

5201 Tampa West Blvd, Tampa, FL 33634



FOR LEASE – AVAILABLE ON 8/2027



For more Information contact:

Cheri M. O'Neil

Principal

(813) 787-5669

COneil@OCAteam.com

54,000 SF
Corporate Manufacturing
Headquarters

Property Overview

54,000± SF

Corporate Manufacturing & Distribution Facility

5201 Tampa West Boulevard offers a well-maintained corporate manufacturing and distribution facility situated on approximately 3.19 acres within Tampa West Industrial Park. Available August 1, 2027, the property combines warehouse, climate-controlled production storage and substantial office space in a professional corporate setting.

PROPERTY HIGHLIGHTS

Rentable Square Feet: 54,000 SF

Warehouse: 21,000

Warehouse W/Climate Control: 14,000 SF

Office: 19,000 SF (Approx. 8,000 SF in Mezzanine)

Total Land Area: 3.19 Acres

Construction: Masonry or concrete frame

Clear Height: 19'

Loading: 5 High Dock & 2 Grade-Level Doors

Column Spacing: 40' x 52'

Building Depth/Width: 145' x 200'

Fire Protection: Sprinkler System

Parking : 80 Spaces (76 + 4 Handicap)

Zoning: M, Manufacturing

Flood Zone: Zone X – consist of areas determined to be outside the 500-year flood plain



For more Information contact:

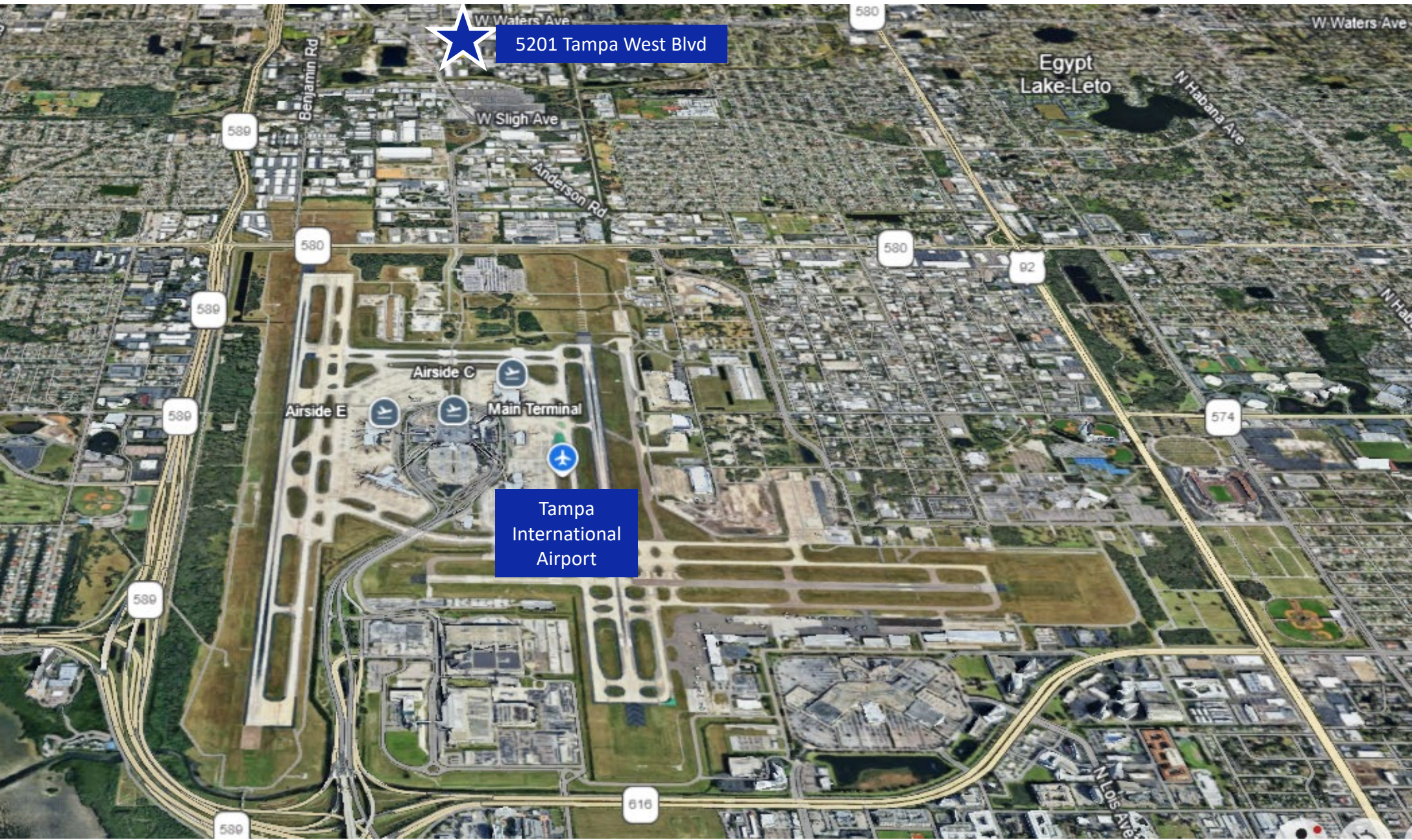
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Minutes from Tampa International Airport

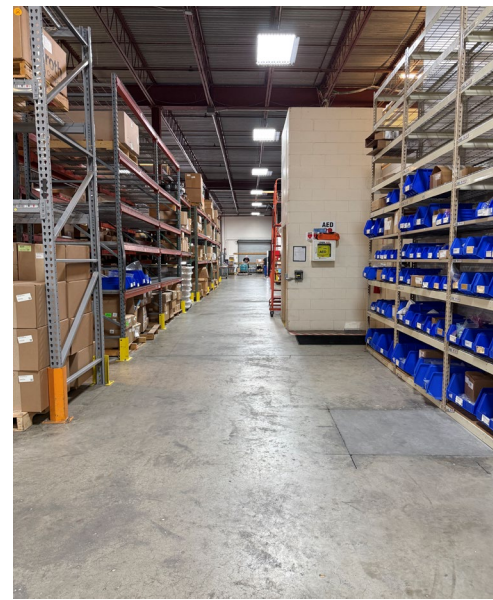
Strategically positioned near Tampa International Airport, with convenient access to Tampa Bay's major transportation corridors.



Building



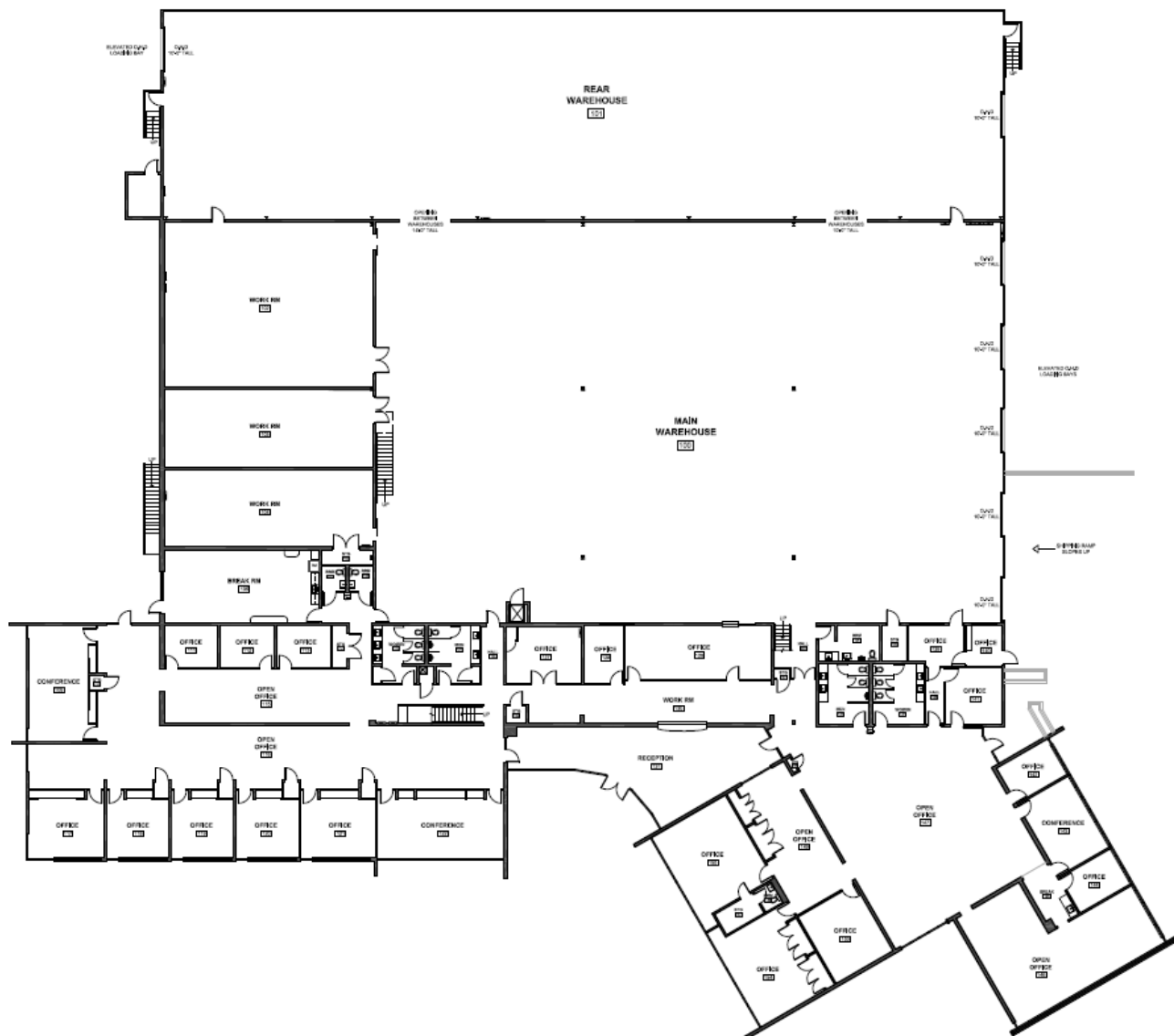
Warehouse



Office



Floor Plan



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 **ONEIL
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ADVISORS**
STRATEGIC REAL ESTATE SOLUTIONS

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Tampa Westshore/Airport Industrial Market Overview

Recognized as one of Tampa Bay's premier industrial locations, the Westshore/Airport submarket offers exceptional access to regional and national transportation networks. Anchored by Tampa International Airport and served by Interstate 275, Veterans Expressway (SR 589), and Hillsborough Avenue, the area continues to attract logistics, manufacturing, distribution, technology, and corporate users seeking a strategic business location.

STRATEGIC LOCATION. CONNECTED TO OPPORTUNITY.



23.4
MILLION

FLORIDA RESIDENTS
A growing population and talented workforce driving business forward.



100
MILE

RADIUS
Population & workforce access throughout Central Florida.



3 INTERNATIONAL AIRPORTS
Within One Hour

- Tampa International Airport (TPA)
- St. Pete-Clearwater International Airport (PIE)
- Sarasota Bradenton International Airport (SRQ)



CONNECTED TO TAMPA BAY



ST. PETERSBURG
20 MILES
Approx. 25 Min.



CLEARWATER
18 MILES
Approx. 20 Min.



PORT TAMPA BAY
11 MILES
Approx. 15 Min.



PORT MANATEE
37 MILES
Approx. 35-40 Min.



LAKELAND
36 MILES
Approx. 35-40 Min.



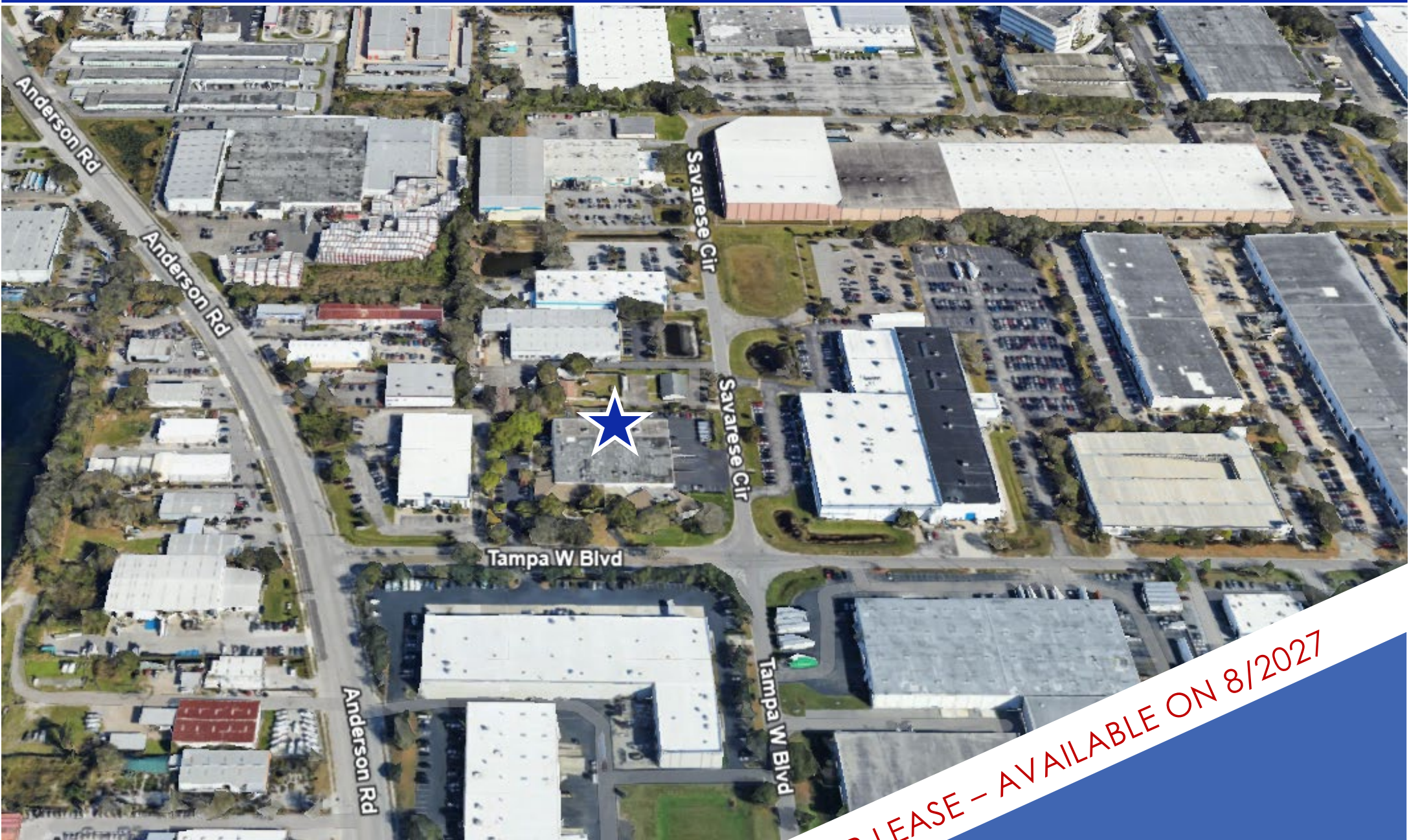
TAMPA
11 MILES
Approx. 15 Min.



EXCEPTIONAL ACCESS
Immediate access to I-275, Veterans Expressway (SR 589) and major distribution routes connecting Florida's markets.

CENTRALLY LOCATED. STRATEGICALLY CONNECTED. BUILT FOR BUSINESS.

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