



FULLY AIRCONDITIONED WAREHOUSE FOR LEASE

CLEARWATER INDUSTRIAL 4000 SF MANUFACTURING ZONING

14483 62nd St N, Clearwater, FL 33760

LEASE BROCHURE • APRIL 24, 2025

George William

727.482.2818

george@grimaldicommercialrealty.com

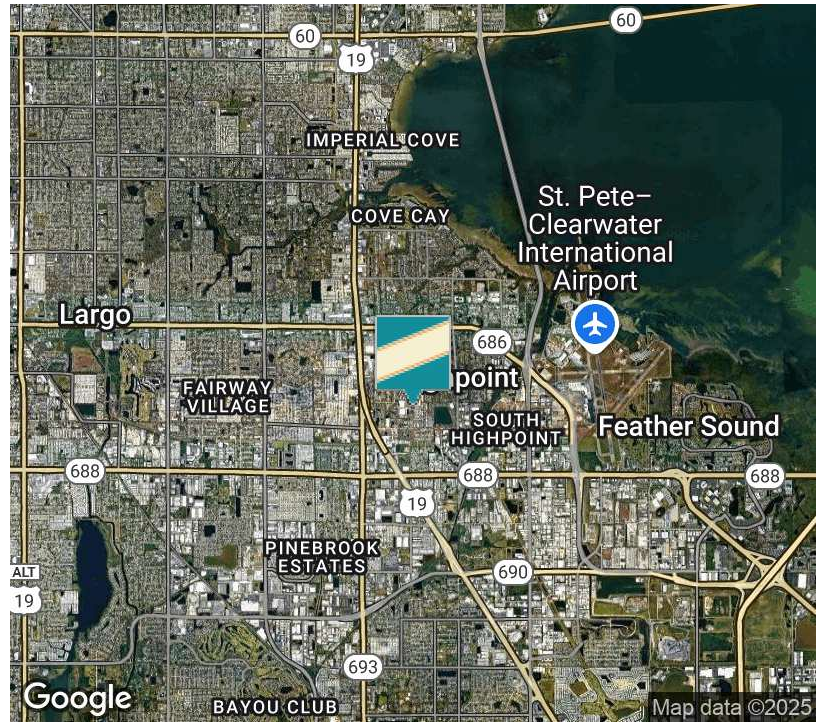
Grimaldi Commercial Realty Corp. • 115 W Bearss Ave • Tampa, FL 33613 • 813.882.0884
grimaldicommercialrealty.com



CLEARWATER INDUSTRIAL 4000 SF MANUFACTURING ZONING

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EXECUTIVE SUMMARY



OFFERING SUMMARY

Available SF: 4,000 SF

Lease Rate: \$13.50 SF/yr (NNN)

Zoning: M-I Light Manufacturing & Industry District

Market: Tampa-St. Petersburg-Clearwater industrial market.

Submarket: North Pinellas Industrial

PROPERTY OVERVIEW

DO NOT VISIT PROPERTY WITHOUT MAKING APPT WITH BROKER GEORGE WILLIAM AS THIS MAY DISQUALIFY YOU FROM LEASING THE PROPERTY PER OWNERS REQUEST 4,000 SF industrial warehouse located at 14483 62nd St N, Clearwater, FL. Zoned for manufacturing, this fully air-conditioned space features one overhead door, a private restroom, and ample on-site parking. Ideal for light industrial or manufacturing use.

AVAILABLE SPACES

SPACE	LEASE RATE	LEASE TYPE	SIZE (SF)
4000 SF WAREHOUSE	\$13.50 SF/yr		4,000 SF

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COMPLETE HIGHLIGHTS

LEASE HIGHLIGHTS

- 4,000 SF of industrial space
- Zoned for manufacturing
- Fully air-conditioned
- One overhead door for easy loading/unloading
- Private restroom
- Three-phase power
- Ample parking



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PROPERTY DESCRIPTION

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Located at 14483 62nd St N in Clearwater, FL, this 4,000 SF fully air-conditioned warehouse is ideal for manufacturing or light industrial use. The space features one overhead door, a private restroom, ample on-site parking, and three-phase power. Zoned for manufacturing, the property offers convenient access to major transportation routes, including US-19, I-275, and the Courtney Campbell Causeway. It's centrally positioned near St. Pete–Clearwater International Airport, Tampa International Airport, and within easy reach of Pinellas, Hillsborough, and Pasco counties—making it a strategic choice for businesses serving the greater Tampa Bay area.

LOCATION DESCRIPTION

Situated in the heart of Clearwater's industrial corridor, this property provides excellent access to major regional markets:

Just minutes from St. Pete–Clearwater International Airport

Easy access to Tampa International Airport

Central to Pinellas, Hillsborough, and Pasco counties

Quick connections to US-19, I-275, and the Courtney Campbell Causeway



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PROPERTY DETAILS

Lease Rate	\$13.50 SF/YR
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LOCATION INFORMATION

Building Name	CLEARWATER INDUSTRIAL 4000 SF MANUFACTURING ZONING
Street Address	14483 62nd St N
City, State, Zip	Clearwater, FL 33760
County	Pinellas
Market	Tampa-St. Petersburg- Clearwater industrial market.
Sub-market	North Pinellas Industrial

BUILDING INFORMATION

Number of Floors	1
Number of Buildings	1

PROPERTY INFORMATION

Property Type	Industrial
Property Subtype	Manufacturing
Zoning	M-I Light Manufacturing & Industry District
Lot Size	18,466 SF
APN #	053016709201000805
Lot Depth	1,320 ft

PARKING & TRANSPORTATION

UTILITIES & AMENITIES

Restrooms	1.0
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LOCATION MAP



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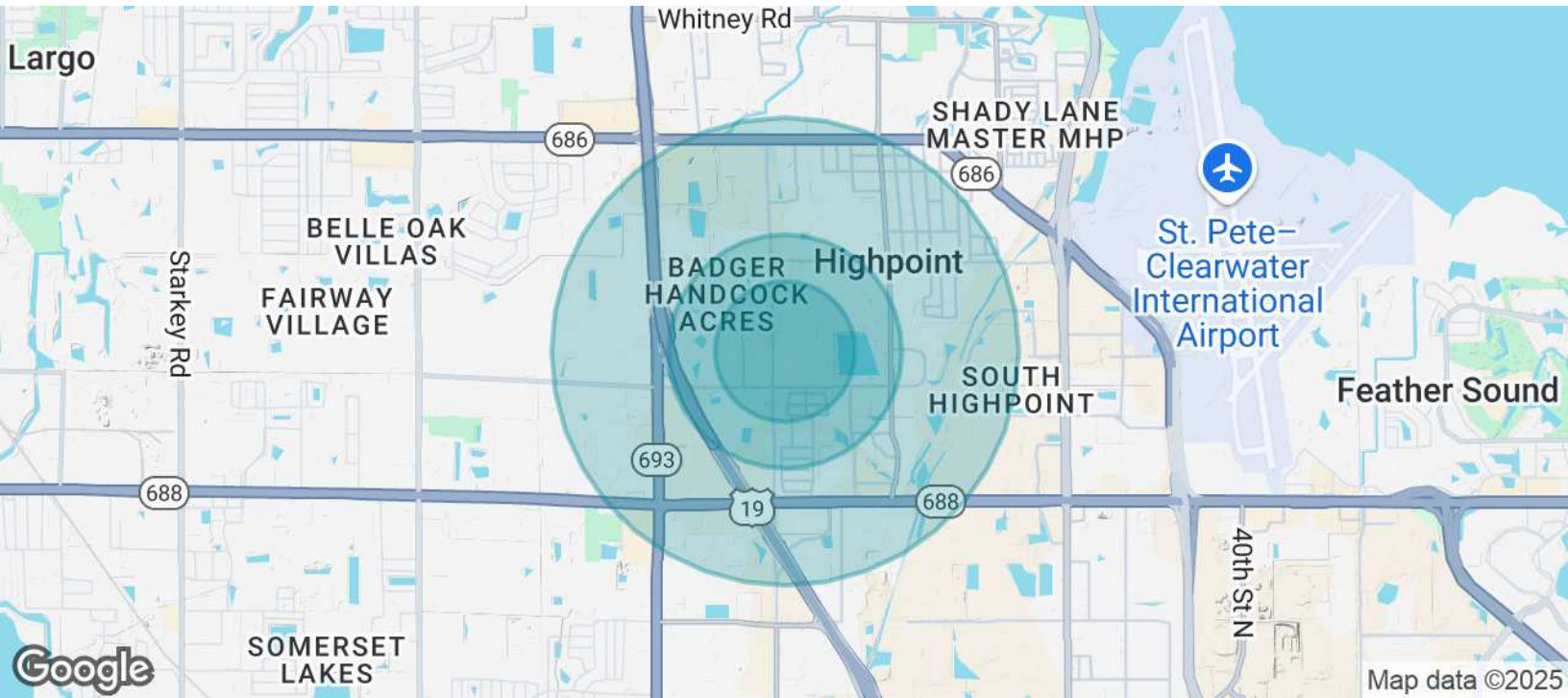
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DEMOGRAPHICS MAP & REPORT



POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	901	2,822	11,635
Average Age	38	38	40
Average Age (Male)	38	38	40
Average Age (Female)	38	38	40

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	399	1,239	4,449
# of Persons per HH	2.3	2.3	2.6
Average HH Income	\$76,683	\$77,114	\$95,749
Average House Value	\$205,299	\$207,642	\$257,845

Demographics data derived from AlphaMap

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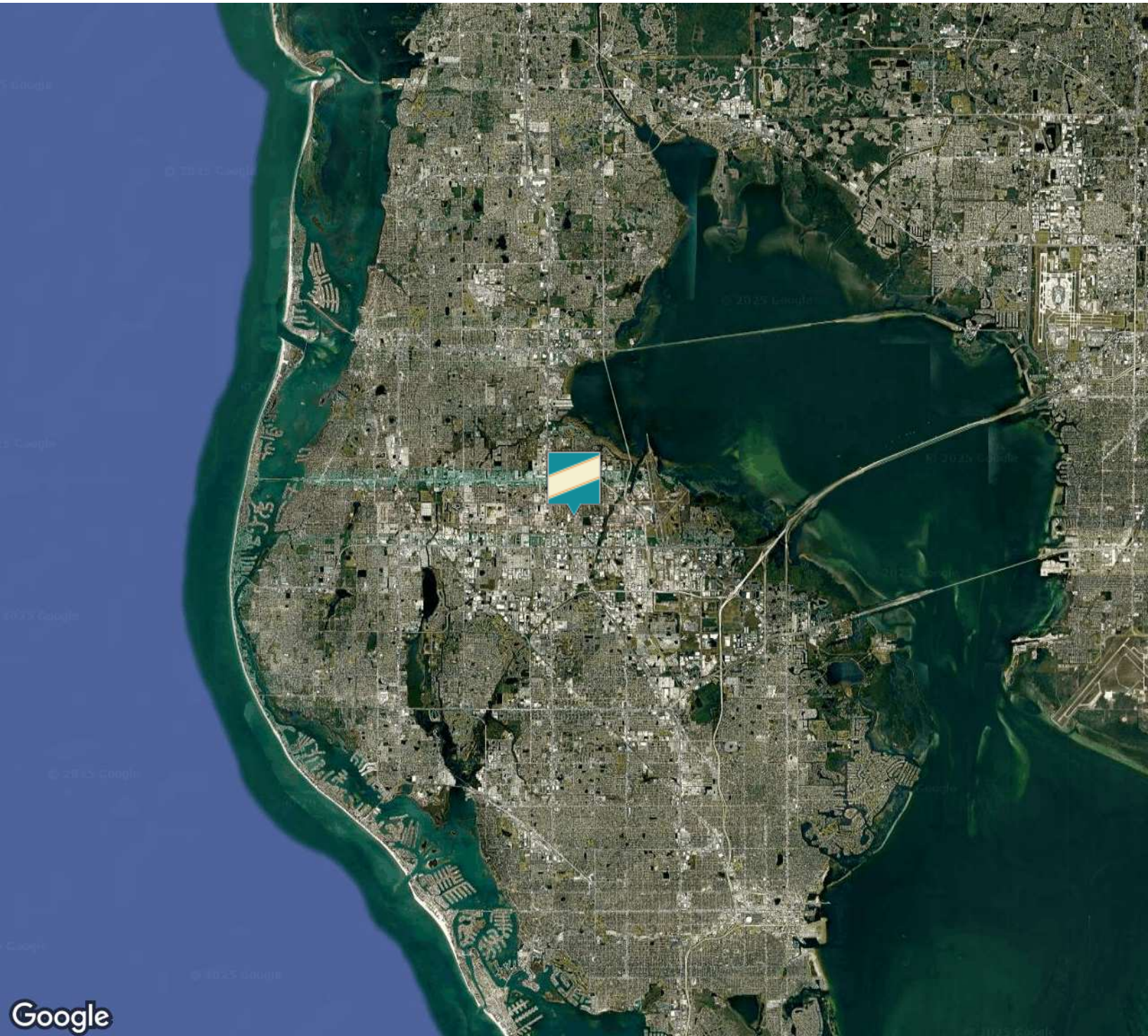
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AERIAL MAP



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ADVISOR BIO & CONTACT 1

GEORGE WILLIAM

Senior Broker Associate



115 W Bearss Ave
Tampa, FL 33613
T 727.482.2818
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PROFESSIONAL BACKGROUND

Meet George William, your esteemed guide to the dynamic world of commercial real estate in the Tampa Bay area. With a legacy of 10 years in the industry, George is a seasoned Commercial Real Estate Broker renowned for his unwavering commitment to client success and unmatched market insights.

George's journey in real estate began with a passion for helping businesses and investors achieve their goals. Over the years, he has honed his expertise, becoming a trusted advisor to a diverse clientele. George's reputation for transparency, integrity, and personalized service has been the cornerstone of his thriving career. George's deep-rooted connections within the Tampa Bay community and his finger on the pulse of the industry empower his clients to make informed decisions, even in the face of complexity. With an innate ability to identify opportunities that align with his clients' objectives, George has successfully facilitated countless transactions –from leasing prime retail spaces to brokering high-value investment deals. His strategic approach and innovative thinking consistently yield favorable outcomes, making him a sought-after broker in the region.

Beyond his professional accomplishments, George is celebrated for his dedication to ongoing education. He stays ahead of the curve by staying attuned to market shifts, legal nuances, and emerging technologies, ensuring his clients receive the most up-to-date advice. George's commitment to excellence and his genuine interest in helping you achieve your commercial real estate aspirations set him apart. Contact him today to unlock the boundless potential of the Tampa Bay commercial real estate market.

Areas of Expertise:

Investment and income producing properties
Sale of businesses
Retail Sales and Leasing
Industrial Sales and Leasing
Self Storage
Gas Stations and Convenience Stores

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