



CRESCENT PARK

4035 Crescent Park Drive
Riverview, FL 33578

SUBLEASE AVAILABLE

Industrial-Flex space

- 9,144 SF available
- Lease term through **December 2029**
- Ideal for logistics, light manufacturing, distribution, or service operations
- Space includes private offices, conference rooms, cubicles and break room



14' Clear Height



Sprinklered Space



240 AMPS or Ample
Power



Large Drive-In Door



Above-Market Ratio
5.55/1,000 sf



Immediate access
to I-75 and US-301
for strong regional
connectivity and
distribution routes

**For further
information**

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Industrial-Flex Space For Sublease

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9,144 SF
SUBLEASE

Crescent Park Drive

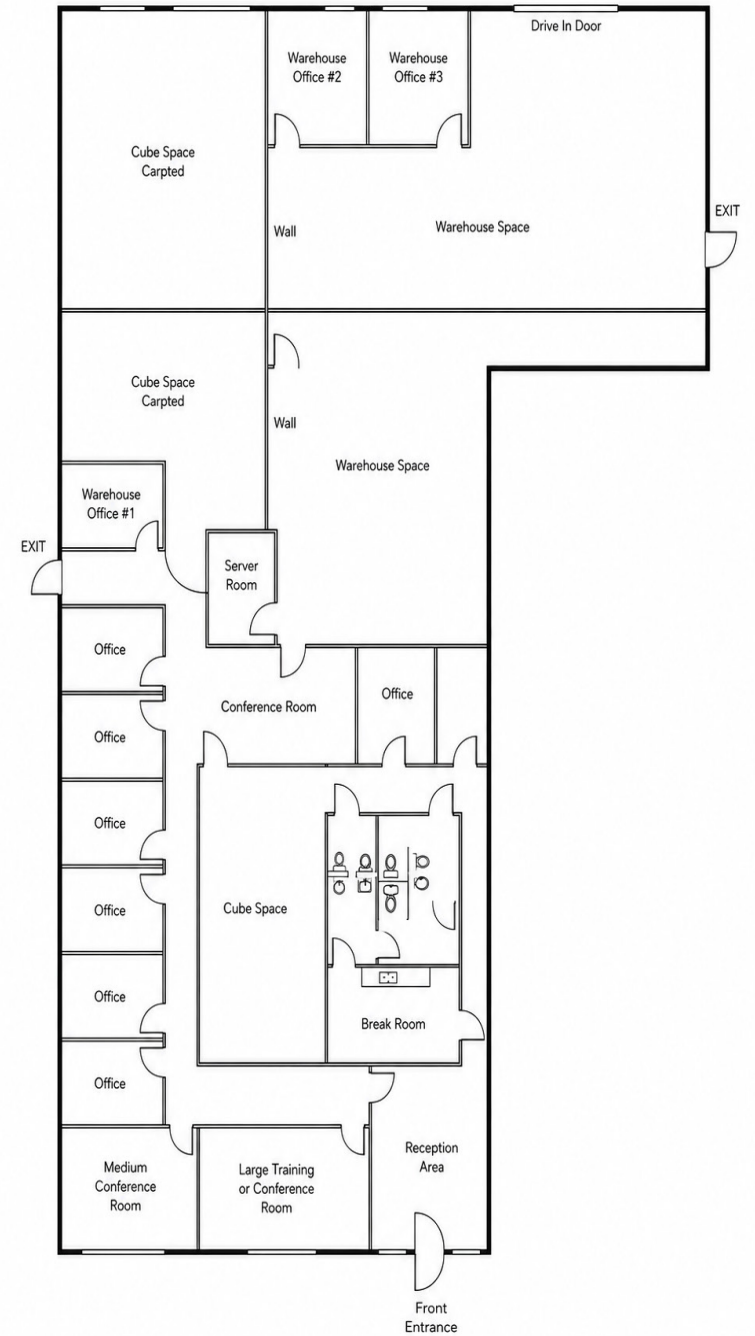
301

INTERSTATE
75

PROGRESSIVE

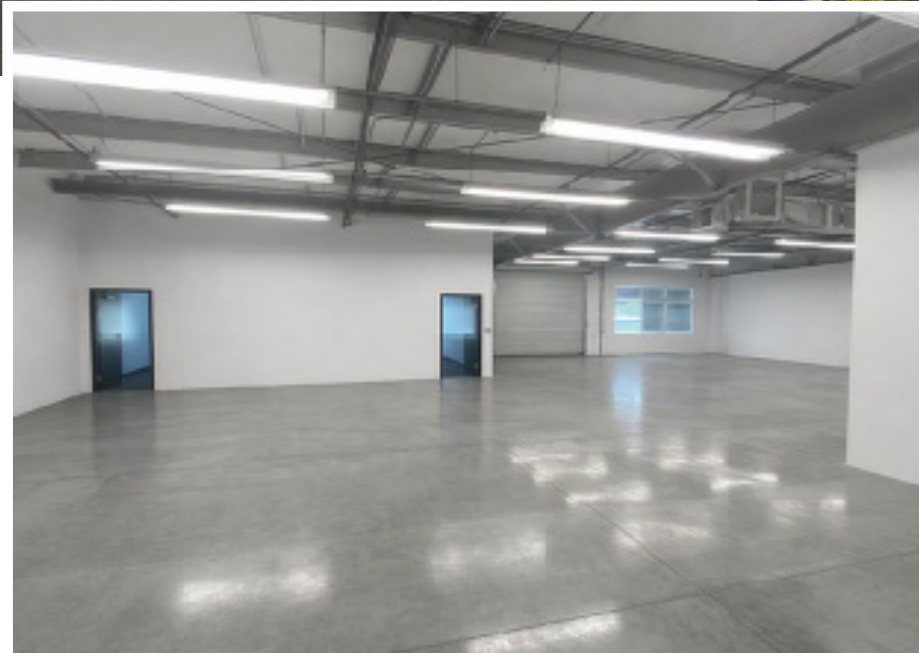
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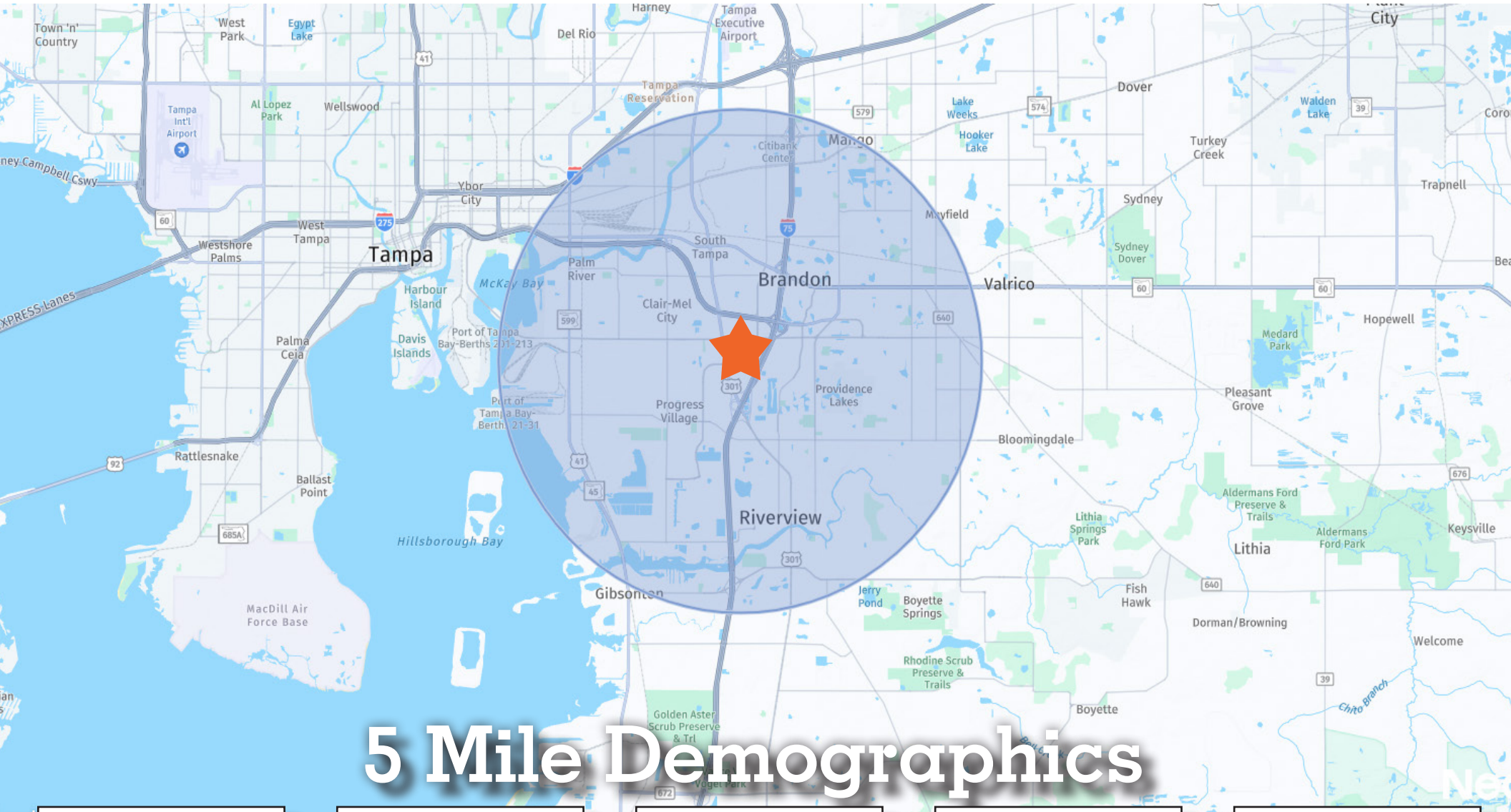
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5 Mile Demographics

POPULATION

185,869

MEDIAN HOME VALUE

\$354,713

AVERAGE
HOUSEHOLD INCOME

\$104,352

TOTAL
BUSINESSES

12,319

TOTAL
EMPLOYEES

93,818

**AVISON
YOUNG**



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