

FOR LEASE

[colliers.com/Tampa Bay Florida](http://colliers.com/Tampa-Bay-Florida)

400/450

Carillon Parkway

ST. PETERSBURG | FL

In the heart of the
Gateway submarket

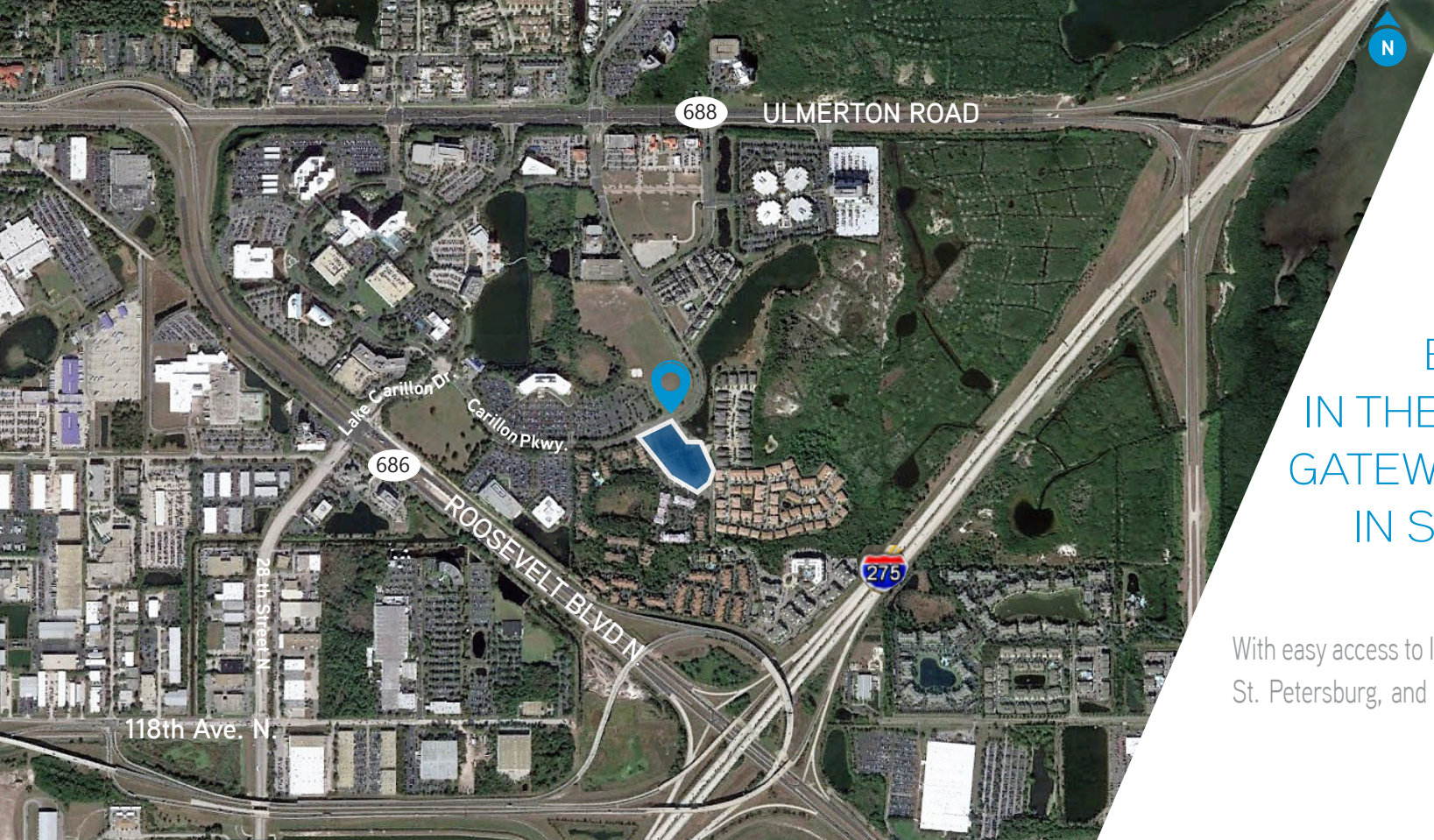
Class A buildings



Colliers International
1819 Main Street | Suite 102
Sarasota, FL 34236
P: +1 727 450 6964

Lori Hellstrom

Managing Director, Office Services
Cell +1 941 504 5981
Lori.hellstrom@colliers.com



CONVENIENT
LOCATION IN
THE CARILLON
BUSINESS PARK,
IN THE HEART OF THE
GATEWAY SUBMARKET
IN ST. PETERSBURG

With easy access to I-275, only 10 minutes to downtown St. Petersburg, and 15 minutes to downtown Tampa...



Parking
3.8/1,000



On-site
Cafe



Fibre-Optic
Enabled



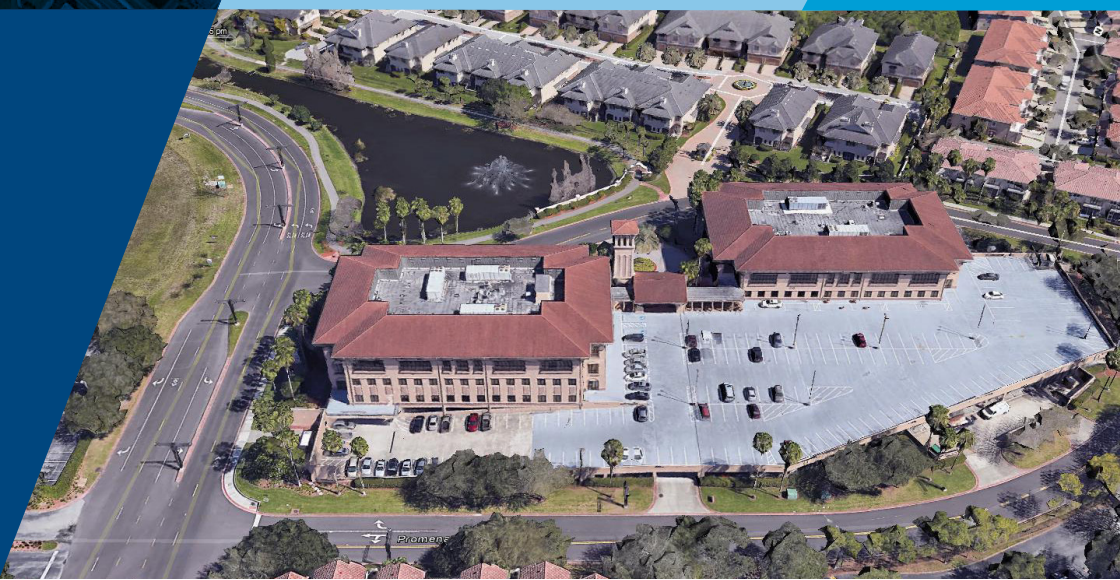
Wheelchair
Accessible



Bike
Storage



Tampa International &
Clearwater / St. Petersburg
Airports - 10 min. Drive





PROPERTY HIGHLIGHTS

- Built in 1999
- 104,000 SF
- 2 Class A buildings connected by a pedestrian walkway:
 - Castille 400: 2 stories
 - Castille 450: 3 stories
- Parking:
 - On-site, covered and uncovered
 - 3.8 spaces / 1,000 RSF
 - Free unreserved parking. Reserved parking available
- Elevators: 2 passengers, 2 garage
- Building hours: Monday through Friday, from 8:00am to 6:00pm, Saturday 8:00am to 1:00pm. 24 hour access available to tenants via key card
- Owned by Castille at Carillon, LLC
- Managed by Coatue Management, LLC

AMENITIES

- On-site cafe open from 8:00am to 3:00pm
- Outdoor covered seating area with tables and chairs
- Building directories
- Professional property management with on-site building engineer
- Patrolling security guard
- USPS, FedEx & UPS drop boxes
- Verizon, Bright House, Level 3 Communications
- On-site car washing/detailing and full service dentist
- Located in the Carillon Business Park, next to running trails, parks, restaurants, retail shops, banks, hotels as well as residential neighborhoods

ANCHOR TENANTS

Assurant; Dex Media Inc.; Cisco System; Electronic Data, Inc.