



For lease

Westbrook Center | Building 2

11401 S Belcher Road
Largo, FL 33773

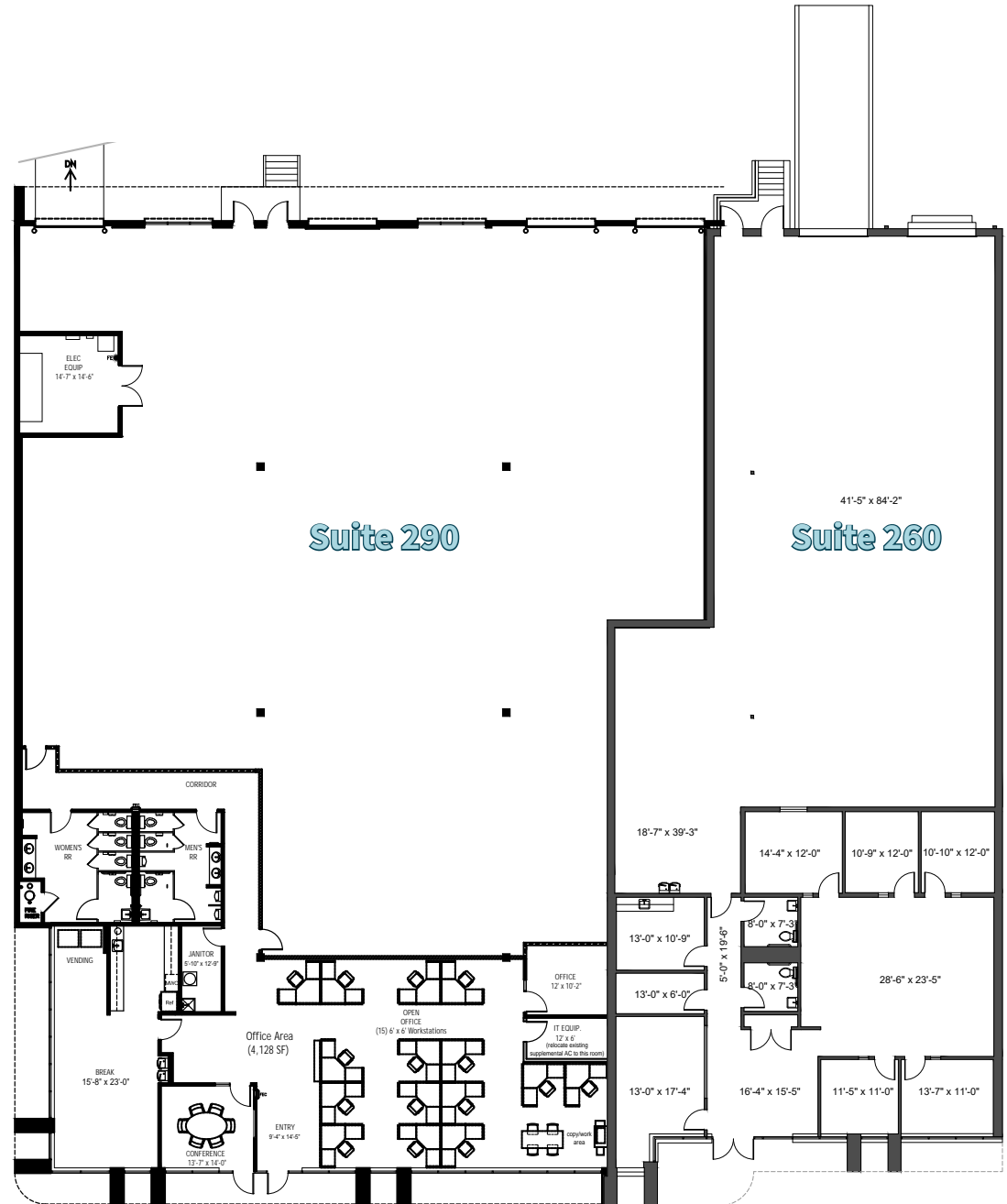


Westbrook



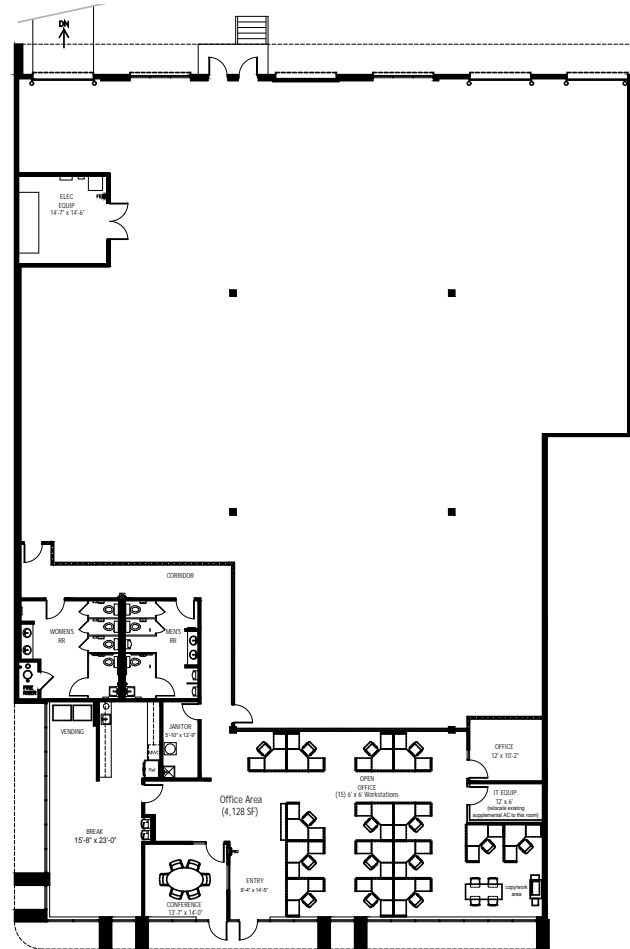
Suite 260-290

Size	20,371 SF
Office SF	6,858 SF
Available	Now
Clear Height	18'
HVAC	100%
Sprinklers	Wet
Loading	5 dock-high doors 2 ramps
Power	277/480-volt, 3 phase, 600 amps, 4 wire main service
Column Spacing	36'x36'
Building Depth	155'
Truck Court	160' shared
Parking	2.70/1,000 SF



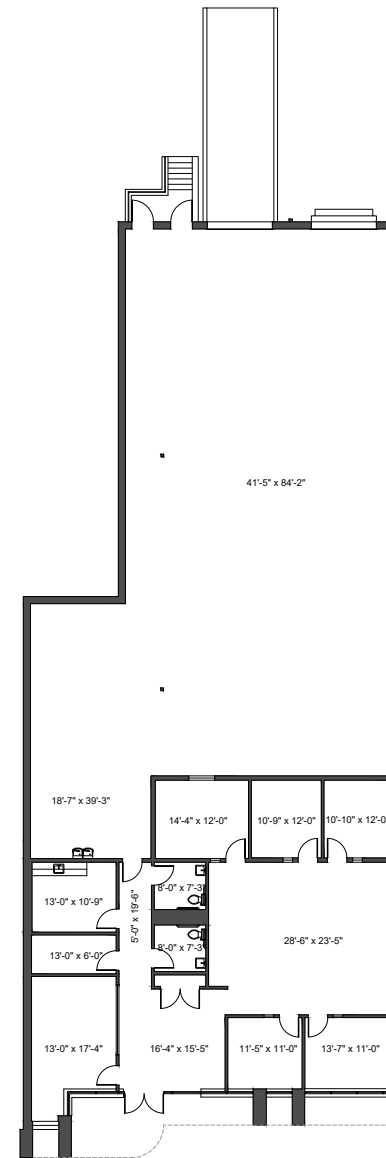
Suite 290

Size	13,400 SF
Office SF	4,128 SF
Available	Now
Clear Height	18'
HVAC	100%
Sprinklers	Wet
Loading	4 dock-high doors 1 ramp
Power	277/480-volt, 3 phase, 600 amps, 4 wire main service
Column Spacing	36'x36'
Building Depth	155'
Truck Court	160' shared
Parking	2.70/1,000 SF



Suite 260

Size	6,971 SF
Office SF	2,730 SF
Available	Now
Clear Height	18'
HVAC	100%
Sprinklers	Wet
Loading	1 dock-high door 1 ramp
Power	277/480-volt, 3 phase, 600 amps
Column Spacing	36'x36'
Building Depth	155'
Truck Court	160' shared
Parking	2.70/1,000 SF



Building 2 | 11401 S Belcher Road, Largo, FL

Distances

US-19 2.5 miles

**St. Pete/Clearwater
Int'l Airport** 5.5 miles

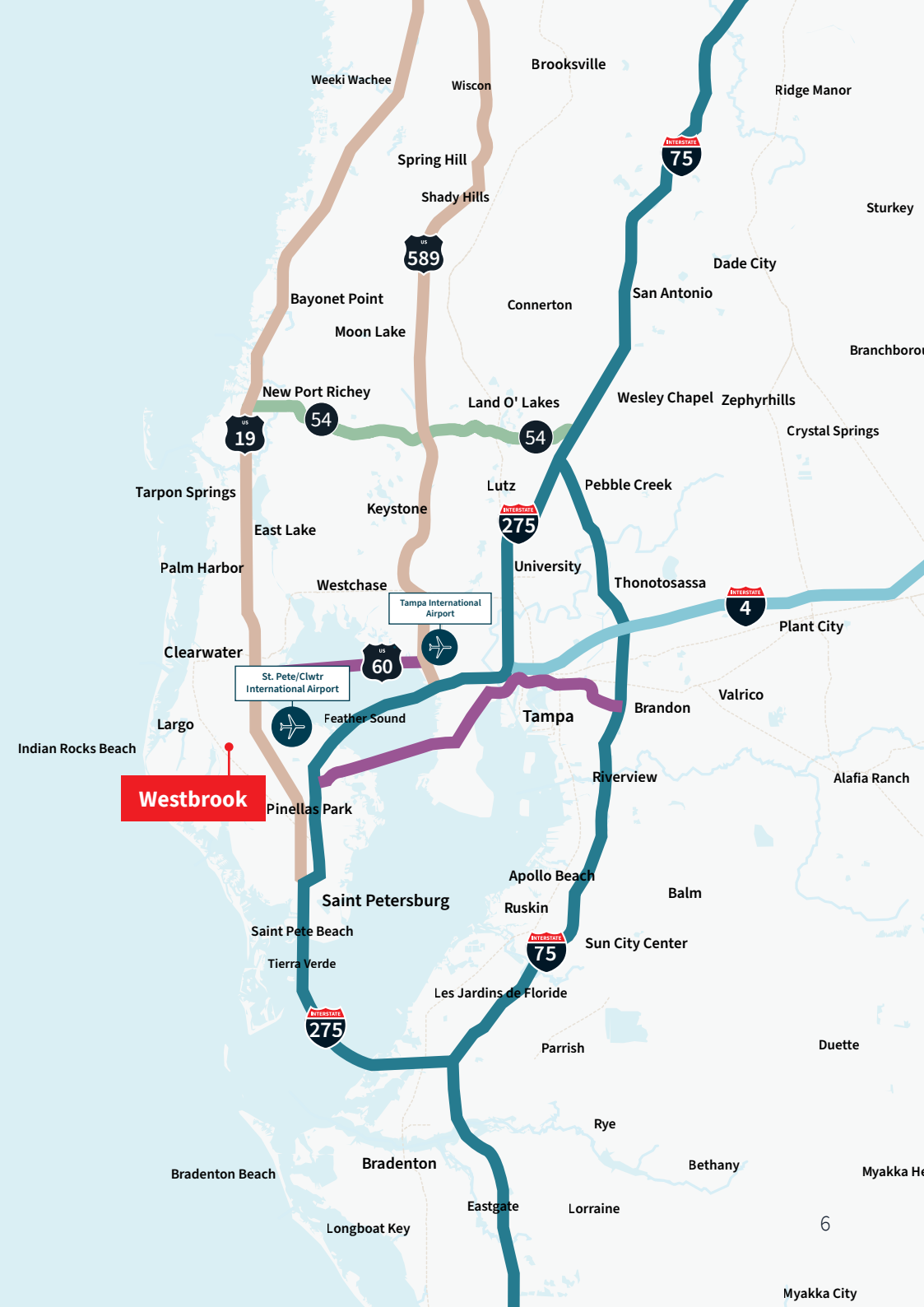
US-60 7.0 miles

I-275 7.2 miles

Tampa Int'l Airport 17.0 miles

I-4 20.5 miles

I-75 28.5 miles



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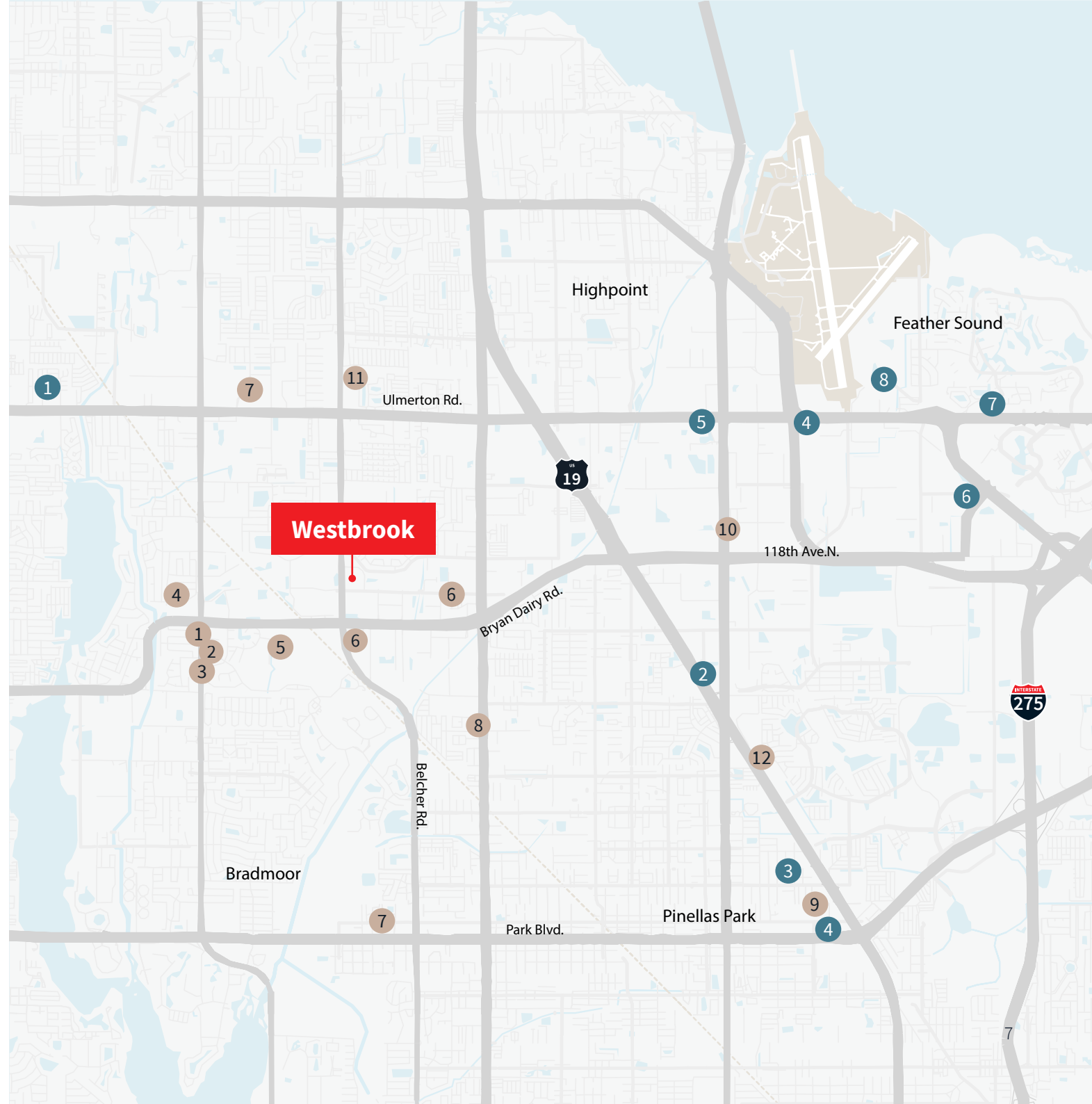
Amenities

Food

1. Panera Bread
2. Starbucks
3. Little Greek
4. Moe's
5. Dunkin'
6. Subway
7. Zaxby's
8. Pinellas Grill
9. Tijuana Flats
10. Engine 53 Pizza
11. Finley's Irish Eatery
12. Nuevo Vallarta

Hotels

1. Hilton Home2 Suites
2. La Quinta
3. Country Inn & Suites
4. Hampton Inn
5. Residence Inn Marriott
6. Saint Pete Marriott
7. Homewood Suites
8. Courtyard Marriott





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