



Retail Spaces For Lease

3805 34th St S, St Petersburg, FL 33711



💰 Lease Rate: **\$40 SF NNN**

📏 Available Space For Lease: **7,080 SF**

✅ Available: **Now**

Frank Bozikovich

Retail & Land Specialist

(727) 501-2844 ☎

Frank@cprteam.com ✉



Highlights



Total Available Space: 7,080 SF



Divisible space with tenant improvement allowance available.



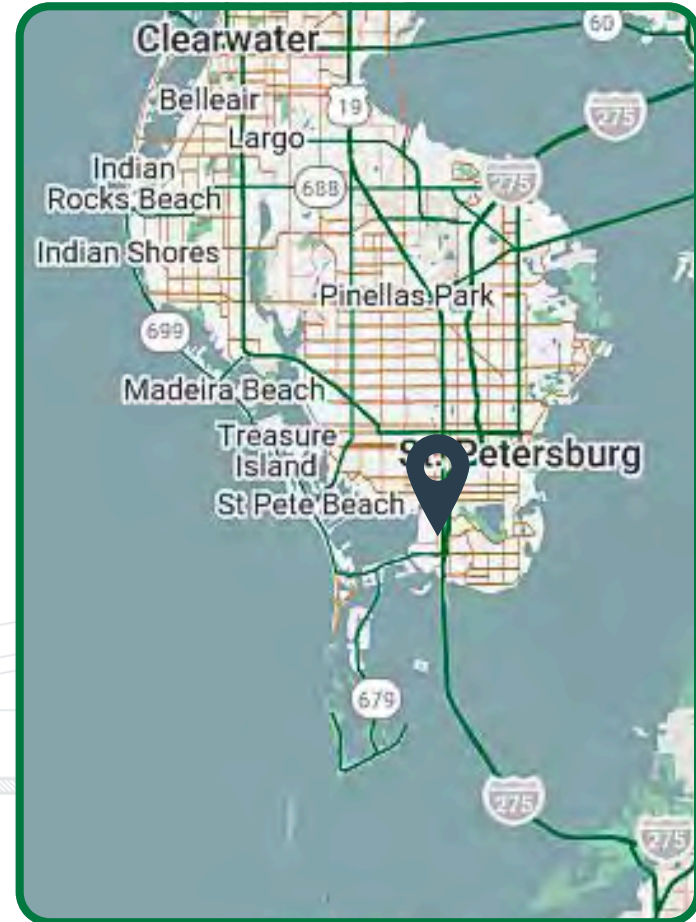
Booming Skyway Marina District with 5,000 new units.



Vibrant retail surrounding, including Chipotle next door.

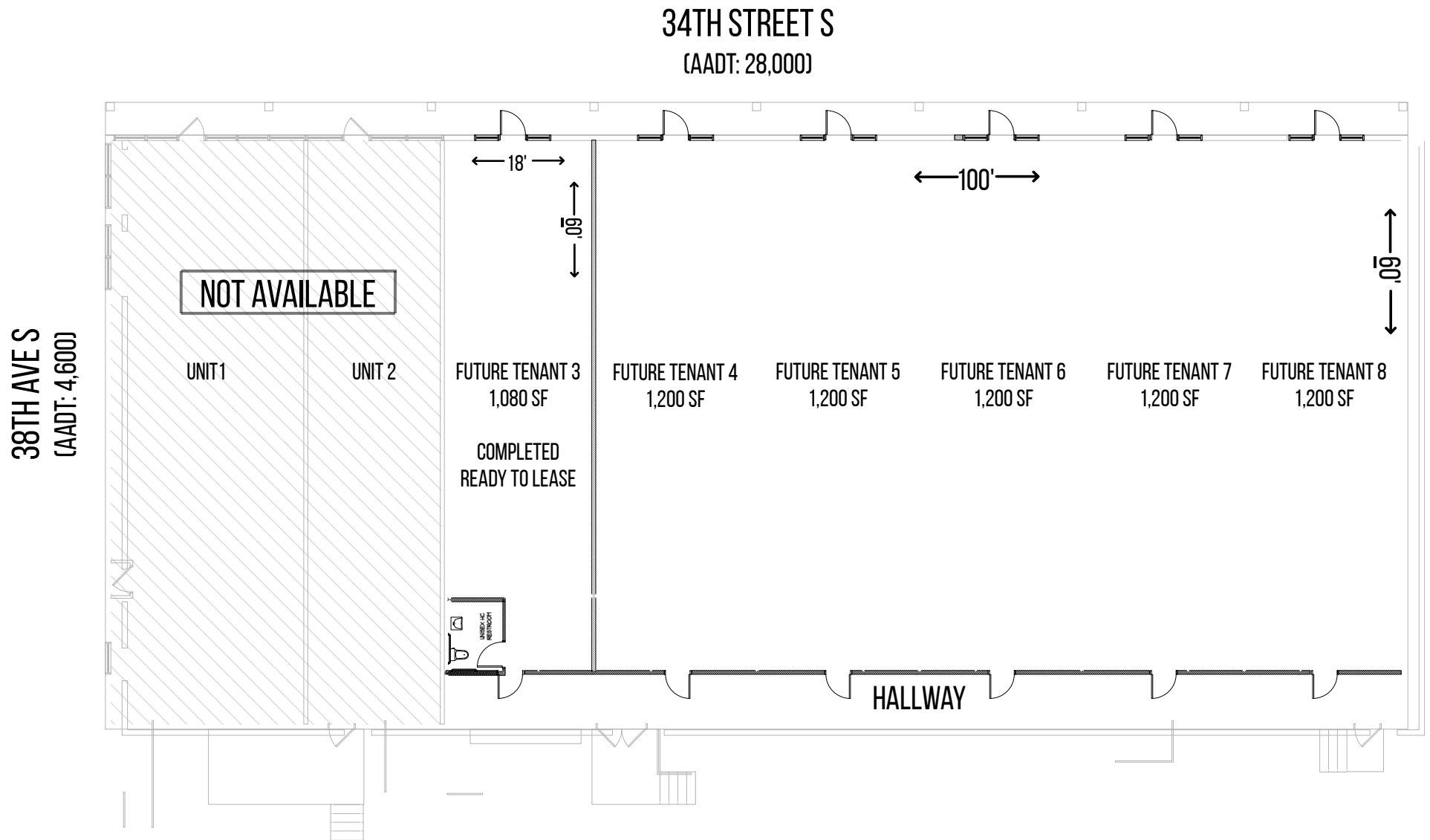


Signalized, high-traffic intersection with strong visibility.



*Information herein is not warranted and subject to change without notice.
We assume no liabilities for errors and omissions.*

Floor Plan



Potential demised layout shown for illustrative purposes and may be modified to accommodate tenant needs, with a minimum divisible space of 1,200 SF.



SPC St. Petersburg College



SkyWay
LOFTS



34TH ST S
(AADT: 28,000)

THE ADDISON
SKYWAY MARINA
luxury apartment homes



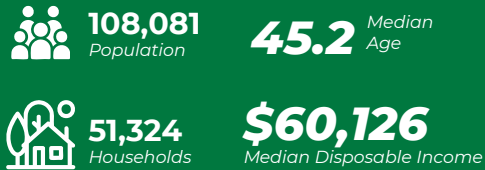
Positioned in the heart of the rapidly growing Skyway Marina District, 3805 34th St S offers a prime opportunity to capture both local and regional traffic along one of St. Petersburg's most active corridors. Located at a **signalized intersection with strong visibility and high daily traffic counts**, the site is surrounded by a dynamic mix of national retailers and daily-use brands, including Dunkin', Starbucks, Zaxby's, and a Chipotle, driving consistent consumer activity. With over 5,000 new and upcoming residential units in the immediate area, the property benefits from a built-in and expanding customer base, making it an ideal location for a restaurant or retail concept looking to establish itself in a high-growth, high-demand market.

DEMOGRAPHIC SUMMARY

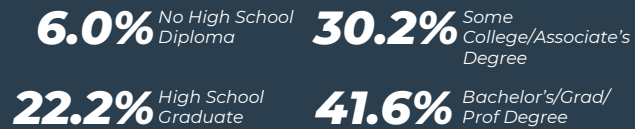
3805 34th St S, St Petersburg, FL 33711
DRIVE OF 10 MINUTES



KEY FACTS



EDUCATION



INCOME



EMPLOYMENT



Source: This infographic contains data provided by Esri (2024, 2029). © 2025 Esri

Listing Agent



Frank Bozikovich

Retail & Land Specialist

☎ (727) 501-2844

✉ Frank@cprteam.com

Frank Bozikovich is a Retail and Land Specialist at Commercial Partners Realty with **20+ years of experience in the Tampa Bay market.** He specializes in site selection, land assemblage, investment sales, and lease negotiations, working with top retailers, developers, and investors nationwide. **Known for his strong relationships** with local municipalities, he provides clients a strategic edge in complex transactions. Frank is a recipient of the Top Producer Pinnacle Award from Florida Gulfcoast Commercial Association of Realtors.

☎ 727-822-4715

🌐 www.cprteam.com

🔗 [CommercialPartnersRealty](https://www.CommercialPartnersRealty.com)