

SINGLE-STORY FLEX OFFICE FOR LEASE

UNIVERSITY BUSINESS CENTER I & II

10500 UNIVERSITY CENTER DRIVE
TAMPA, FLORIDA 33612



CLICK FOR
DRONE VIDEO



PROPERTY HIGHLIGHTS

- ❖ Abundantly Landscaped Park Setting w/ Private Entry
- ❖ Direct Access to I-275, I-75, and Major Tampa Arteries
- ❖ Due South of USF – Top-50 Public/Research University
- ❖ Direct Entry, Tenant-Controlled Spaces
- ❖ Ample On-Site Parking
- ❖ Directly adjacent to new Yuengling Tampa development
- ❖ Numerous Hotels and Restaurants nearby

UBC I

- ❖ Front and Rear Access w/ Full-Height Glass Throughout
- ❖ Flexible Spaces from 1,485-10,718 SF
- ❖ 100% Emergency Backup Power Available in Suite 160

UBC II

- ❖ 7,580 SF of 100% A/C Flex Space w/ High Ceiling Area
- ❖ Grade-Level Door Access Available in Rear



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5401 WEST KENNEDY BOULEVARD | SUITE 720

TAMPA | FLORIDA | 33609

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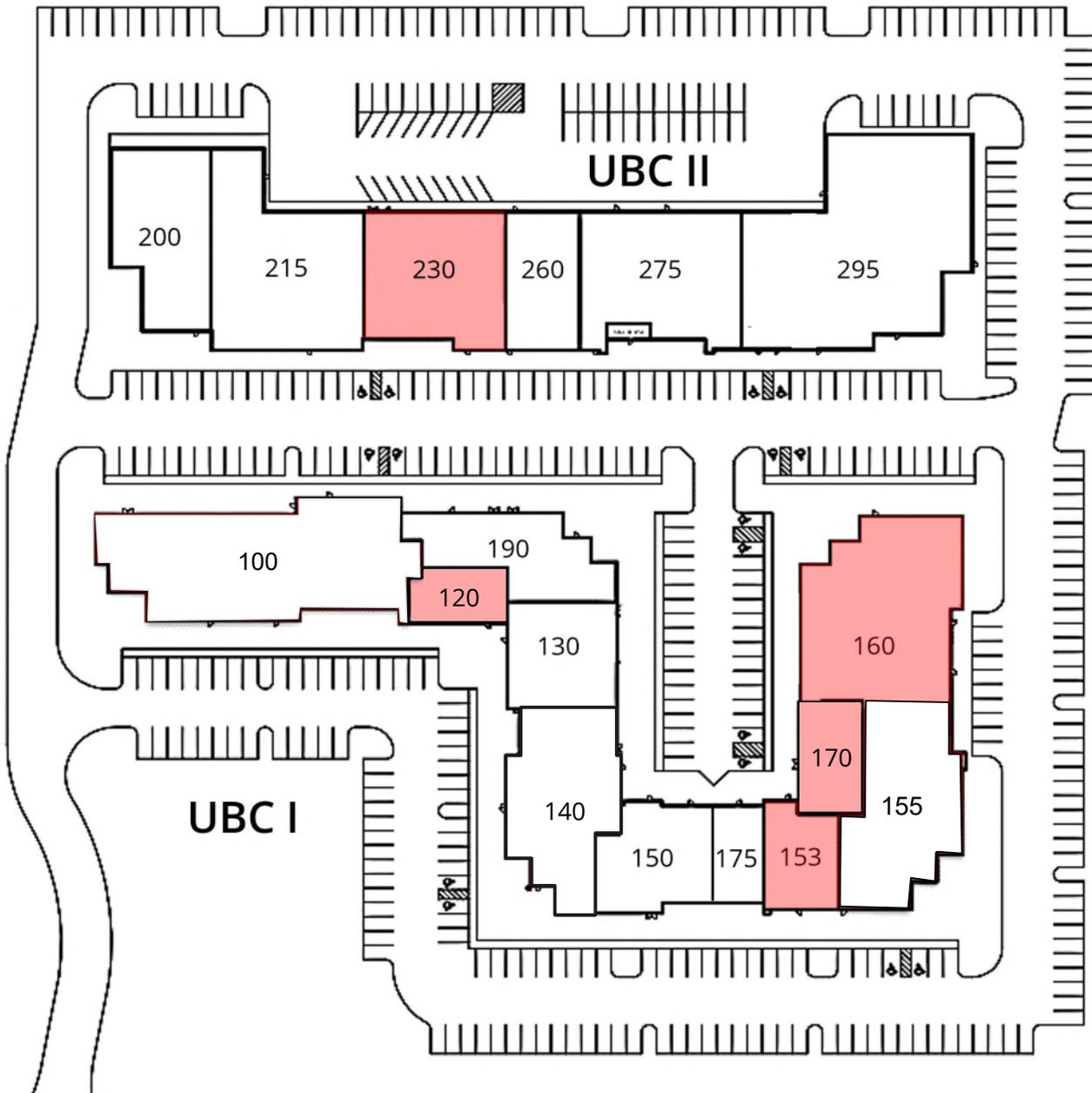


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CURRENT AVAILABILITIES

Building Suite	Available SF	Date Available
UBC I Suite 100	12,199 SF	04/01/2024
UBC I Suite 120	1,485 SF	10/01/2024
UBC I Suite 153	3,287 SF	Immediate
UBC I Suite 160*	10,718 SF	Immediate
UBC I Suite 170	2,679 SF	09/01/2024
UBC II Suite 230	7,580 SF	Immediate

* Has Emergency Backup Power



All information has been obtained from reliable sources. Redstone Commercial LLC and its representatives make no guarantees as to the accuracy of the information contained herein.

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