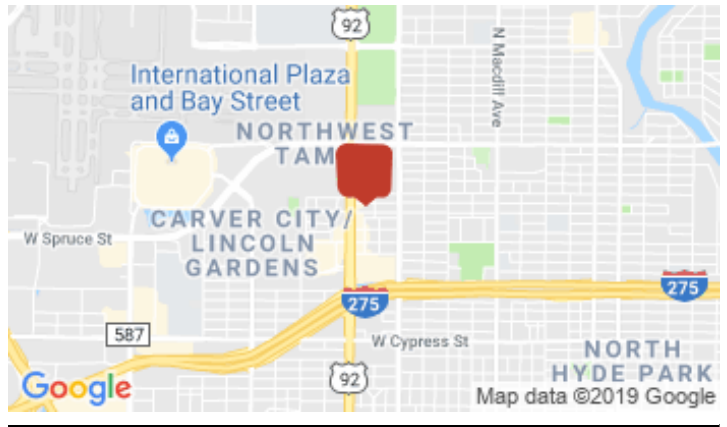


# Cherry Street Office

## 3707 W Cherry St, Tampa, FL 33607

|                           |   |
|---------------------------|---|
| Listing ID:               | 30357386                                |
| Status:                   | Active                                  |
| Property Type:            | Office For Sale                         |
| Office Type:              | Net Leased, Office Building             |
| Gross Land Area:          | 0.78 Acres                              |
| Sale Price:               | \$4,350,000                             |
| Unit Price:               | \$199.72 PSF                            |
| Sale Terms:               | Cash to Seller                          |
| Nearest MSA:              | Tampa-St. Petersburg-Clearwater         |
| County:                   | Hillsborough                            |
| Tax ID/APN:               | 16-29-18-3JN-000005-00025.0             |
| Zoning:                   | CI                                      |
| Property Use Type:        | Net Leased Investment (NNN), Investment |
| Class of Space:           | Class B                                 |
| Gross Building Area:      | 21,781 SF                               |
| Building/Unit Size (RSF): | 21,781 SF                               |
| Cap Rate:                 | 8.78%                                   |
| Property Visibility:      | Good                                    |
| Highway Access:           | Off Dale Mabry Hwy                      |
| Year Built:               | 1984                                    |
| Construction/Siding:      | Block                                   |
| Parking Ratio:            | 4.1 (per 1000 SF)                       |
| Parking Type:             | Surface, Underground                    |



### Overview/Comments

100% Leased - WESTSHORE 2-story office Bldg. Currently leased and occupied by Freedom (Anthem Inc., NYSE: ANTM) Health with approx. 175 employees, Lease expiration 12/31/21. Presently approx. 150 workstations plus 18 individual offices/IT and training rooms/break areas, etc. 4.1/1000 parking with 42 covered garage spaces.

#### More Information Online

<https://rossrealtytampabay.catylist.com//listing/30357386>

#### QR Code

Scan this image with your mobile device:



### Property Contacts



**Elliott M. Ross, CCIM**  
Ross Realty Group, Inc.  
727-639-3800 [M]  
727-639-3800 [O]  
[elliottross@255echomike.com](mailto:elliottross@255echomike.com)