



Joseph Lorio
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C.V. McClurg Building | 101 S Florida Ave

4,650 SF of Office Space Available in Lakeland, FL



HIGHLIGHTS

- Centrally positioned between I-4 and State Highway 540 makes the location easily accessible
- 21 on-site parking spaces with adjacent public parking to accommodate the needs of any business
- Major employers in the area include Publix Tech Center and the State of Florida
- Upgraded office build-out provides excellent corporate image
- 24 hour building access provides added convenience
- Located within walking distance to restaurants, banks, shopping and services

ALL AVAILABLE SPACE(1)

SPACE	SIZE	TERM	RATE	SPACE USE	CONDITION	AVAILABLE
3rd Fl, Ste 105	4,650 SF	Negotiable	\$17.00 /SF/YR	Office	Full Build-Out	Now

PROPERTY OVERVIEW

The property is ideally located at the corner of Main Street and N Florida Ave in the heart of downtown Lakeland. Amenities include 24 hour availability, signage on the building, exclusive parking at the front door, bus line, storage,

- 24 Hour Access
- Bus Line
- Security System

security systems and high tech rooms. The building is in walking distance to local restaurants, shopping, parks and banking that provide employees a positive workplace experience while drawing in potential clientele.

- Signage
- Storage Space
- Air Conditioning

PROPERTY FACTS

Building Type	Office
Year Built	1923
Building Height	3 Stories
Building Size	17,543 SF
Building Class	B
Typical Floor Size	5,848 SF
Parking	56 Surface Parking Spaces

SELECT TENANTS

FLOOR

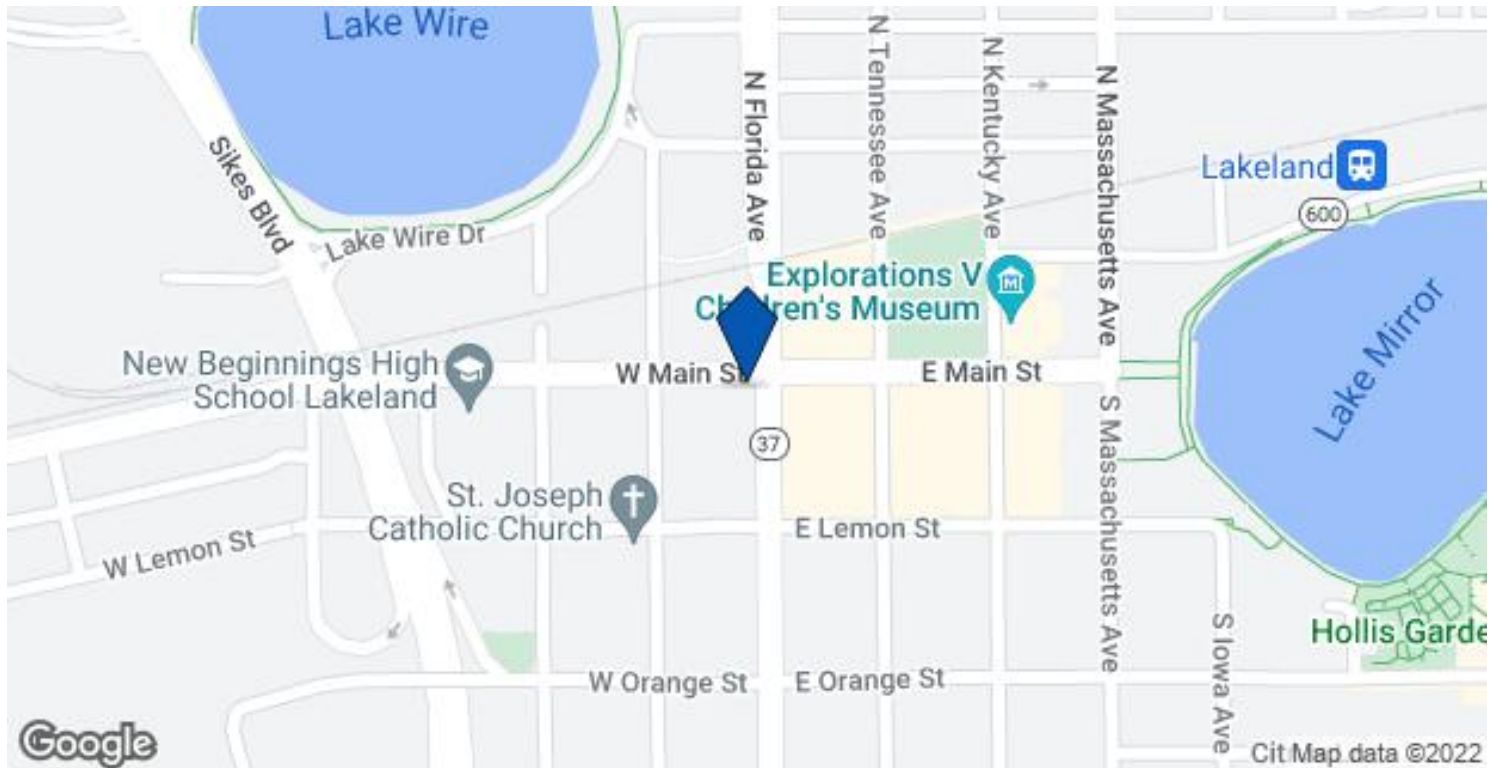
TENANT NAME

INDUSTRY

1st	Sage Realty Florida	Real Estate
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BIKE SCORE ®
Bikeable (80)

MAP OF 101 S FLORIDA AVE LAKELAND, FL 33801



Listing ID: 4164805

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Last Updated: 7/16/2022

Address: 101 S Florida Ave, Lakeland, FL

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