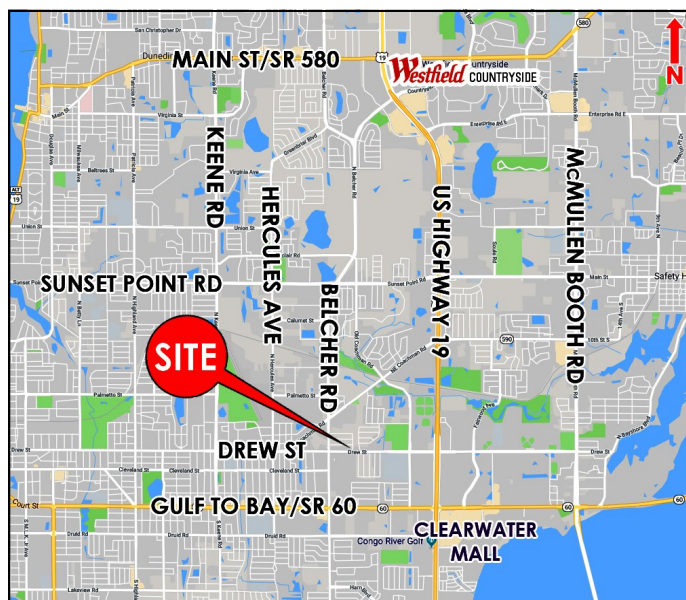


FOR LEASE - 1,122 SF mol PROFESSIONAL OFFICE SPACE



**2270 Drew St. - Suite B
Clearwater, FL 33765**

- Professional Office Space 1,122 SF mol
- Suite B consists of 3 large offices, conference room, copy area, kitchen and restroom
- Central Clearwater location with convenient roadway access to U.S. Hwy 19 and Belcher Road
- Ideal for small business uses.
- Parking 4.5 spaces per 1,000 SF
- 24/7 building access
- Rent: \$1,585 / moth Mod. Gross



2270 Drew St, Suite D, Clearwater, FL 33765 Tele:727.784.1007 Fax:727.784.1008

www.boardwalkcompany.com

The information contained herein was collected from sources deemed to be reliable. The Boardwalk Company, its' Officers, Agents, Representatives and Sellers make NO warranties or representations of any manner as to the accuracy, misstatement of facts, errors or omissions, prior sale, change of price, terms, withdrawal from market without notice or other modifications. Buyer, Tenants, Prospects and ALL Parties shall verify ALL information independently.



Address: 2270 Drew Street, Suite B
Clearwater, FL 33765

Unit Availability: Suite B

Size: 1,122 SF mol

Zoning: O-Office

Land Use: ROG-Residential, Office General

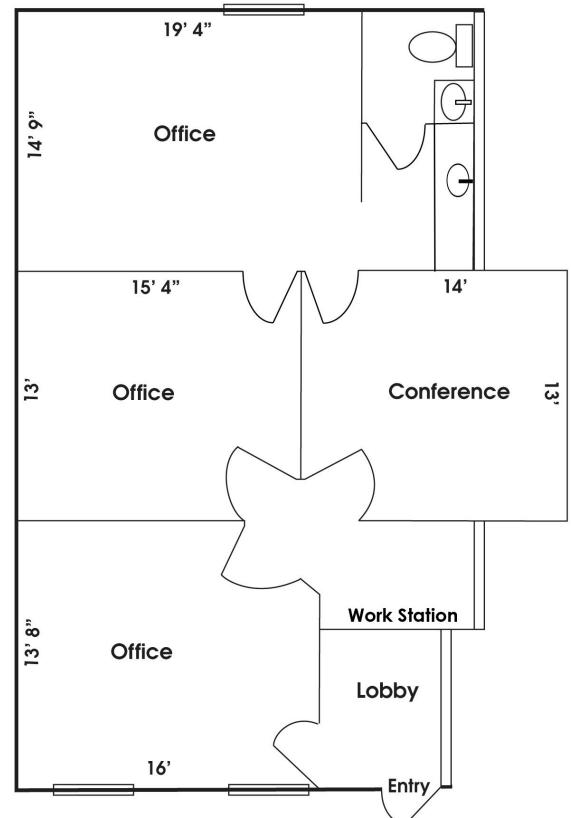
Monthly Lease Rate: \$1,585.00 / month Modified Gross

Tenant Responsibilities: Electric, IT, Interior Suite Janitorial

2025 DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	11,925	105,974	248,533
Households	5,345	46,865	114,306
Avg HH Income	\$80,424	\$87,691	\$88,151

Demographics Source: CoStar



Floorplan is for informational purposes only.
All parties to independently verify layout and dimensions.



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