

ARK



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Licensed Real Estate Broker

Broker: Benjamin Kreloff
Office Phone: 727-796-2684
Cell Phone: 727-643-2314

E-mail: Ben@Arkpropertyolutionsfl.com



Clearwater Office Building For Sale and Lease



2364 Drew Street, Clearwater FL, 33765

- ❖ Approximately 5,467 sq ft +/-
- ❖ Sale Price: \$1,100,000
- ❖ Lease Rate: \$18.50 NNN
- ❖ Prime Clearwater building located in the well-established Drew Professional Park.



This information is believed to be accurate; we are not responsible for misstatements of fact, errors or omissions, prior sale, change of price, terms or withdrawal from market without notice. Buyer and/or tenants shall verify all information

Property Overview

Previously operated as a PPEC (Prescribed Pediatric Extended Care) facility, the building offers a thoughtful mix of open work areas, private rooms, and flexible common spaces, ideal for medical, therapy, or general professional office use

- ❖ Equipped with a fire alarm panel, full sprinkler system, and backup generator
- ❖ Close proximity to major roadways like U.S. Hwy 19 and Gulf to Bay Blvd
- ❖ Functional layout with multiple private rooms and large open areas.
- ❖ Ideal for medical, pediatric, therapy, or general office users

