



COMMERCIAL ASSET PARTNERS

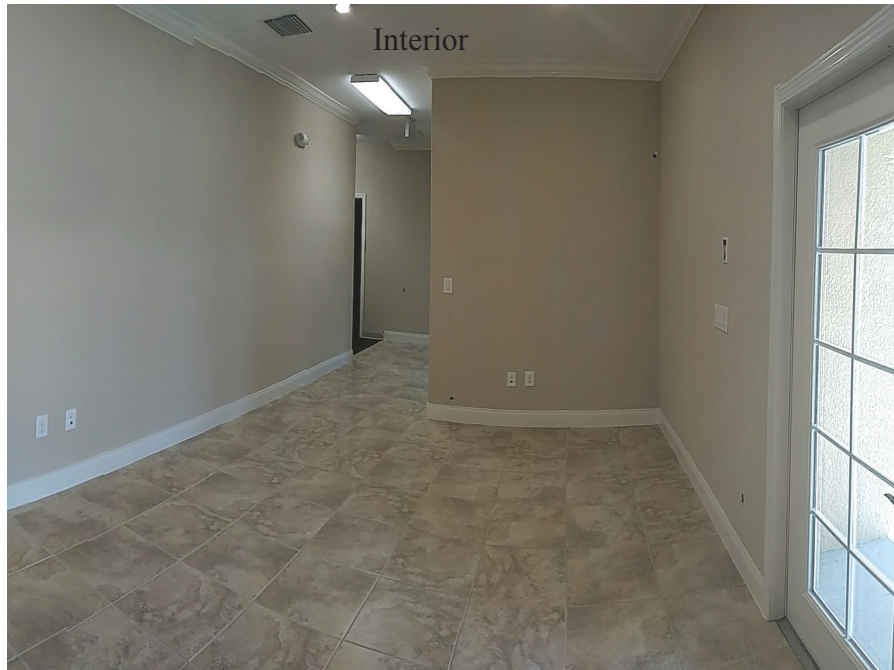
Devonwood Office Park



**New Construction
For Sale or Lease**

20553 Amberfield Drive & 20745 Sterlington Drive
Land O'Lakes, FL 34638

Building 6



Interior



Interior

- Class "A" office buildings currently under construction
- Available for immediate occupancy
- 1,479 - 4,015 sf available
- Buildings have 2 tenant floor plan, allowing owner to lease space or occupy the entire building
- Flexible floor plans feature private offices and open work space
- Offices have lots of windows and upgraded finishes
- Close to US Hwy 41 & Suncoast Parkway on rapidly growing SR 54
- Superior Development - over 1,500 linear ft. of frontage on SR 54 with abundant views of conservation area & water in a park-like setting
- Great visibility and easy access

Sale Price:

\$476,560 - \$602,250

Lease Price:

\$16/sf NNN



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Aerial View



Building 6 - 3,404 sf

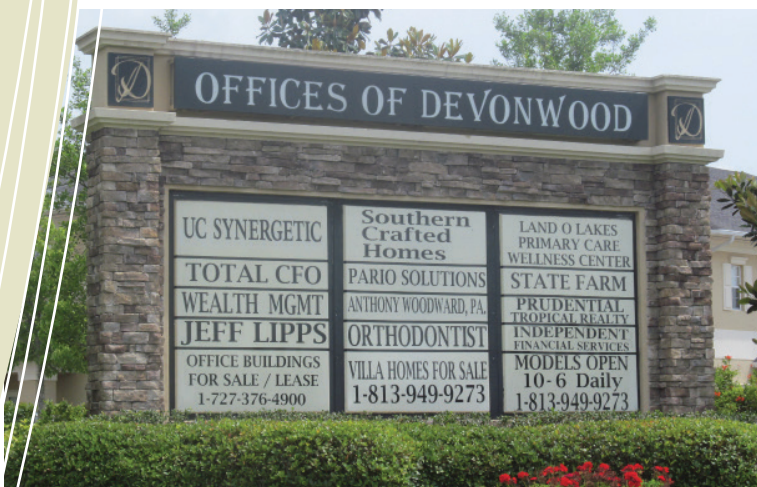
Building 7 - 3,404 sf

Building 19 - 4,015 sf

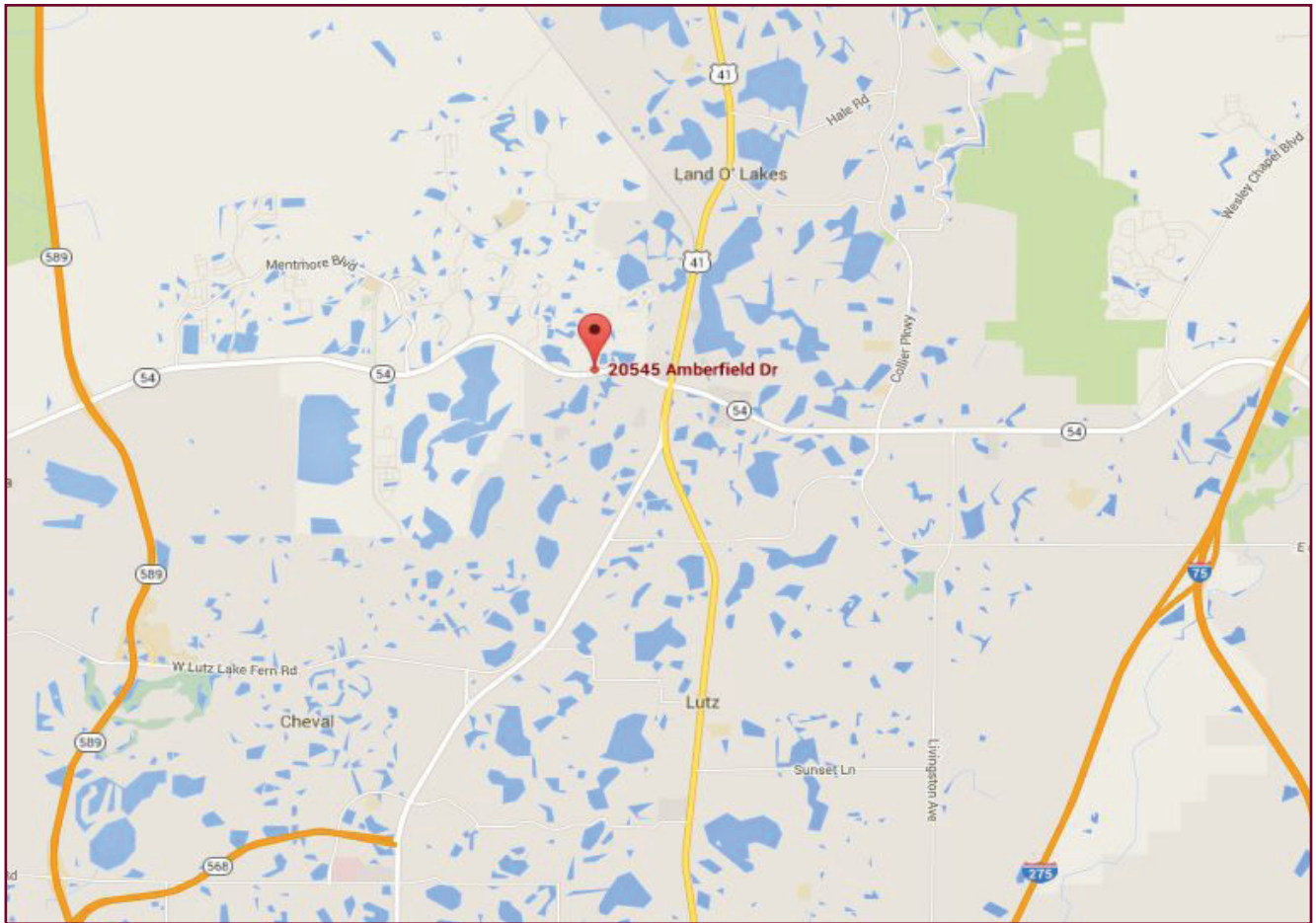
SOLD

\$476,560

\$602,250



Click here to take a virtual tour!



Location Map



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