

LAKEVIEW

at hidden river

NOW LEASING



8875 HIDDEN RIVER PKWY | TAMPA, FL 33637

CBRE

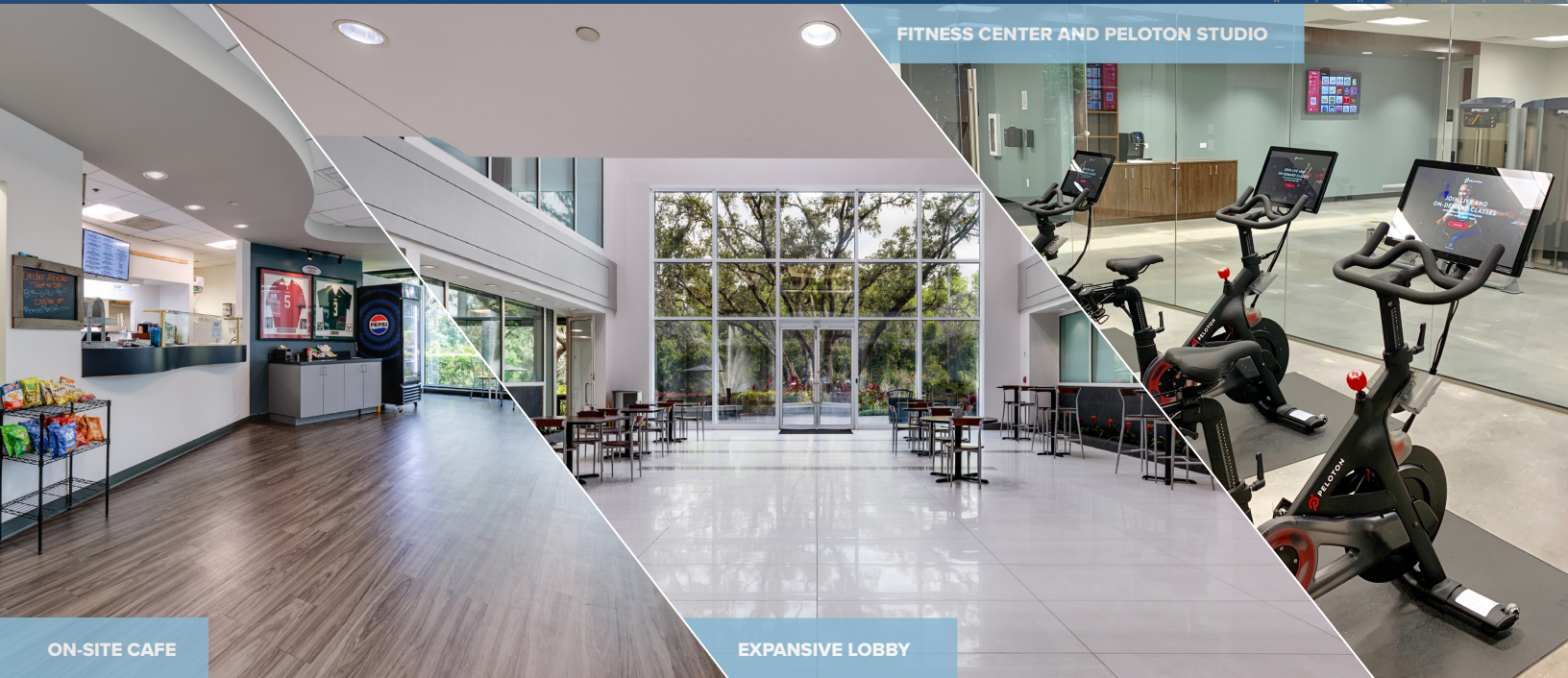
Connecting With a Landlord that is Your Partner

You May Have Never Experienced An Owner Like This

Experience Ownership that is passionate about their buildings. They work continuously to improve their buildings aesthetically and functionally.

Our commitment for each Hidden River building is to bring a focus to improvement, a respect for quality design and craftsmanship, and quality customer service coupled with responsive management.

Farley White is committed to long term relationships by working with their customers and brokers to make workplace environments that are distinctive and productive. Our management team is engaged from start to finish in every lease transaction.



ON-SITE CAFE

FITNESS CENTER AND PELOTON STUDIO

EXPANSIVE LOBBY



On-Site Cafe



Nearby Nature Trails

ABUNDANT AMENITIES



On-Site Ownership/ Management Office



State-of-the-Art Fitness Center (Hidden River III)

PARK AMENITIES INCLUDE:

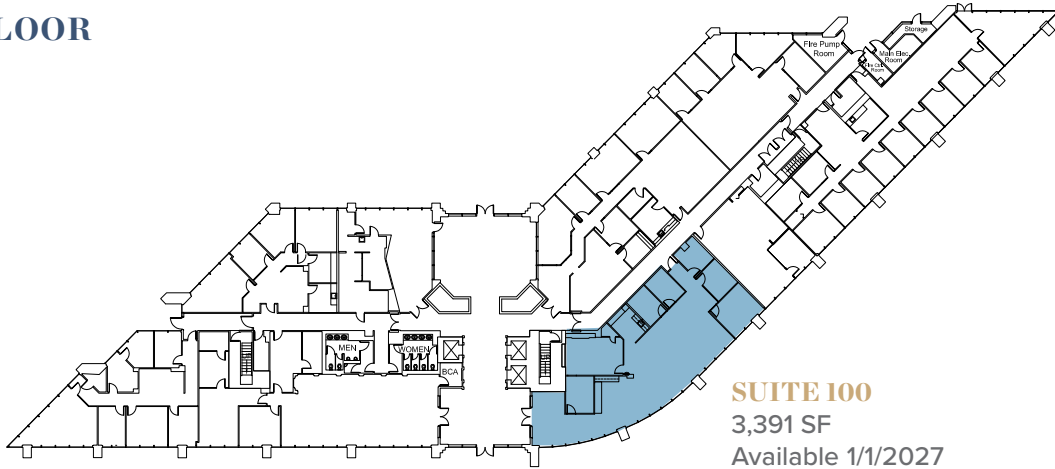
- Roma's Cafe - Serving Breakfast & Lunch Hours | M-F 8:30 AM - 2:00 PM
- Weekly Food Truck Visits - Every Thursday
- State-of-the-Art Fitness / Wellness Center with Peloton Studio at Hidden River III, Free of Charge
- Conference/Training Center: Available at \$250 per day (Hidden River I)

EXCEPTIONAL QUALITY CLASS A OFFICE PARK

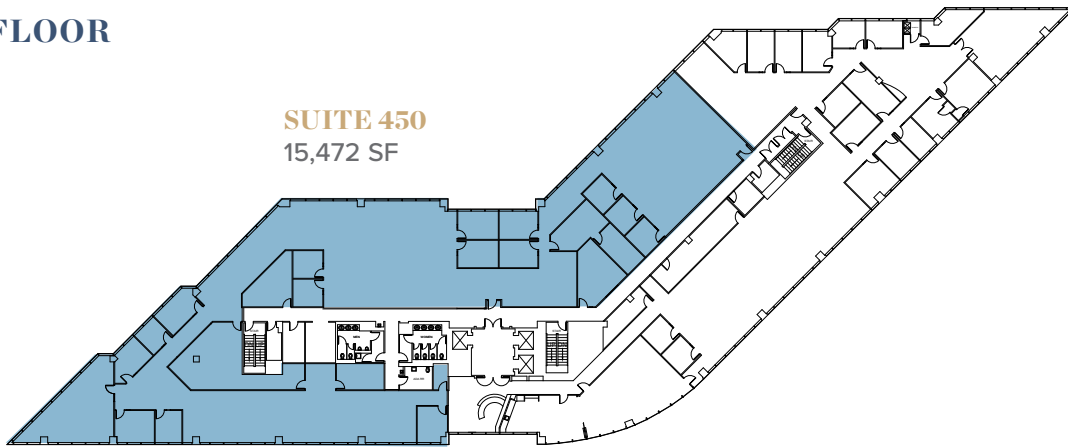
- Highest quality master-planned office park - considered one of the top corporate parks in Tampa
- Recognized with NAIOP's Design Honor Award for exceptional design and development

AVAILABILITIES

1ST FLOOR

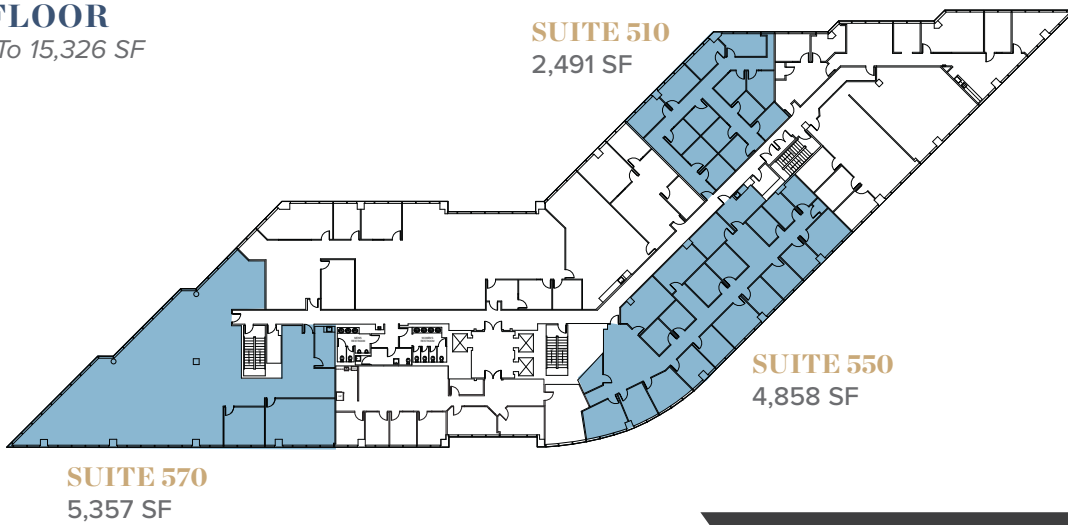


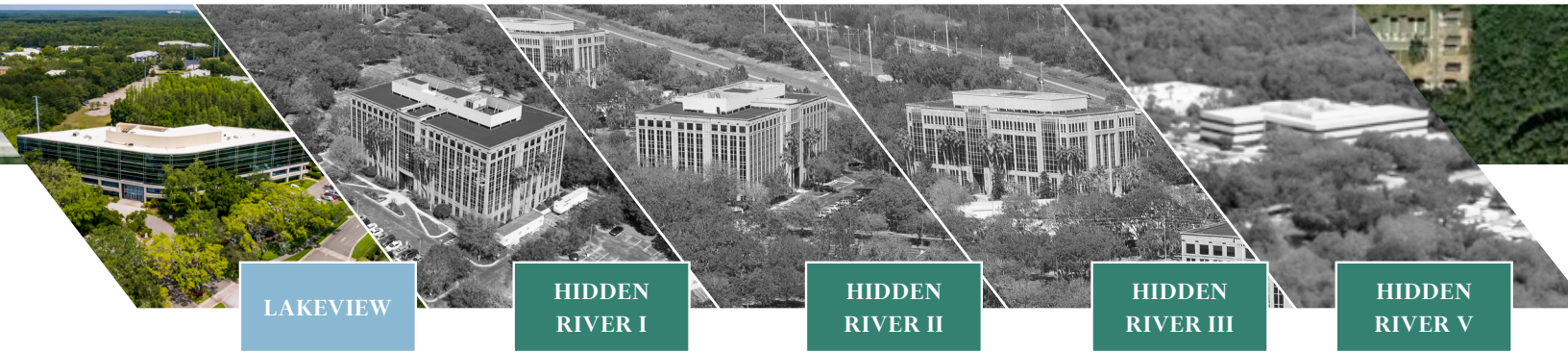
4TH FLOOR



5TH FLOOR

Up To 15,326 SF





BUILDING INFORMATION:

- Landlord: Farley White Lakeview LLC
- Building Hours: M-F 6:00 AM - 7:00 PM, Sat 7:00 AM - 2:00 PM
Tenant Access 24/7 card access
- Building/HVAC Hours: M-F 7:00 AM - 6:00 PM
- After hours HVAC service: \$60.00 per hour
- Parking: 4+1,000 RSF Surface - No Charge
- Service Providers: Frontier & Spectrum
- Security: Roving Park Security Weekdays 6:00 PM - 6:00 AM | Weekends 24 hours

Farley White East Tampa Collection

A TRUSTED LOCATION FOR SUCCESS

- 7 minutes away from University of South Florida
- Immediate proximity to all major interstate systems
- Two million people live within a 15 mile radius
- 15 minutes to downtown Tampa
- Hidden River Corporate Park includes 513 master-planned acres along the Hillsborough River and features canopied walking/jogging paths surrounded by oak trees.

For More Information

ROXANNE KEMPH
Senior Vice President
T +1 813 787 1068
roxanne.kemph@cbre.com

KELLEY MATHESON
Senior Vice President
T +1 813 273 8489
kelley.matheson@cbre.com

DREW SWITALSKI
Associate
T +1 813 273 8480
drew.switalski@cbre.com



CBRE, Inc. | Licensed Real Estate Broker



© 2026 CBRE, Inc. This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. Photos herein are the property of their respective owners and use of these images without the express written consent of the owner is prohibited. CBRE and the CBRE logo are service marks of CBRE, Inc. and/or its affiliated or related companies in the United States and other countries. All other marks displayed on this document are the property of their respective owners.