

FRANKLIN TEMPLETON CENTER II



180 Fountain Parkway - St. Petersburg, Florida 33716 - Gateway Submarket

Suite 110: 8,112 RSF Available

Pure GROSS Rate - No Operating Expense Increases or Pass- Throughs

- Prime Central Location: Direct Access to I-275 via Ulmerton Road & 25 minutes to 80% of Tampa Bay households.
- 12 minutes west of Westshore + TPA International Airport.
- 5/1,000 RSF Parking Ratio: Garage + Surface Spaces.
- Onsite Conference/Training Room, Cafeteria + Fitness Center.

High-Tech Building Provides:

- Redundant Electrical Power
- 100% Generator Backup
- New Electrical Switch Gear (for Seamless Power Interruption Recovery)
- On-site Fiber Optic Feed

Extended Building Hours:

- Mon - Fri: 7am to 9pm
- Saturday: 8am to 5pm

For More Information Please Contact:

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ECHELON

Echelon Real Estate Services, LLC
Licensed Real Estate Broker



www.eresproperties.com

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