

403 E. Madison Street | Tampa, FL 33602
NORTHERN TRUST BANK BUILDING



OFFICE LEASE



PROPERTY HIGHLIGHTS

- ✓ **AVAILABLE SPACES**
5,000 RSF ON FLOOR 4
5,000 RSF ON FLOOR 5
2,296 RSF ON FLOOR 6*
- ✓ **12,296 RSF TOTAL AVAILABLE**
* FREE RENT ON FLOOR 6 WHEN COMBINING FLOORS 4 AND 5
- ✓ **BASE RENT \$15 PSF**
- ✓ **CAM: ESTIMATED \$4 PSF**
- ✓ **CONFERENCE ROOMS: 4**
- ✓ **TOTAL OFFICES: 18**
- ✓ **COPY ROOMS: 3**
- ✓ **BREAKROOMS: 2**
- ✓ **ROLLING HIGH-DENSITY FILING SYSTEM**
- ✓ **WORKSTATION AREAS: 10 BUILT-IN**
- ✓ **READY TO OCCUPY**
- ✓ **BROKERS PROTECTED**
- ✓ **\$10 PSF BELOW MARKET RENTAL RATE**
- ✓ **PARKING AVAILABLE**
- ✓ **FLEXIBLE TERMS**
- ✓ **CLASS A FINISHES**
- ✓ **PRIVATE ELEVATOR**

THOMAS MARTINO,
REAL ESTATE DIRECTOR



813-998-5333



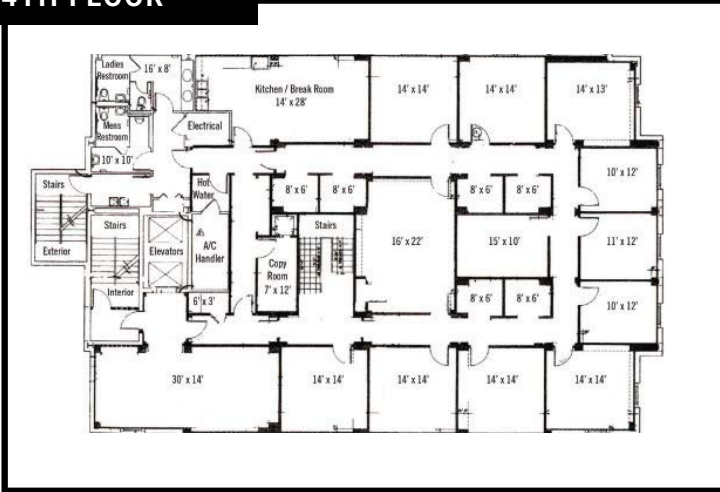
TMARTINO@ARECUSA.COM

OFFICE LEASE | NORTHERN TRUST BANK BUILDING



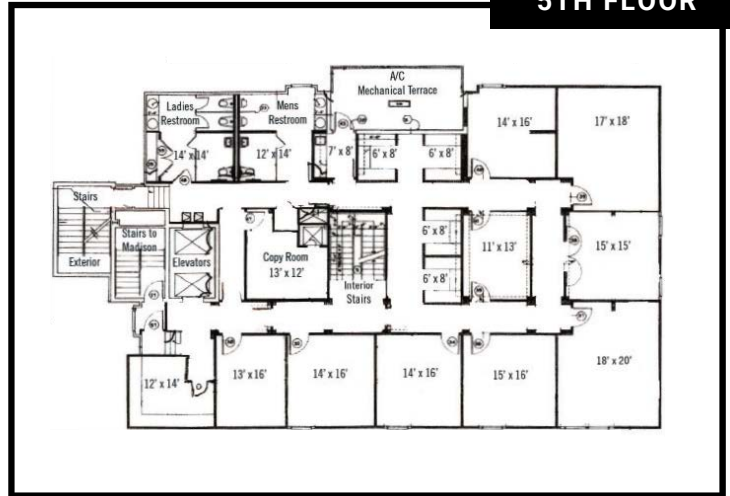
4TH - 6TH FLOORS | 5,000-12,296 RSF

4TH FLOOR

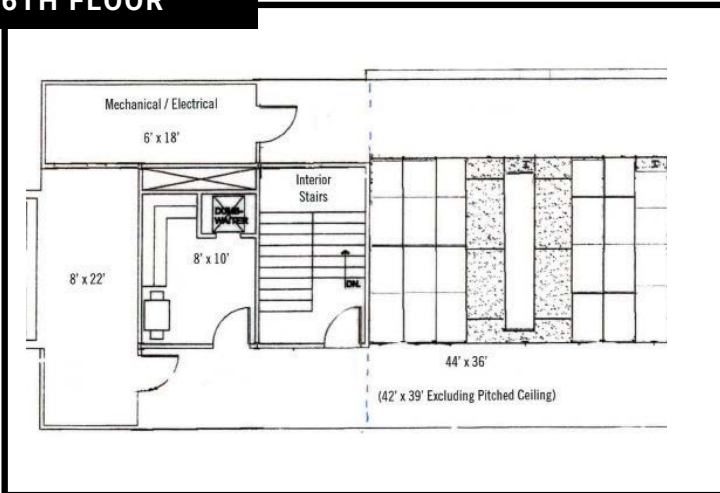


***FREE RENT ON FLOOR 6 WHEN COMBINING FLOORS 4 AND 5**

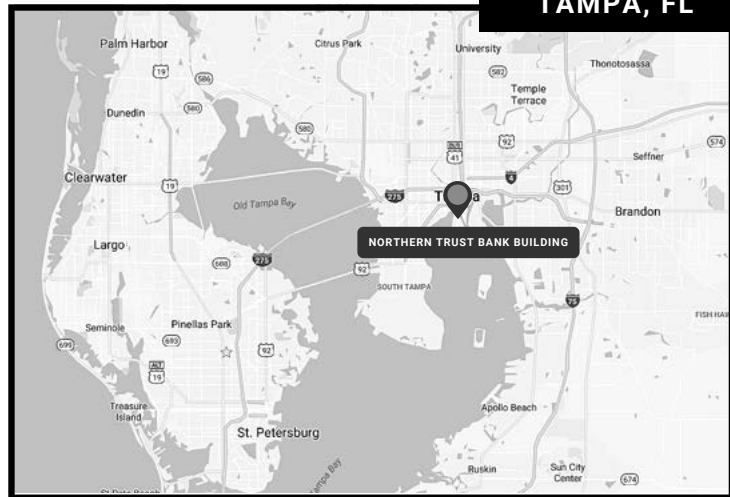
5TH FLOOR



6TH FLOOR



TAMPA, FL



No warranty of representation, expressed or implied, is made to the accuracy of information contained herein, and same is submitted subject to errors, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by our principals.

THOMAS MARTINO,
REAL ESTATE DIRECTOR



813-998-5333



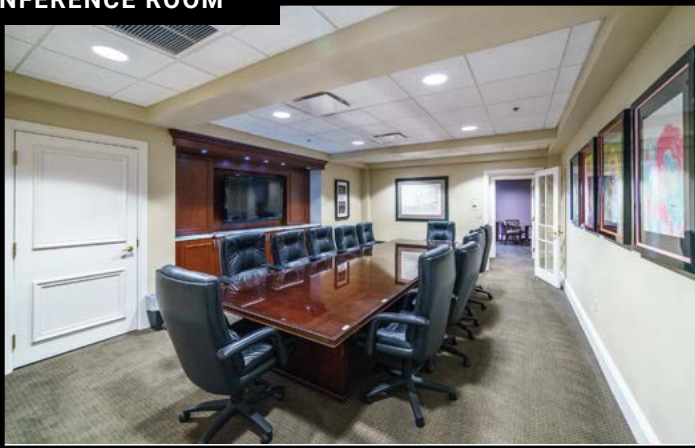
TMARTINO@ARECUSA.COM

OFFICE LEASE | NORTHERN TRUST BANK BUILDING



4TH - 6TH FLOORS | 5,000-12,296 RSF

CONFERENCE ROOM



TYPICAL OFFICE



RECEPTIONIST DESK



RECEPTION



ROLLING HIGH DENSITY FILING SYSTEM



BUILT-IN MILLWORK



No warranty of representation, expressed or implied, is made to the accuracy of information contained herein, and same is submitted subject to errors, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by our principals.

THOMAS MARTINO,
REAL ESTATE DIRECTOR



813-998-5333



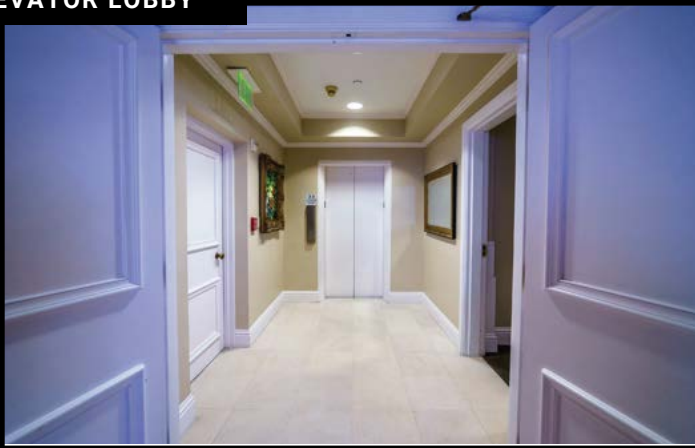
TMARTINO@ARECUSA.COM

OFFICE LEASE | NORTHERN TRUST BANK BUILDING



4TH - 6TH FLOORS | 5,000-12,296 RSF

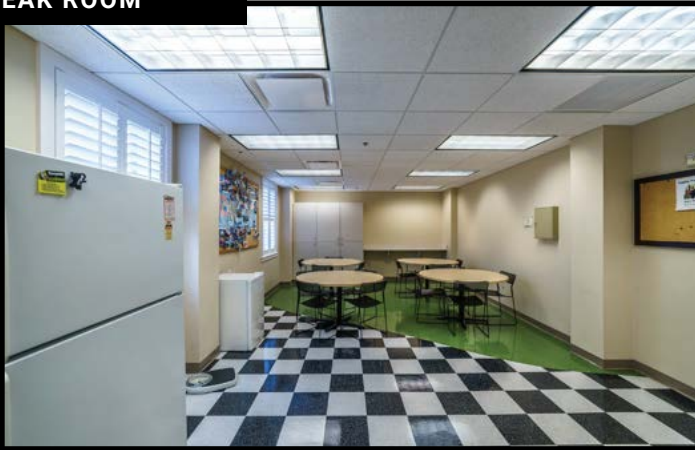
ELEVATOR LOBBY



TYPICAL OFFICE



BREAK ROOM



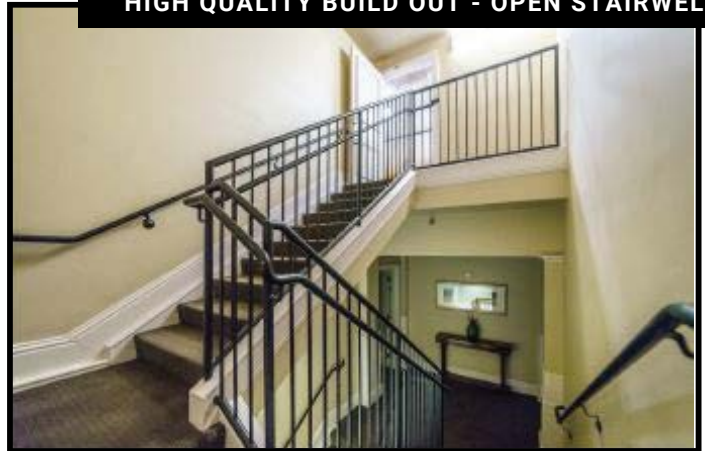
SMALL CONFERENCE ROOM



BUILT-IN ADMIN SPACES



HIGH QUALITY BUILD OUT - OPEN STAIRWELL



No warranty of representation, expressed or implied, is made to the accuracy of information contained herein, and same is submitted subject to errors, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by our principals.

THOMAS MARTINO,
REAL ESTATE DIRECTOR



813-998-5333



TMARTINO@ARECUSA.COM