

URBAN INFILL LAND DEVELOPMENT OPPORTUNITY



OFFICE

Parcels available for office development range in size from 1.6-2.4 acres and are defined by ENCORE!'s LEED® certified development initiatives and an unrivaled kaleidoscope of on-site amenities. ENCORE! has approval for up to 180,000 SF of office.

ENCORE! is centrally located at the intersection of Tampa's core business activity anchors, I-275 and the Crosstown Expressway. Adjacent to the Central Business District, Channelside, Ybor City and other distinct neighborhoods, ENCORE! is the gateway to Tampa's commerce, entertainment and cultural centers.

ENCORE!'s dynamic town square features cafés with outdoor seating, an outdoor market plaza, history museum and public art. Wide paved walkways promote a walkable, pedestrian-friendly environment.

NOW SELLING

- PARCEL 9 2.4 acres approved for office, 300' maximum height
- PARCEL 10 1.6 acres approved for office, 280' maximum height
- PARCEL 11 2.4 acres approved for office, 260' maximum height

ENCORE!

DOWNTOWN'S TEMPO DISTRICT

PRICES
STARTING AT

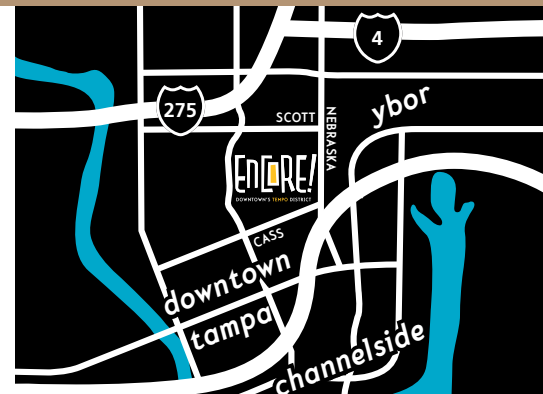
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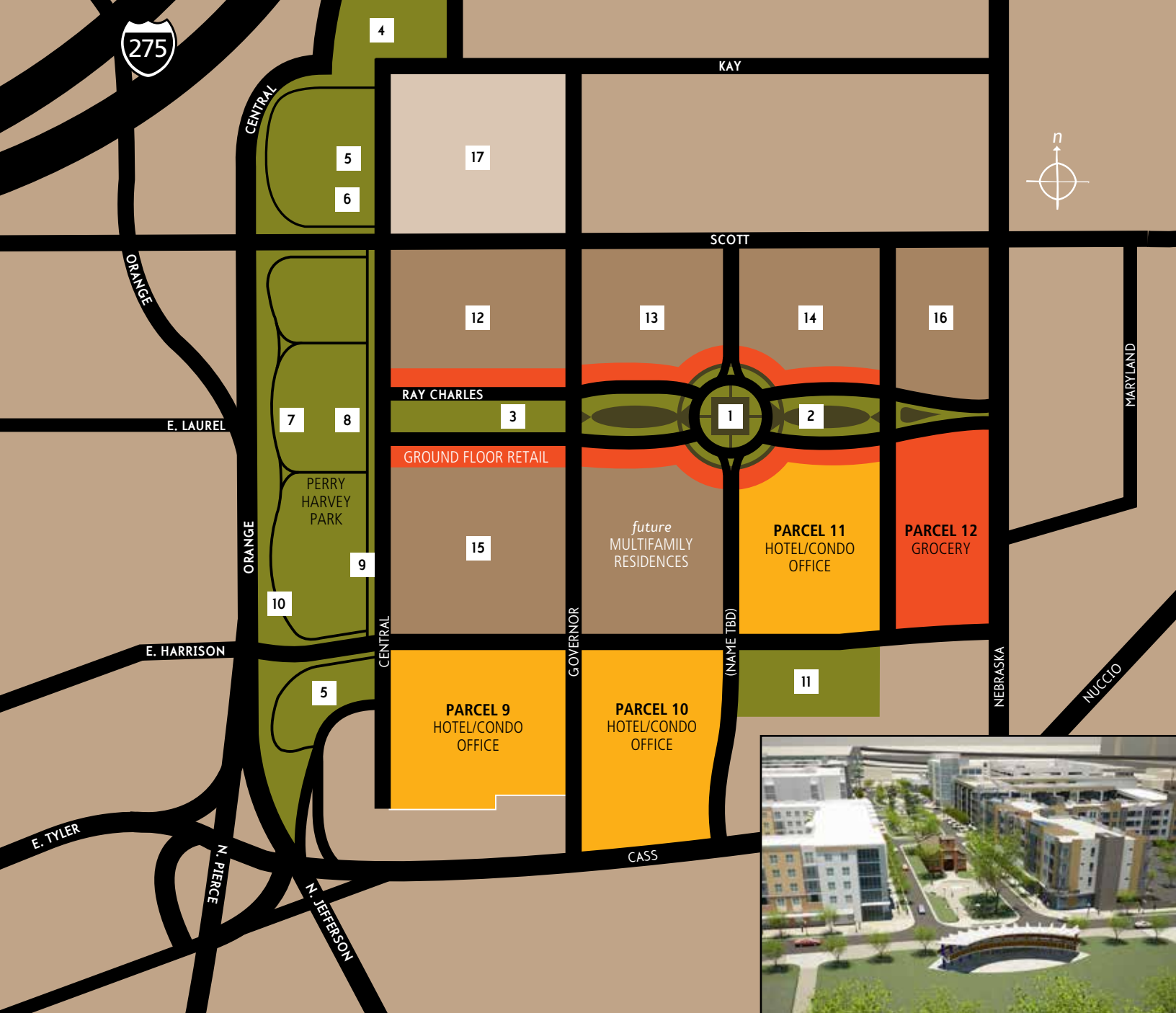
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ENCORETAMPA.COM



- 1 TOWN GREEN
- 2 CENTER STAGE
- 3 HISTORY MUSEUM
- 4 SKATE PARK
- 5 PLAYGROUNDS
- 6 COMMUNITY CENTER
- 7 AMPHITHEATER
- 8 PERFORMANCE STAGE
- 9 HISTORY WALK
- 10 PATHWAYS
- 11 SOLAR PARK
- 12 THE TEMPO APARTMENT HOMES
- 13 THE ELLA SENIOR APARTMENT HOMES
- 14 THE REED APARTMENT HOMES
- 15 THE TRIO APARTMENT HOMES
- 16 RETAIL
- 17 MIDDLE SCHOOL

ENCORE!
DOWNTOWN'S TEMPO DISTRICT

The walkable 40+ acre design blends commerce with community to form a city within a city. A formal town square with pathways, history museum, public artwork and relaxation niches is center stage to vibrant hotels, offices, apartments, retailers and restaurants.

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