



MIKE BRACCIA

NRT

RICK NOLL

## Treasure Island - Waterfront Motel / Apts



11365 Gulf Blvd

### Property Details:

- Zoning UV-1 (Urban Village)
- Bldg Size 11,156 total sf
- Lot Size 36,784 sf; .84 Acres
- Condition 100% Gut Job in Process
- # Rooms 24 Rooms w/ Kitchenettes
- Features Waterfront; Gulf Across St.
- Frontage 200' on Gulf Blvd; Water
- Redev? Possibility for 88 Units +/-

**\$3,850,000**  
Undergoing 100% Renovation!

Treasure Island - 200' Waterfront  
New Seawall & 12 Boat Slips 10/08

25-Unit Waterfront  
Motel/ Dev Site?



8541 Gulf Blvd Motel/ Apts

### Property Details:

- Zoning UV-1 (Urban Village)
- Space Avail 4,944 sf 3-Bldgs
- Lot Size 30,733 sf; .71 Acres
- # Units 9 & Office, Storage, Pool
- Availability Nightly/ Weekly/ Monthly
- Features 80' Waterfront Dock/ Lift
- Frontage 154' Fronting Gulf Blvd
- Special Sunset Bch Treasure Isle

**\$2,450,000**  
9 Waterfront Motel/ Apts

Sunset Beach - Treasure Isle  
PREMIERE SUNSET BEACH!!  
A+ Furnishings w/ Kitchens; NICE

9 Units

## Downtown St. Petersburg - Retail & Office



"Only One" - 1010 Central

### Property Details:

- Zoning UV-1 (Urban Village)
- Space Avail 2,455-4,500 sf (1 or 2 flrs)
- Special Space Can Be 2 Floors
- Lease As-Is 2,455 total SF; B2S?
- Availability Immediately
- Features 20'+ Ceiling Ht; New
- Frontage 50' on Central; 75'+ total
- Terms 3-5 Yr Leases +; terms
- Space... Split-able; 1,670 & 785sf

**\$775,000**  
Lease \$26/sf; 3-5 Yrs

2,455-4,500 sf - Office/ Retail  
Virgin Space; Sand Floors - \$26/sf  
100+ Residences, 7 Live/Wk, 1 Corner!!

### Last 2 Bedroom Live / Wk Suite!

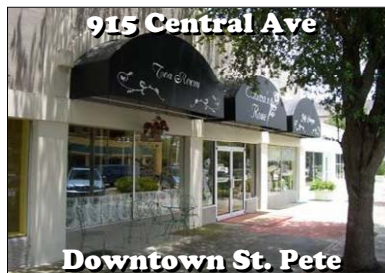
### Property Details:

- Zoning UV-1 (Urban Village)
- Space Avail 2,207 Total sf (2 Floors)
- Other Last 2 Bedroom Live/ Wk
- Lease Work Space Avail
- Availability Immediately
- Features Work Below/ Live Above
- Special Only 7 Live/Work Suites!  
Balcony, SS Appliances,  
Wood Floors, 10' Ceilings

**\$445,000**  
Possible Wk Space Lease



1,107 sf Retail/ Office Space &  
1,100 sf 2-Bedroom Condo Above  
100+ Residences & Only 7 Live/Wk



915 Central Ave

### Property Details:

- Zoning UV-1 (Urban Village)
- Bldg sf 5,400 sf (3-4 storefronts)
- Lot Size 5,600 sf; 100' on Central
- Space Avail 2,400 sf; (3 Suites Comb)
- Total Suites (7) Total Suites; 4 leased
- Features Enterprise Zone/ Credits
- Uses Antique, Tea Room, & Vac
- Terms 3+/- Yr Leases +; terms

**\$875,000**  
\$15/sf Lease ; 2,400 sf Avail

Downtown St. Pete  
5,400 sf Retail on Central Ave  
Interior 3 Suites totaling 2,400sf  
Available for User/ New Owner

Ask Us About The Beach Dr  
Retail Condo For Sale??  
See Other Nearby Downtown  
St. Pete Properties - Online

## Office \* Lease Only - St. Petersburg \* Warehouse



10812 Gandy Blvd

### Property Details:

- Bldg Use Contemporary Office/ Retail
- Lot Size 13,301 sf; .31 Acres
- Leasing Up to 4,891 Total Sf
- Cam \$1.50/sf (Best Around By \$2!)
- Availability Lease ; Immediately
- Special 15'x 35' Open Deck; Signage!
- Frontage 87' on Gandy x 131' San M.
- Parking 6:1; Front, E/W Sides & Rear
- Other New Developments...Here

**\$4500/mos!**  
MOVE IN SPECIAL

**MUST SEE - IMMACULATE**  
Contemporary Office Space  
MOVE IN READY; No NNN!



### Property Details:

- Use Light Industrial / Storage
- Lot Size 1.67 acres/ 72,655 sf
- Bldg Size 33,039 total sf
- LEASE sf INDUS 1,898 - 13,094sf
- LEASE sf OFC 1,253 Total sf
- Exist Use Lt. Office & Storage
- Amenities Ramp / Dock Hi Avail
- Parking 40 Overall Spaces
- Special Industrial Gross Not NNN!
- Avail As of Sept 1st, 2008

Now Leasing Global Stone's  
Excess Indus/ Whrse Space  
Ok 4 Temp, Seasonal, Short or LT  
1,253sf Ofc & 2k-13k sf Whrse

**Industrial Storage \$3/sf**  
All 14,347 sf at \$4.65/sf  
No Better Deal Out There!

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