

# 12,918 HSF :: POTENTIAL TENANT FLOORPLANS

1504 E. 7th Ave. (2nd Floor) Tampa 33605



## PROPERTY HIGHLIGHTS

- Great views overlooking 7th Avenue and 15th Street
- Near hotels, dining, entertainment and shopping
- Minutes from the Expressway and Interstate arteries
- Best Use: Office, Event Space, Production Studio, Creative Co-working Space, Residential Rentals
- 12,918 SF full 2nd floor suite
- Convenient street, lot and garage parking
- All creative type businesses can do well here

**LISTING AGENT:** Tina Marie Eloian • **P:** 813-997-4321 • **O:** 813-935-9600 • **E:** Tina@FloridaCommercialGroup.com



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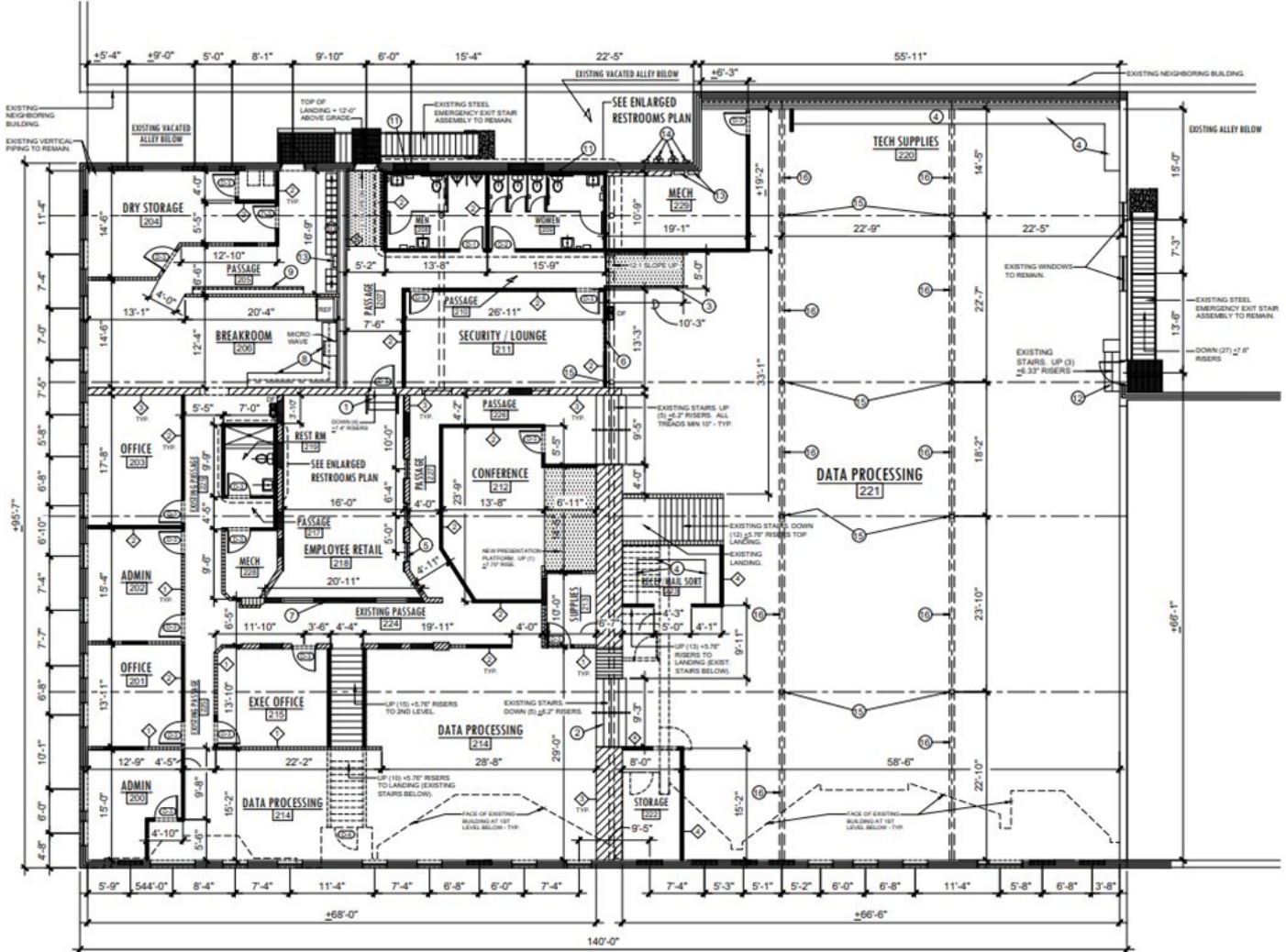
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# POTENTIAL TENANT BUILDOUT PLAN



## 2ND FLOOR TENANT BUILD-OUT PLAN

SCALE: 1/8" = 1'-0"

**This buildout plan is for visual example ONLY. This space will be delivered to tenant as a raw shell.**

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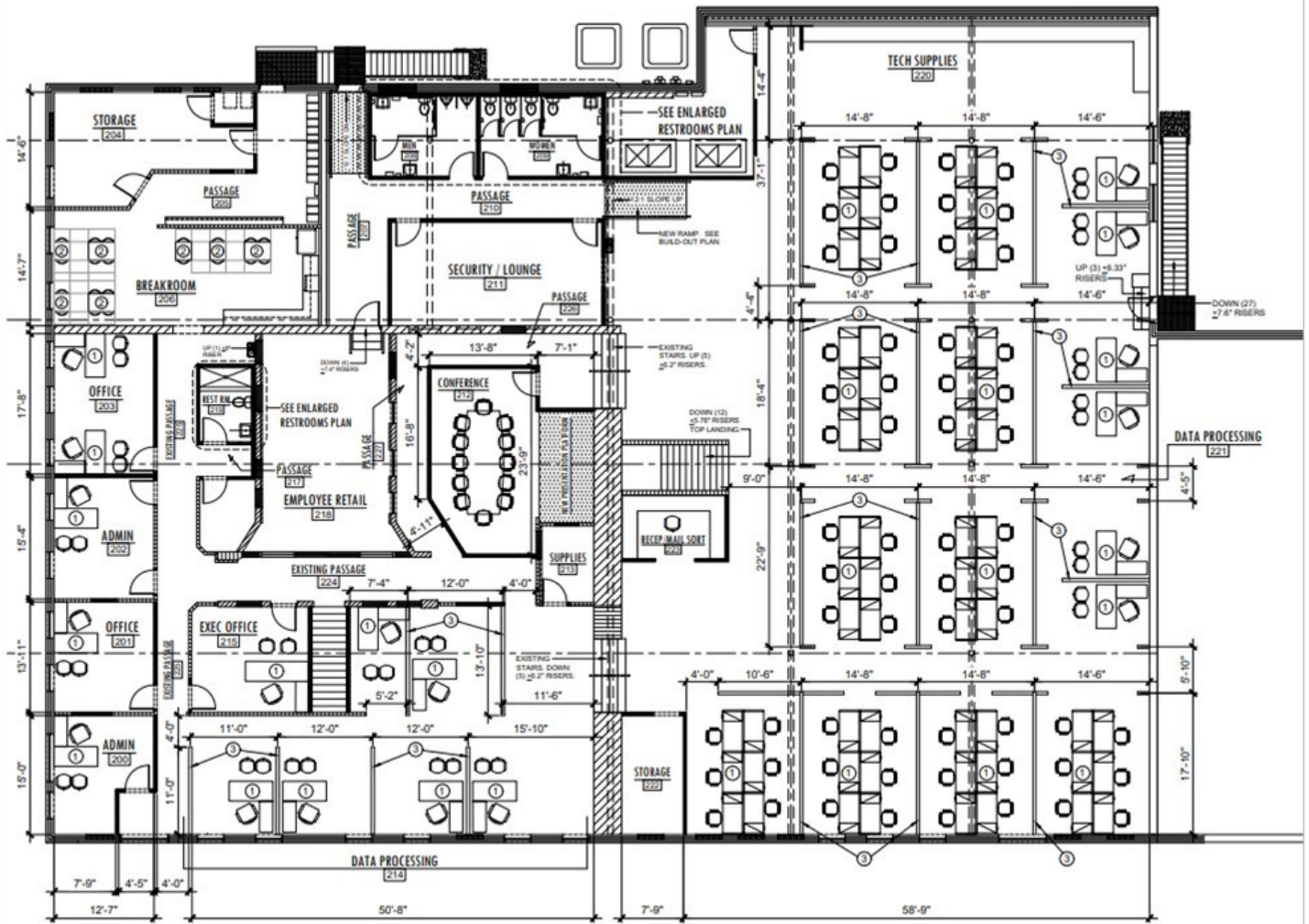
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# POTENTIAL TENANT BUILDOUT FURNITURE PLAN



## 2ND FLOOR TENANT BUILD-OUT FURNITURE PLAN

SCALE: 1" = 1'-0"

(NON-FIXED FURNITURE)

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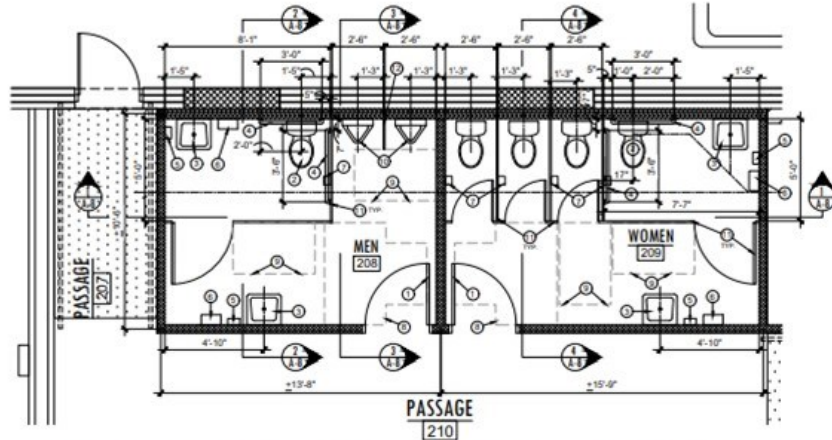
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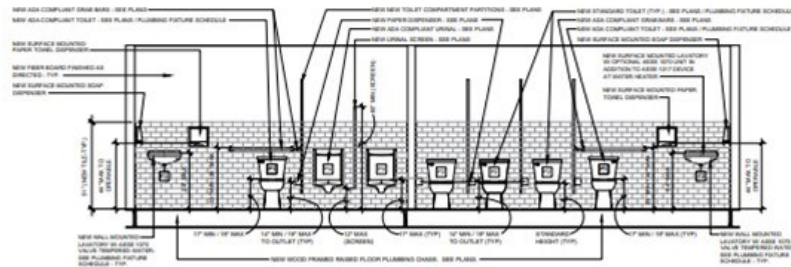
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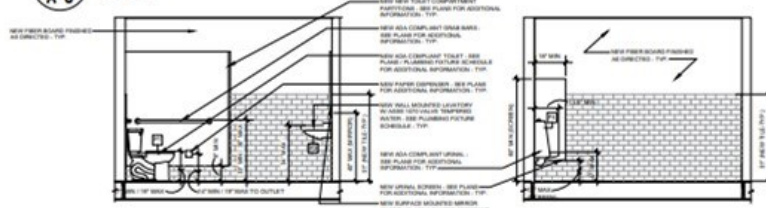
# POTENTIAL TENANT BUILDOUT RESTROOM PLAN



## 2ND FLOOR TENANT BUILD-OUT ENLARGED RESTROOMS PLAN



## 2ND FLOOR TENANT BUILD-OUT RESTROOMS INTERIOR ELEVATION



### 2 NEW RESTROOMS INTERIOR ELEVATION

### 3 NEW RESTROOMS INTERIOR ELEVATION

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# BUILDING HISTORY

The first of its kind in Ybor City, this property started off as a Men's Clothing Store. It was purchased by the Belk Lindsey Group and upgraded to a department store. The Florida chain was part of the Belk department store group, a private company based in Charlotte, N.C., that operated more than 310 stores in 14 states. The Florida chain originated in the 1930s when Colin Lindsey of Tampa formed a partnership with William Belk.



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