

NOW LEASING

CORNER RETAIL ADJACENT GASWORX

# GROUND FLOOR RETAIL

1212 E 7<sup>th</sup> Avenue, Tampa, Florida

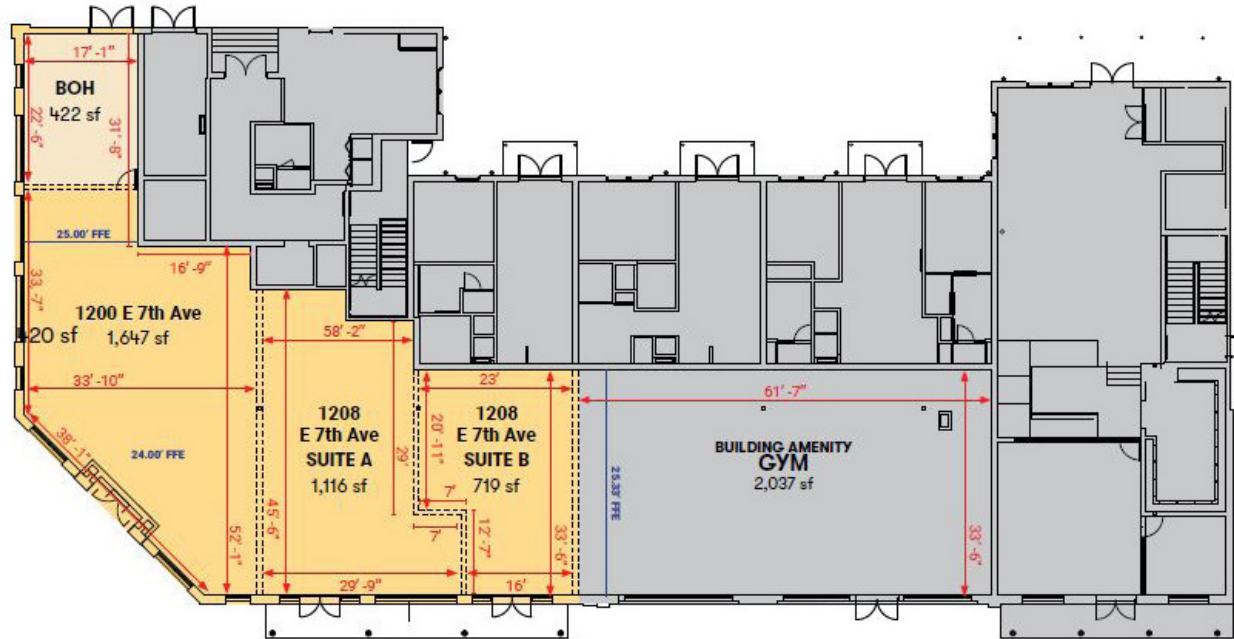
LOCATED BETWEEN NUCCIO PARKWAY & N 13TH STREET

**JPRE**  
DEVELOPMENT



CASA YBOR  
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# FLOOR PLAN & PROPERTY HIGHLIGHTS



## Comments

- Ground floor retail is at the base of a 127-unit apartment complex
- Excellent location at the entrance to historic Ybor City at East 7th Avenue and Nuccio Parkway
- Divisible
- All uses considered

## Adjacent Gasworx

Casa Marti stands out for its unmatched location only minutes from trendy nightlife, hip boutiques, upscale restaurants and easy access to public transportation, The Florida Aquarium, and the Ybor City Museum State Park. Positioned directly across from the first phase of Gasworx, Tampa's 50-acre mixed-use development project, once complete Gas Worx will include nearly 5,000 new residences, over 500,000 square feet of office space, and more than 140,000 square feet of new retail

## Space Available

719 - 1,647  
(OPEN TO OTHER DIVISIONS)

## Divisions

Suite A: 1,116 square feet  
Suite B: 719 square feet  
Suite C: 1,647 square feet

## Possession

ARRANGED Q4

## Frontage

Suite A: 29' on 7th Avenue  
Suite B: 16' on 7th Avenue  
Suite C: 58' - corner wraparound

# PROPERTY PHOTOS



# AT THE CENTER OF TAMPA'S HOSPITALITY COMMUNITY

## Hospitality Snapshot



### Residents (2023)

Dining expenditures  
 \$2.1 billion - Tampa/Hillsborough  
 \$1.6 billion - St. Pete/Pinellas

### Tourism (2022)

\$5.4 billion total spending  
 of which: \$1.5 billion on dining  
 109% of 2019 visitor levels  
 16M daytime visitors  
 11M overnight visitors

### Port Tampa Bay

Largest port in Southeast, serving:  
 Carnival  
 Norwegian  
 Royal Caribbean

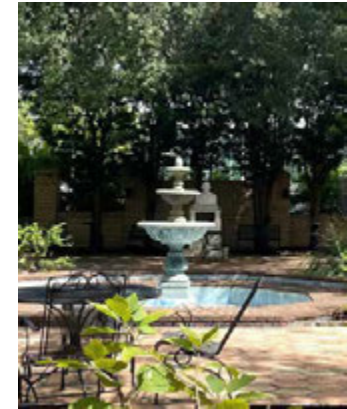
### Amalie Arena

200 events per year  
 2 million guests per year

### Michelin Guide - FL (2023)

Listed  
 18 Restaurants  
 1-Star Bib Gourmand  
 Rocca Gorkhali Kitchen  
 Lilac Rooster and Till  
 Koya Psomi

# A RICH HISTORY OF ART & HOSPITALITY



“Ybor’s social clubs all had libraries, dance halls, and canteens where folks gathered in the evening. At the Centro Asturiano we saw zarzuelas per-formed by local amateurs. . . . I remember as a boy going to a free art class summer evenings at the Círculo Cubano.”

JOSE YGLESIAS, NUESTRA (1977)  
MICHELIN GUIDE 2023 - FLORIDA



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