



LakeView at Hidden River

8875 Hidden River Parkway

Tampa, FL 33637

For Lease

LORI HELLSTROM, CCIM
941 504 5981
lori.hellstrom@colliers.com





Building Highlights

- › Class A multi-tenant, five-story office building with approximately 125,990 rentable square feet
- › Conveniently located at the intersection of I-75 and Fletcher Avenue in East Tampa
- › Parking ratio is 3.70 per 1,000 square feet
- › On-site restaurant and property management
- › Offers easy access to nearby hotels, restaurants, the University of South Florida, many well-known attractions and golf courses
- › Hidden River Corporate Park is a Verizon SmartPark with FiOS and Level 3 Communications available
- › Park patrolled security
- › FedEx and UPS drop boxes at building



LakeView at Hidden River Quick Facts

Building

LakeView is a five-story, Class A suburban office building. Built in 1989, the building contains 125,990 square feet with a 16.37% load factor. The building is constructed with concrete beams, steel frames, and glass panes.

Location

LakeView is located in Hidden River Corporate Park at the intersection of I-75 & Fletcher Avenue and offers easy access to the executive housing areas of “New Tampa”, Brandon, and Temple Terrace. It is also near the University of South Florida, hotels, restaurants, Lettuce Lake Park, Busch Gardens, the Museum of Science and Industry, and is close to some of Tampa’s finest golf courses, including Tampa Palms, Hunter’s Green and Saddlebrook.

Amenities

LakeView has an on-site restaurant which offers indoor and outdoor seating, is open for breakfast and lunch, and has a wide variety of menu items. The building is located in a lush park like setting surrounded by a beautiful lake and trees. Hidden River Office Park is a Verizon SmartPark with FiOS and Level 3 Communications available.

Parking

LakeView offers 3.7 spaces per 1,000 RSF in the surface parking lots at no charge.

Elevators

The building has three passenger elevators of which one is used as a dual freight elevator.

Building Hours

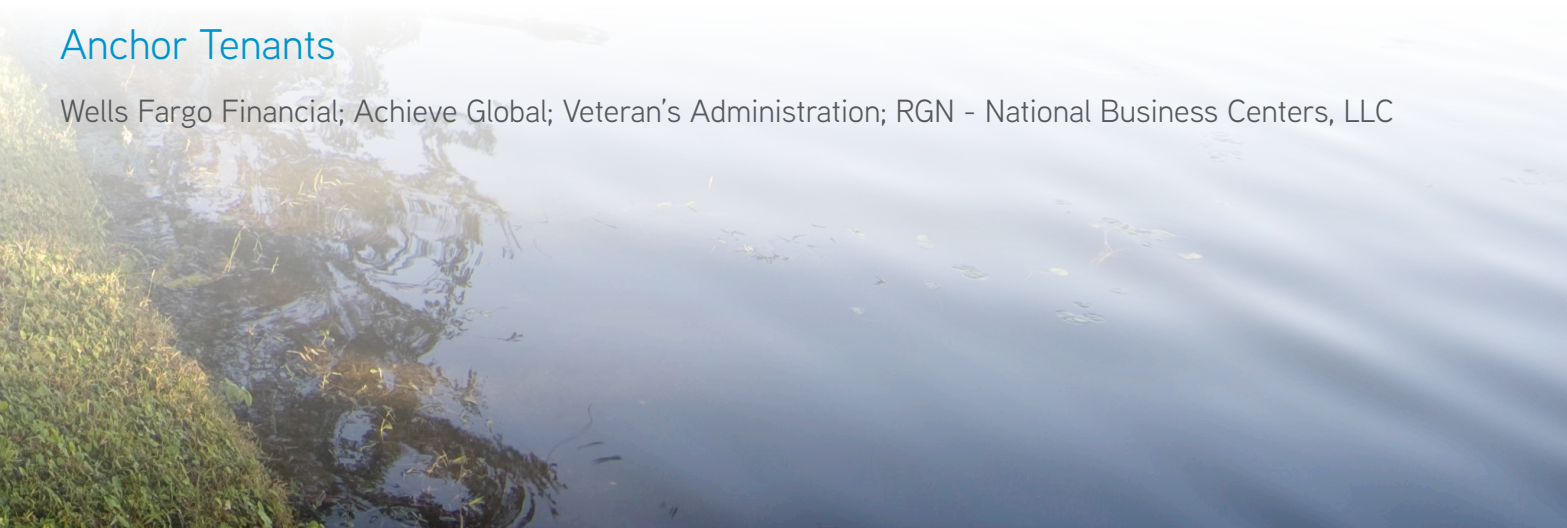
The building standard hours of operation are Monday through Friday from 8:00 am to 6:00 pm and Saturday from 9:00 am to 12:00 pm.

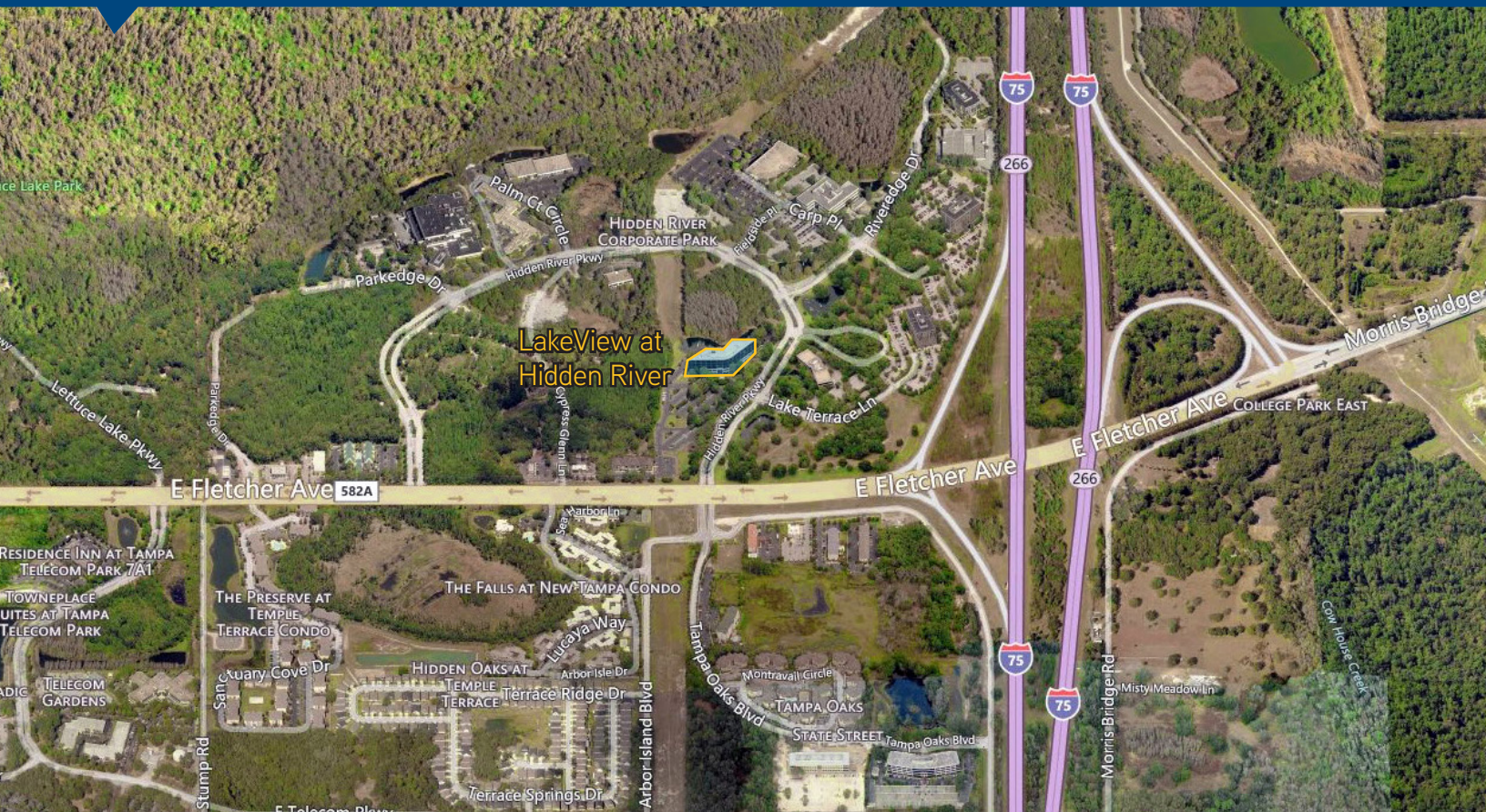
Building Security

Hidden River Corporate Park offers patrolled security during the evening hours. The building has an automated locking system for all entryway doors. After hours access for tenants is provided with a card key, which allows entry from three exterior building doors.

Anchor Tenants

Wells Fargo Financial; Achieve Global; Veteran’s Administration; RGN - National Business Centers, LLC





Location



Contact Us

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COLLIERS INTERNATIONAL
1819 Main Street, Suite 102
Sarasota, Florida 34236
727 442 7184
www.colliers.com