

6301 & 6313 BENJAMIN ROAD

FLEX/OFFICE BUILDINGS FOR LEASE

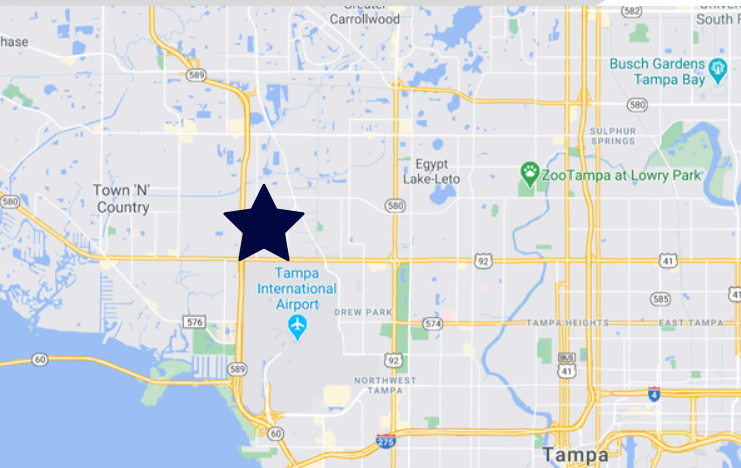


THE VECTOR COLLECTIVE FOR LEASE

The Vector Collective Portfolio offers an exceptional opportunity to lease flex/industrial office space in Tampa Bay's highly desirable Westside/Airport submarket. Comprising 14 flex, office, and light industrial warehouse buildings totaling 506,657 square feet, this portfolio provides businesses with modern, high-quality spaces designed for efficiency and growth. Located at 6301 & 6313 Benjamin Road, these buildings feature divisible suites, office-to-suit options, up to 15 grade-level loading doors, and fully sprinklered facilities, all within minutes of Veterans Expressway and Tampa International Airport.

FEATURES

- UP TO +/- 54,315 SF AVAILABLE FOR LEASE
- DIVISIBLE TO APPROX. 6,918 SF
- Flexible Spaces: Ideal for office, warehouse, or light industrial use
- Office to Suit: Customizable office build-outs available to fit your business needs
- Up to 15 Grade-Level Loading Doors
- Ample Parking: 3/1,000 parking ratio
- Divisible Suites: Flexible leasing options to accommodate various space requirements
- Prime Location: Easy access to Veterans Expressway, Tampa International Airport, and major thoroughfares
- AVAILABLE JANUARY 2027
- Professionally leased and managed



Vaughan Commercial Advisors, LLC

6302 Benjamin Road, Suite 406
Tampa, FL 33634

Bruce Vaughan, SIOR CCIM

Bruce@VaughanCRE.com
(813) 810 5135

Emily Owens-Hammond, CCIM

Emily@VaughanCRE.com
(407) 448 8207



VECTOR II



6301 BENJAMIN ROAD

| SUITE | SF TOTAL | OFFICE | WHSE | LOADING | CLEAR HEIGHT | AVAILABLE |
|-----------|-----------|-----------|----------|---------------|--------------|-----------|
| Suite 101 | 27,249 SF | 19,992 SF | 7,257 SF | 8 GRADE LEVEL | 15' | JAN 2027 |

*DIVISIBLE TO APPROX. 6,918 SF

6313 BENJAMIN ROAD

| SUITE | SF TOTAL | OFFICE | WHSE | LOADING | CLEAR HEIGHT | AVAILABLE |
|-----------|-----------|-----------|----------|---------------|--------------|-----------|
| Suite 101 | 27,066 SF | 20,541 SF | 6,525 SF | 7 GRADE LEVEL | 12' | JAN 2027 |

*DIVISIBLE TO APPROX. 7,524 SF



Vaughan Commercial Advisors, LLC
6302 Benjamin Road, Suite 406
Tampa, FL 33634

Bruce Vaughan, SIOR CCIM
Bruce@VaughanCRE.com
(813) 810 5135

Emily Owens-Hammond, CCIM
Emily@VaughanCRE.com
(407) 448 8207

6301 & 6313 BENJAMIN ROAD

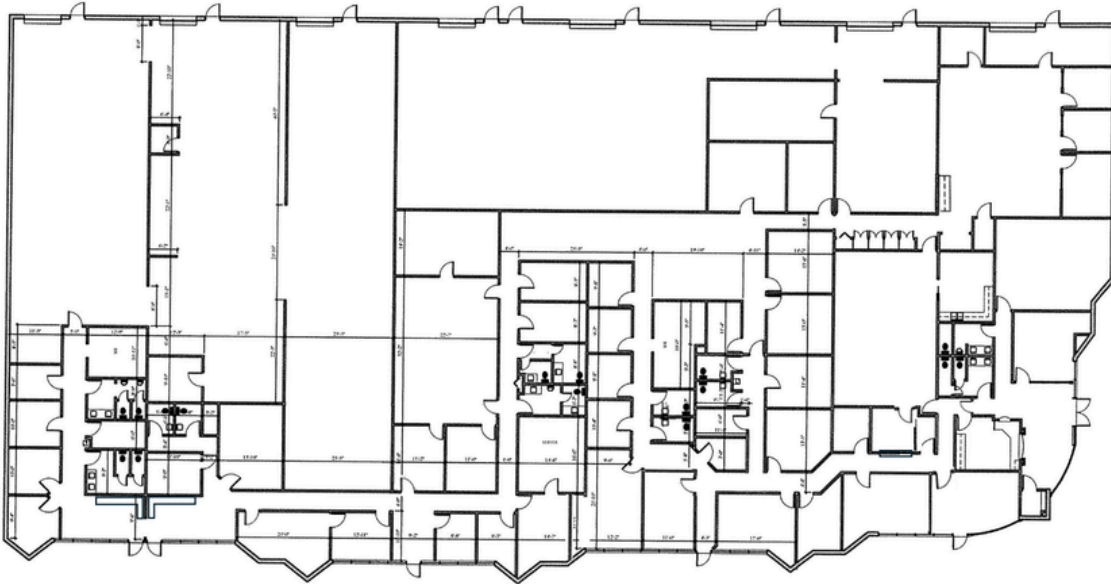
TAMPA, FLORIDA 33634

FLOORPLANS

6301 BENJAMIN ROAD

27,249 +/- SF AVAILABLE

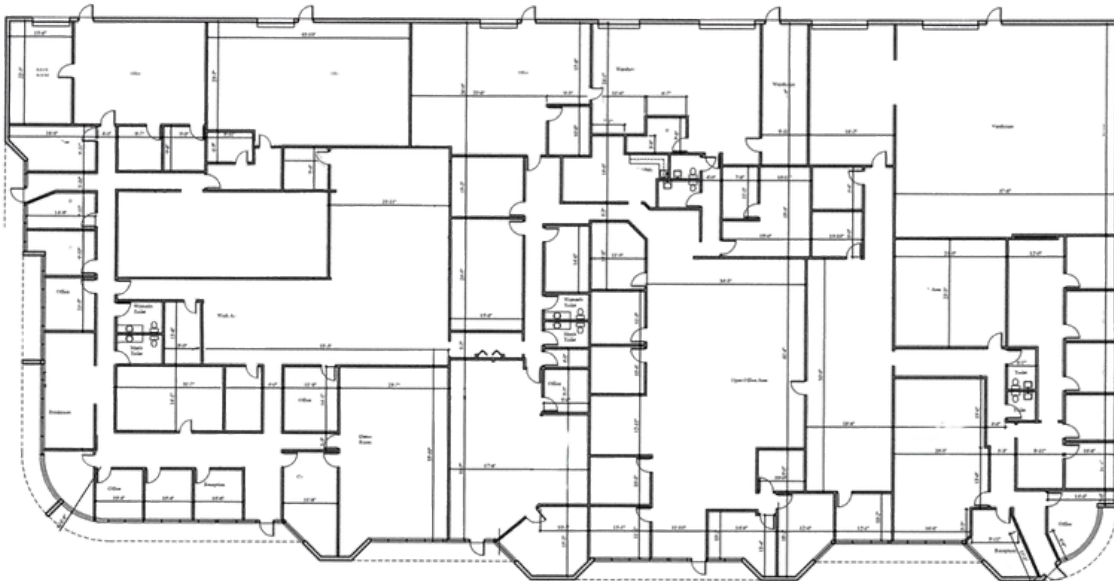
(DIVISIBLE TO APPROX. 6,918 SF)



6313 BENJAMIN ROAD

27,066 +/- SF AVAILABLE

(DIVISIBLE TO APPROX. 7,524 SF)



Vaughan Commercial Advisors, LLC
6302 Benjamin Road, Suite 406
Tampa, FL 33634

Bruce Vaughan, SIOR CCIM
Bruce@VaughanCRE.com
(813) 810 5135

Emily Owens-Hammond, CCIM
Emily@VaughanCRE.com
(407) 448 8207