

# FOR LEASE



11541 Trinity Boulevard | Trinity, FL 34655  
Lease Rate | \$30 psf Modified Gross

- Class “A” Office Building with 6,350 sf available on 2nd floor
- Space is available for immediate occupancy and has ample parking
- Grand 2-story lobby entrance with elevator to second floor
- Office is light and bright with many windows, LED lighting and more unique features
- Located just south of State Road 54 on Trinity Blvd. in the heart of the growth area
- Tenant will get panel on monument sign and have potential for prominent building signage

## Trinity Professional Office

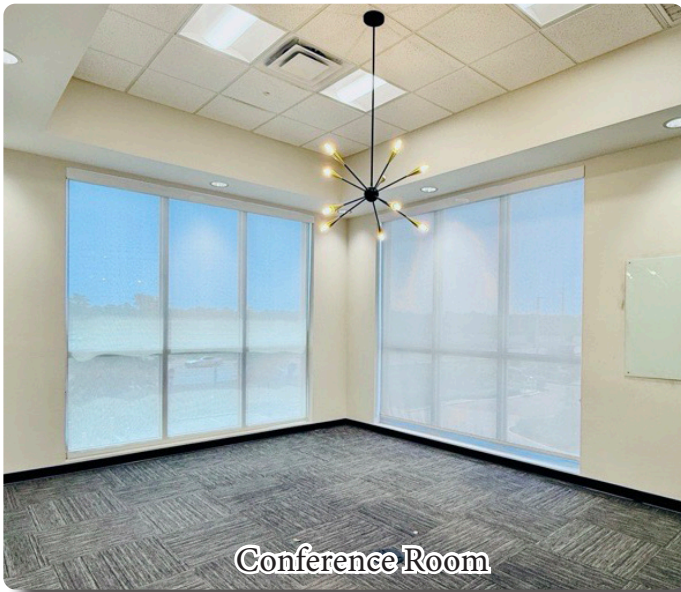
Heidi Tuttle-Beisner, CCIM  
Owner | Broker  
htuttle@cap-realty.com  
Office: (727) 376-4900  
www.cap-realty.com



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11541 Trinity Boulevard | Trinity, FL 34655



Conference Room



Shared Courtyard



Kitchen

## Demographics | 5 Miles



82,198  
Population



4.0%  
Population Growth



\$108,162  
Average HH Income

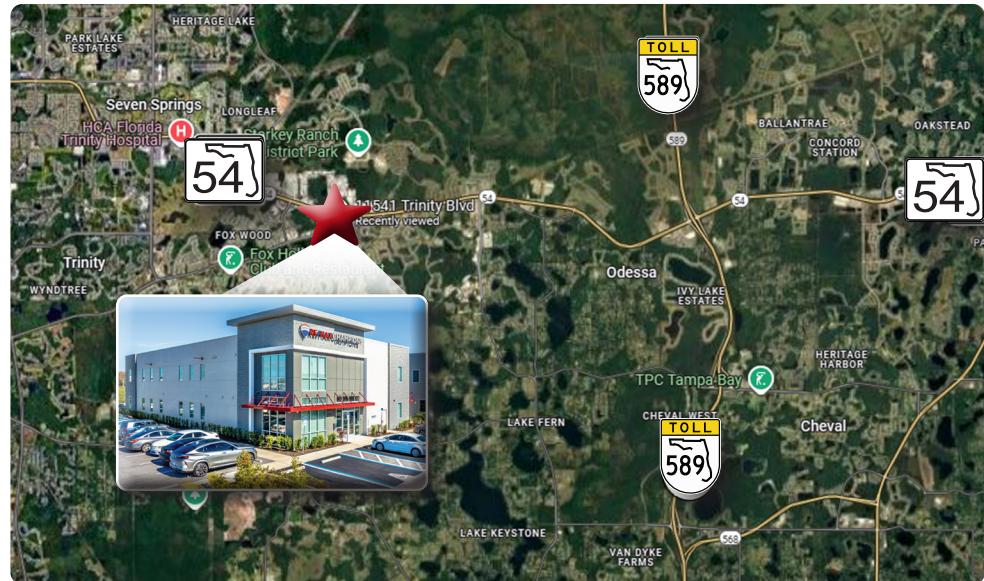
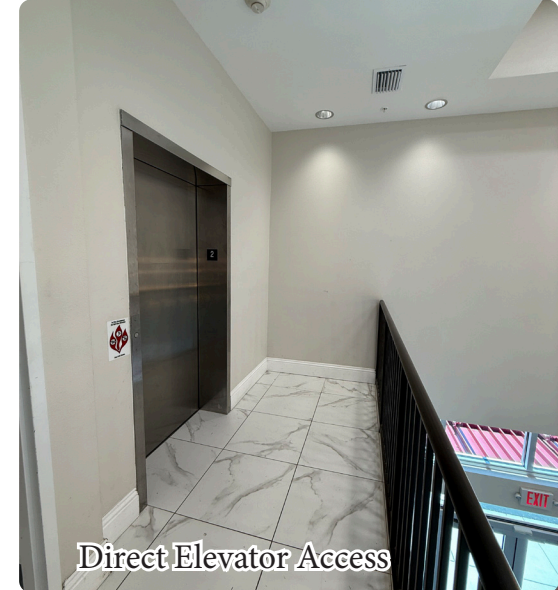


40.9  
Average Age



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## Floor Plan | 6,350 sf



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