

One Spec Suite Remaining!
1st Gen Move-In-Ready Suite Available Now!

PARK CENTRE @Telecom Park

FOR LEASE

Coming Soon for lease

Class A Office Space | 4.8 per 1,000 SF Parking

13008 Telecom Drive, Tampa, Florida 33637

Call for Rates



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Accelerating success. _____



DETAILS

Total Building Size | 84,976 RSF

Dark fiber available for unlimited bandwidth & hack-proof security

Location in Telecom Park, a Verizon Smart Park

Hiring base:

- » University of South Florida (~49,622 students)
- » University of Central Florida (~70,674 students)
- » University of Florida (~70,000 students)
- » Florida State University (~44,000 students)
- » University of Tampa (~11,500 students)

Drive Times

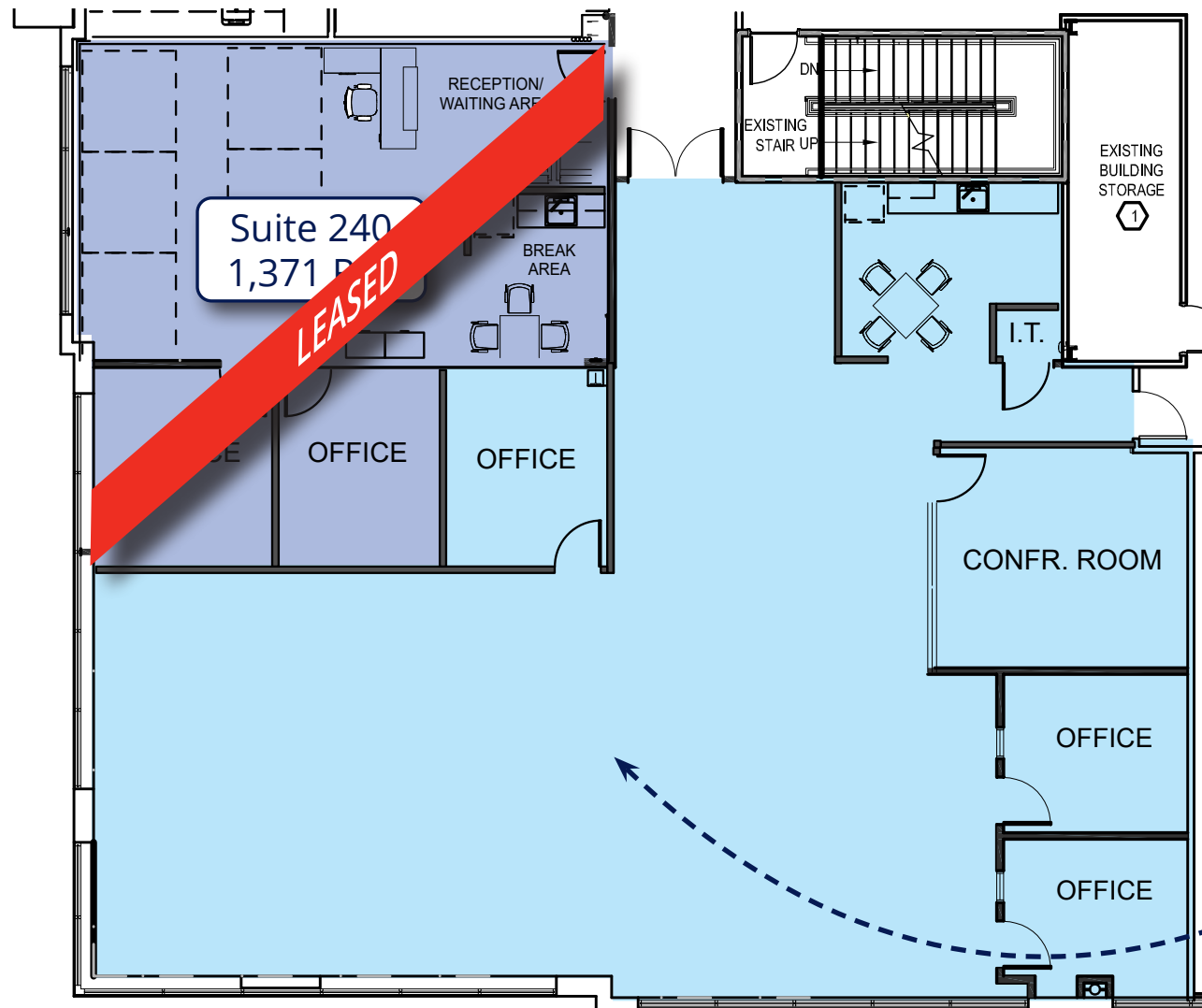


- Tampa International Airport** | 30 minutes
- Downtown Tampa** | 15 minutes
- New Tampa** | 10 minutes
- Brandon** | 20 minutes

Join other company headquarters at Tampa Telecom Park

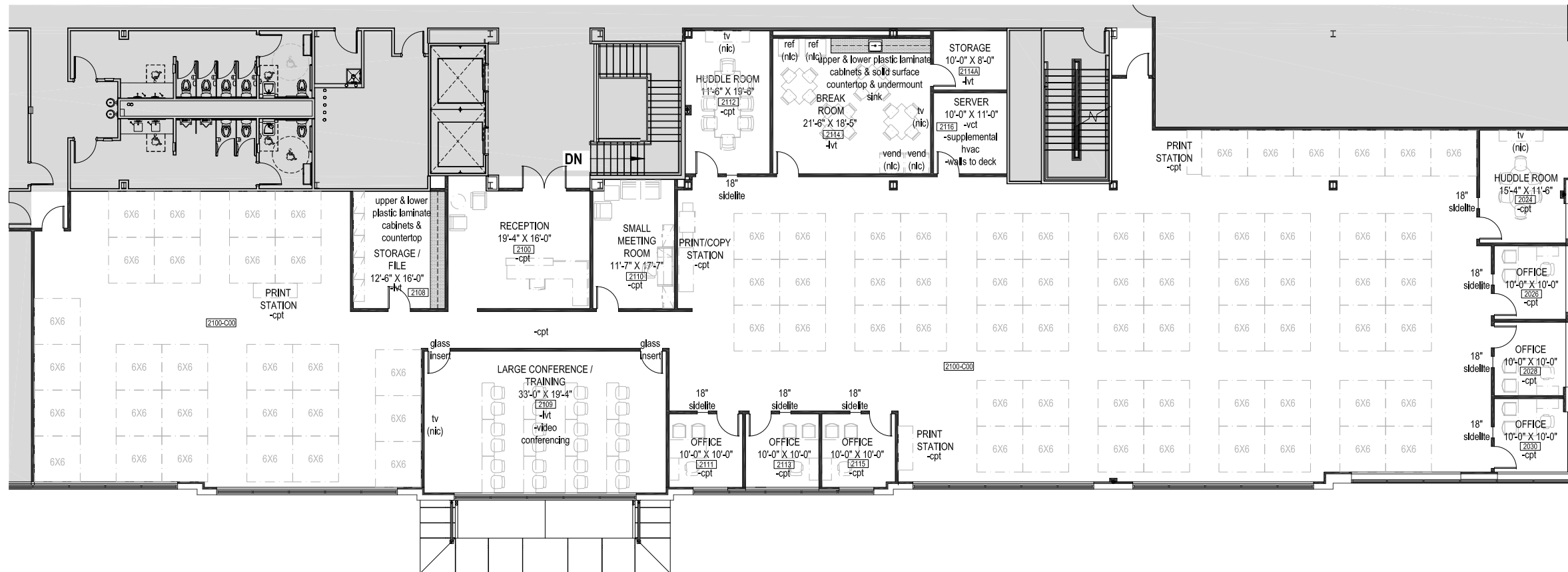


BRAND NEW, FIRST- GENERATION SPEC SPACE



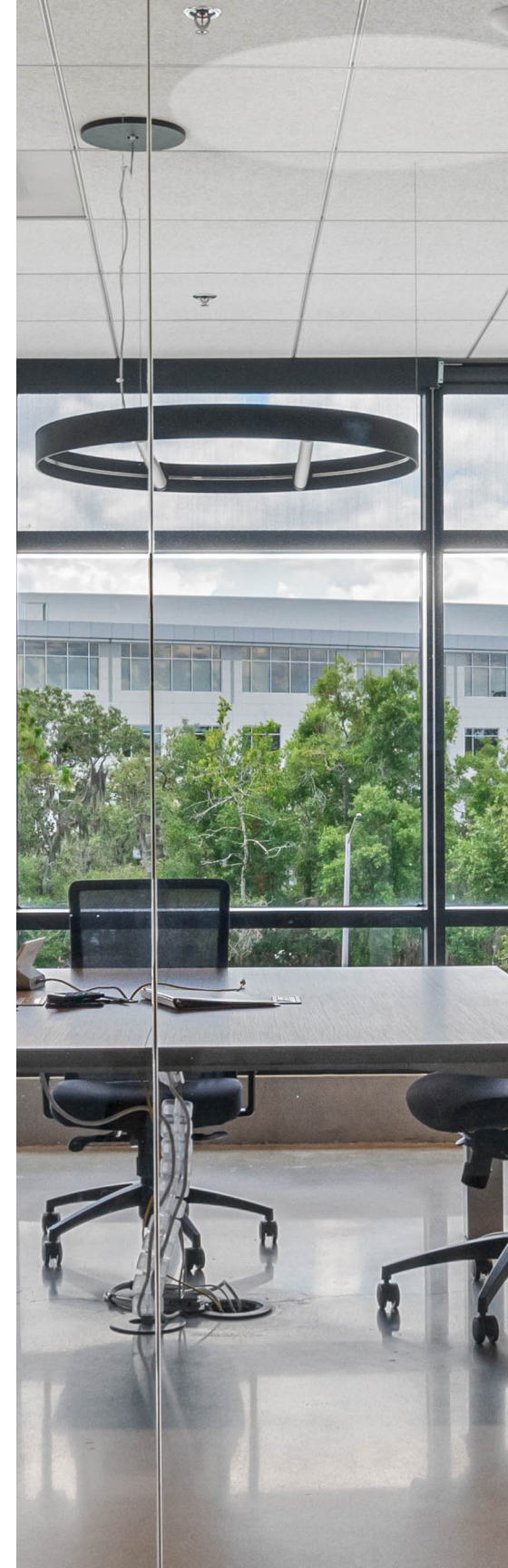
Space Attributes

- » Brand new 1st generation space
- » Double glass door entry
- » Office / open space combo
- » Conference room
- » Breakroom
- » Contemporary finishes

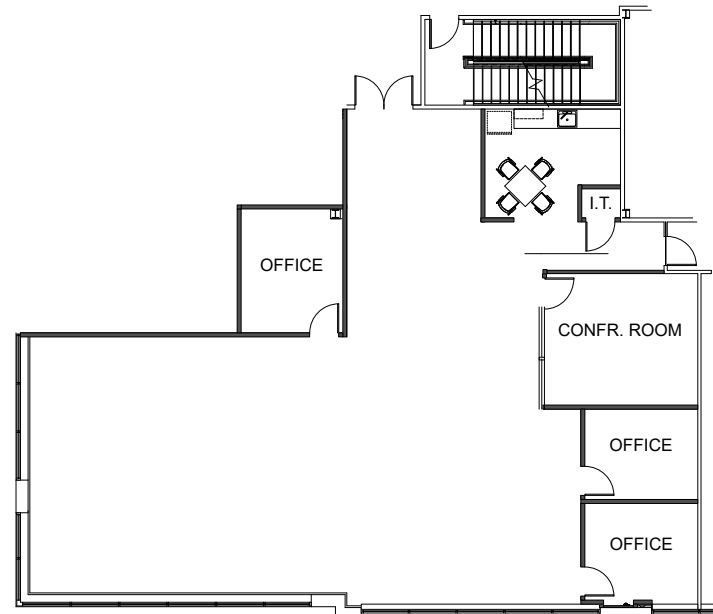


Furniture Not Included

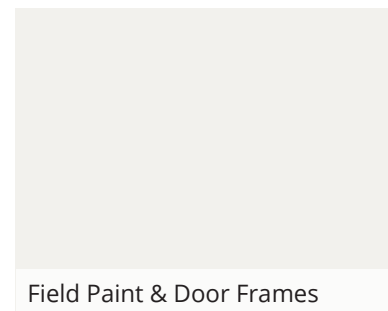
- » Offices: 6
- » Large Conference Room: 1
- » Small Meeting Room: 1
- » Huddle Rooms: 2
- » Printer Stations: 4
- » Copy Station: 1



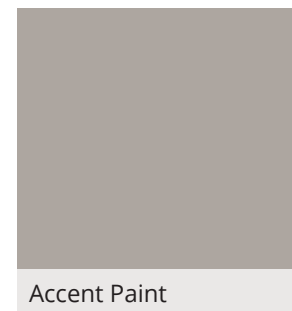
Imagine your
business
thriving in a
fresh, first-
generation
office suite.



Spec Suites Finishes



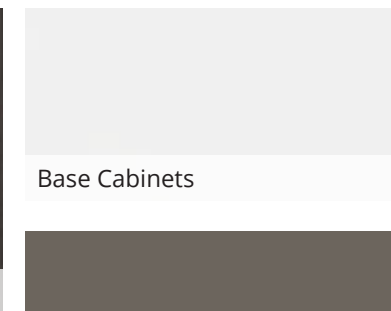
Field Paint & Door Frames



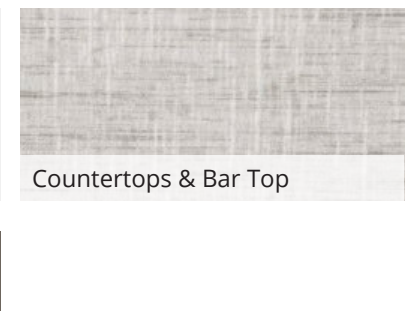
Accent Paint



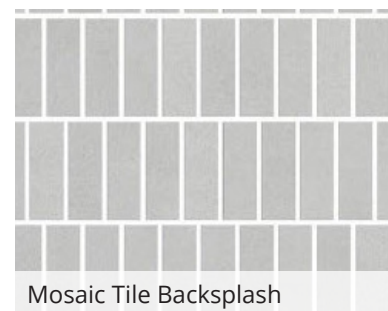
Accent Floating Shelves



Base Cabinets



Countertops & Bar Top



Mosaic Tile Backsplash



Field Carpet Tile 18x36



Field Luxury Vinyl Tile

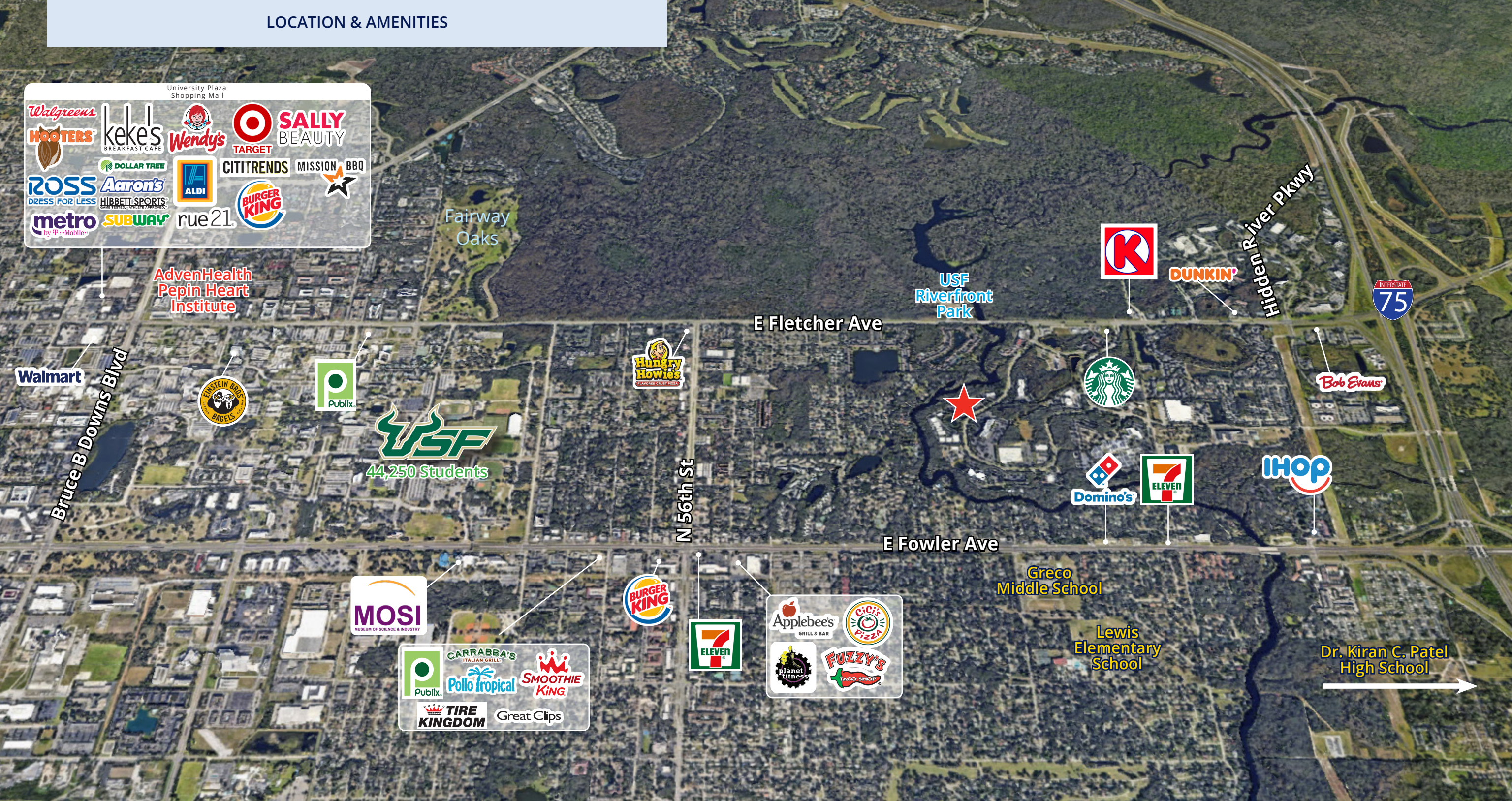


Vinyl Base



Vinyl Composite Tile

LOCATION & AMENITIES



PARK CENTRE @Telecom Park

Demographics

	5-Min	10-Min	15-Min
DRIVE TIME POPULATION			
2029 Projection	8,421	65,532	231,245
2024 Population	8,133	63,978	224,330
% Growth	3.54%	2.43%	3.10%
HOUSEHOLD INCOME			
Average	\$80,666	\$72,525	\$76,243
Median	\$61,254	\$51,015	\$53,037
DAYTIME WORKERS			
2024	8,211	58,718	151,884
TOTAL DRIVE TIME POPULATION			
2024 Estimate	11,311	91,385	267,832

	1-Mile	3-Mile	5-Mile
RING POPULATION			
2029 Projection	11,111	90,925	212,919
2024 Estimate	10,933	88,749	207,042
% Growth	1.63%	2.45%	2.84%

Contact



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