bridge, Selmon Exwy, Gandy Blvd, Courtney Campbell Bridge, 4th St, 9th St, 94th Ave & Roosevelt Blvd

RESTAURANTS

Noble Crust of St. Petersburg, Miller's Ale House, Mori Sushi, Starbucks

FITNESS / GYMS

Mayweather Boxing + Fitness Studio, Anytime Fitness, Elevate St. Pete, Epic Heath and Fitness

RETAIL

Publix at Gateway Crossing, TJ Maxx, Tuesday Morning, CVS Pharmacy, Target, PetSmart

DESTINATIONS

St. Pete - Clearwater Int'l Airport, Tampa Int'l Airport, St. Pete Pier, Tropicana Field, Sunken Gardens

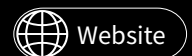
HOTELS

Comfort Inn & Suites Northeast - Gateway, Hilton St. Petersburg Carillon Park, St. Petersburg Marriott Clearwater, The Karol Hotel, St. Petersburg Clearwater

CONTACTS

Barry Hanerfeld
Senior Vice President
+1 813 334 7561
barry.hanerfeld@cbre.com

Molly Molloy Catlett
First Vice President
+1 813 273 8465
mollymolloy.catlett@cbre.com



Feil

THE FEIL ORGANIZATION

CBRE, Inc. | Licensed Real Estate Broker

CBRE

© 2026 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. CBRE, Inc. makes no guarantee, representation or warranty and accepts no responsibility or liability as to the accuracy, completeness, or reliability of the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such marks does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.