

FOR LEASE

PROFESSIONAL OFFICE SPACE

Bayside Concourse

15500 Lightwave Drive | Clearwater, FL 33760

Class A Office Building

6,741 - 24,939 SF Available

4.55/1,000 SF Parking

"Full Service" Lease: Includes Electric, Water, and Janitorial

Asking Rate: \$24.00 - \$26.00 PSF



WHY CHOOSE BAYSIDE CONCOURSE FOR YOUR NEW OFFICE

- Centrally located with direct access to the Gateway Expressway and I-275
- High quality workforce of over 412,000 employees within 20 minute drive
- 5 minutes from numerous restaurants, fast food, banks, hotels, and retail
- Building and pylon signage available
- Flexible floor plans with turnkey buildouts available
- On-site management
- Secure 24/7 access



SANDY HALL
M: 813-230-1400
T: 727-238-3876
sandy@holdthyssen.com

15500 Lightwave Drive
Suite 201
Clearwater, FL 33760
www.holdthyssen.com

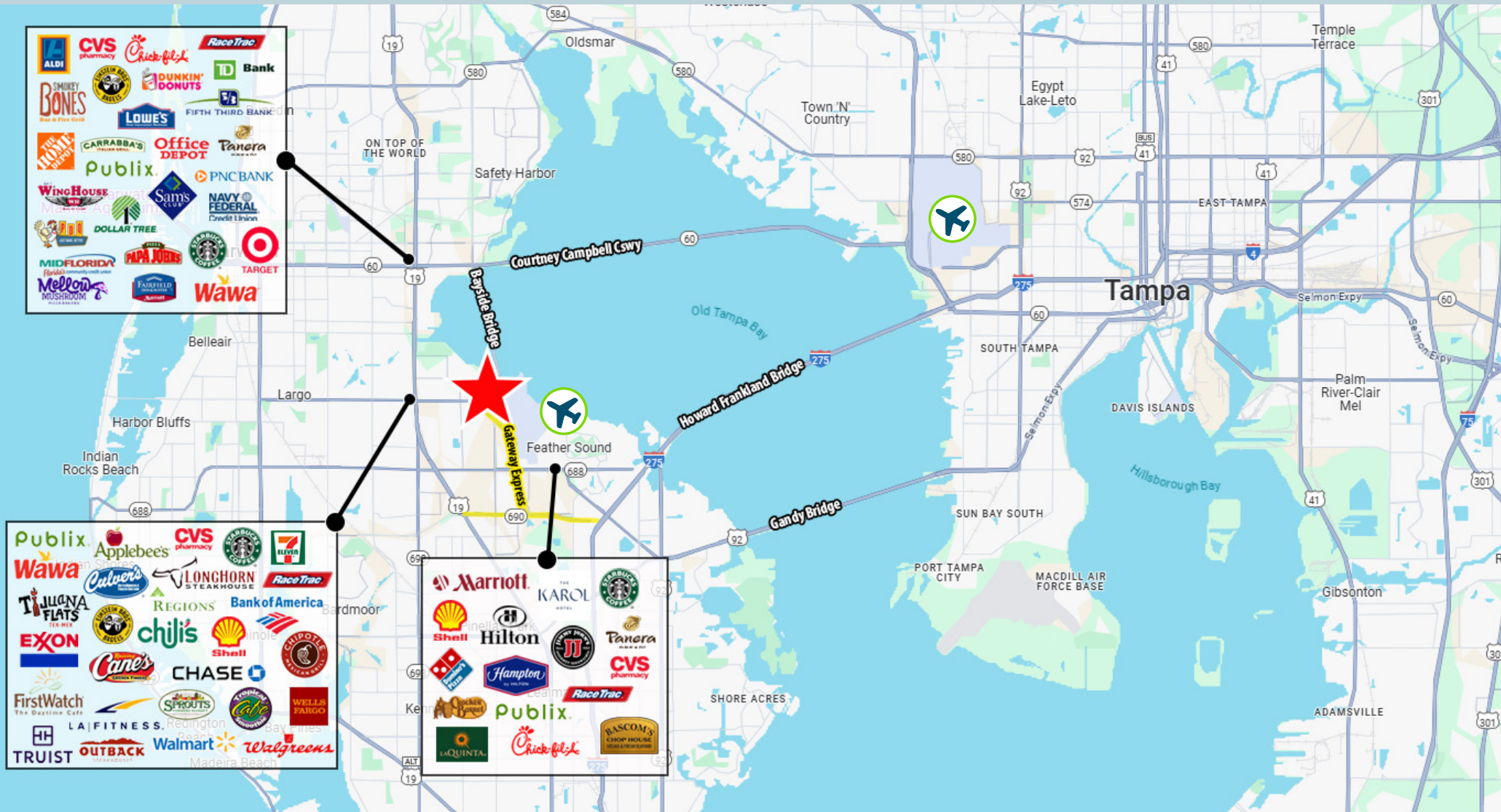
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**HOLD
THYSSEN**
REAL ESTATE SERVICES



Amenities: 5-10 Minute Drive



HOTELS
10+



FAST FOOD
35+



RESTAURANTS
55+

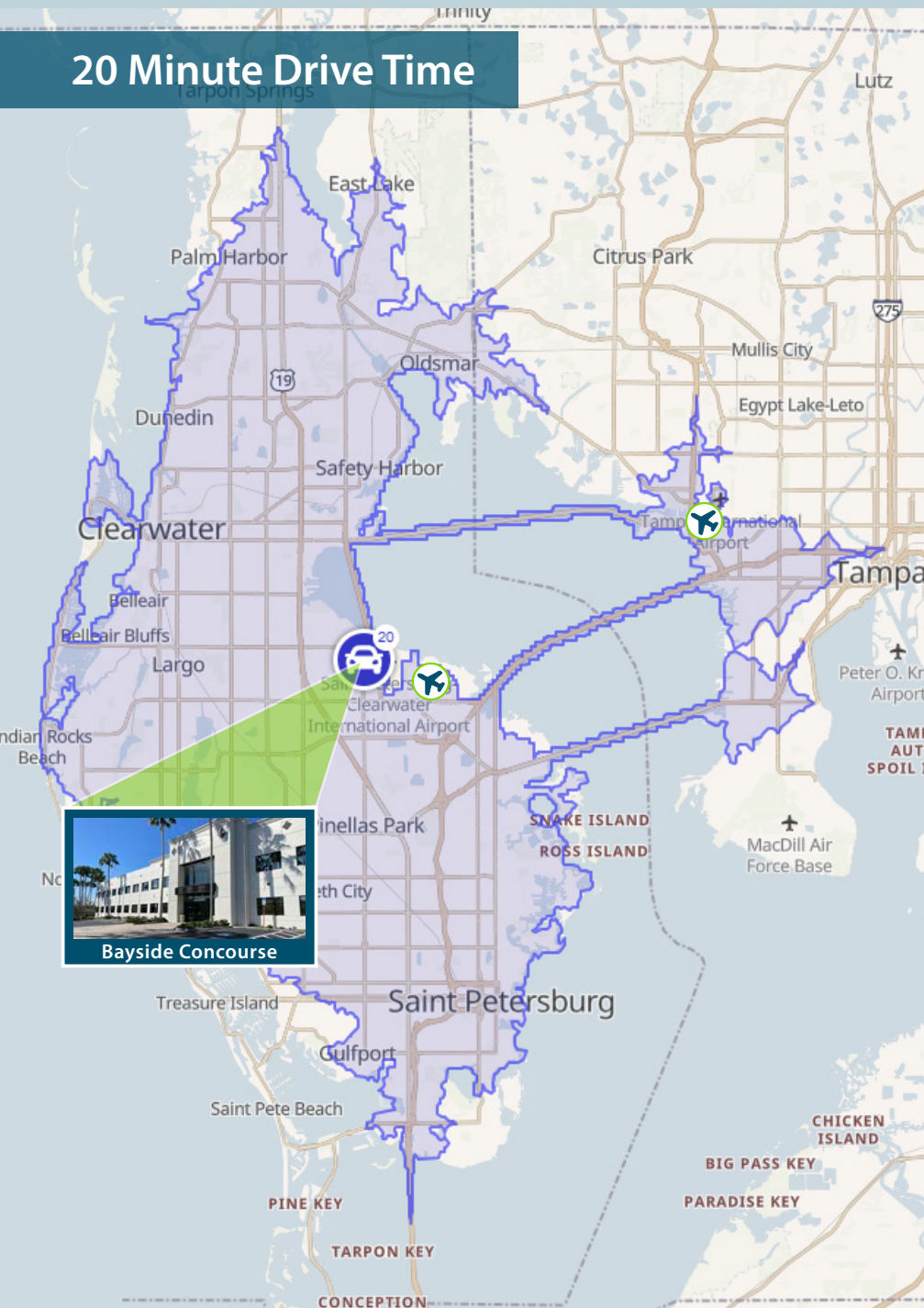


BANK BRANCHES
18+

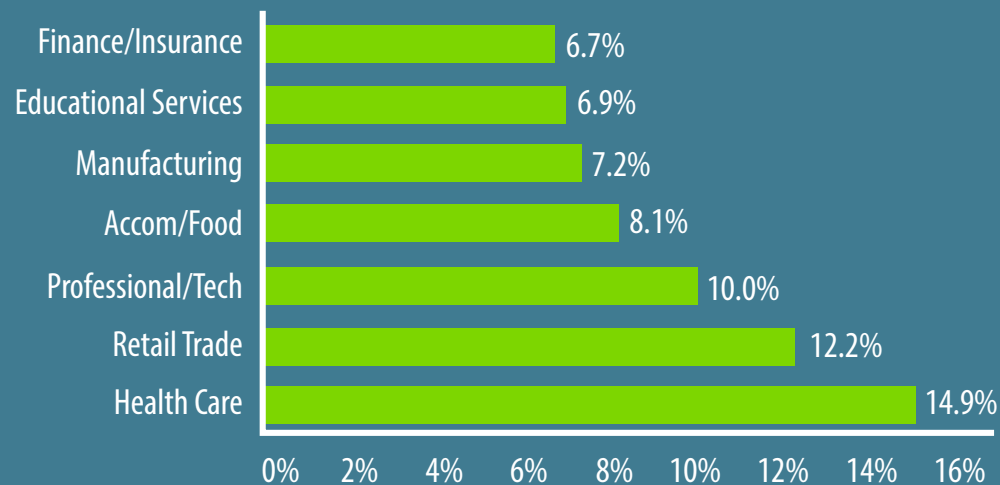


DRIVE TIMES/WORKFORCE

20 Minute Drive Time



Labor Force by Industry



Workforce Overview



40,598
Businesses



412,303
Employees



17.4%
Services



16.8%
Blue Collar



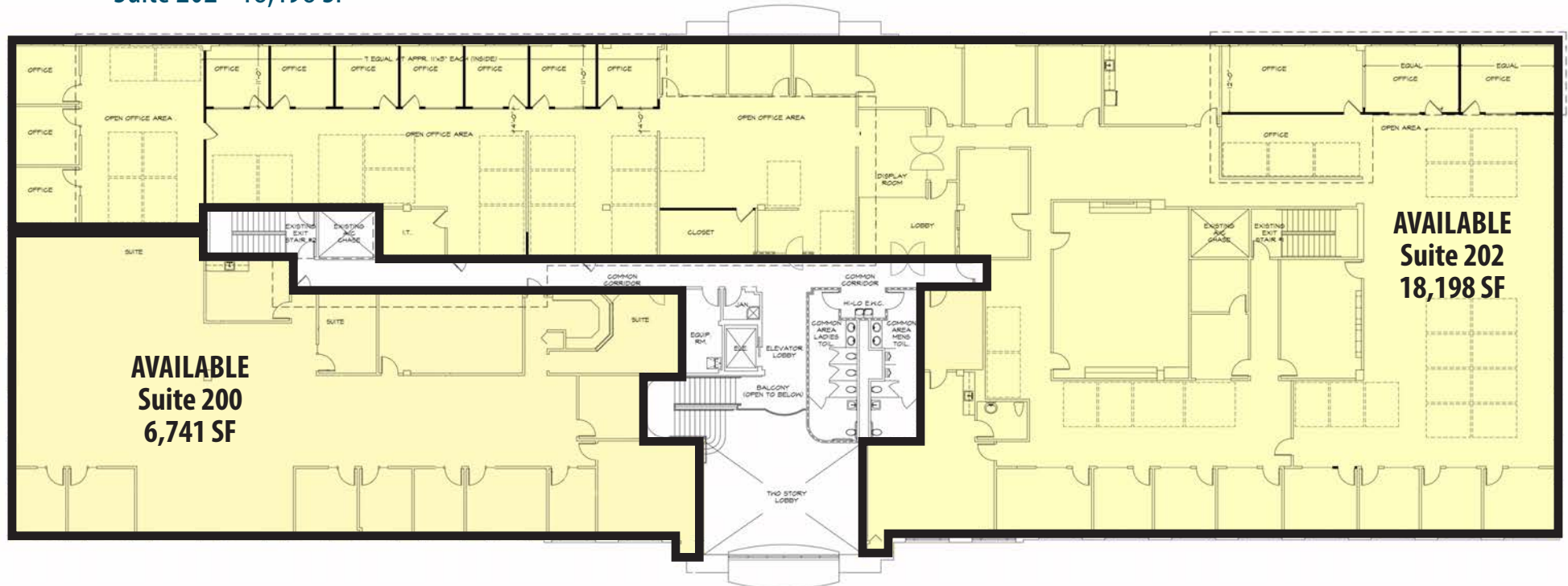
65.8%
White Collar



2ND FLOOR AVAILABILITY

Suite 200 - 6,741 SF

Suite 202 - 18,198 SF



Suite 202 Entrance



Suite 200 Entrance



Suite 200 Open Office Space



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