



OSPREY

WESTLAKE I & II
9009 & 9119 CORPORATE
LAKE DRIVE
TAMPA, FL 33634



FOR ADDITIONAL INFORMATION
PLEASE CONTACT:

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WESTLAKE I & II



BUILDING

WestLake I & II are two multi-tenant, three story Class "A" office buildings completed in 1999 and 2001. The buildings are constructed of concrete panels, structural steel frame and a two story atrium with glass, distinctly located at the center of both buildings. The buildings are situated on 14+ acres and contain a total of 171,967 rentable square feet with a 10.2% load factor.

LOCATION

WestLake I & II are conveniently located directly off of the Anderson Road exit of the Veterans Expressway in northwest Tampa just minutes from the airport, Interstate 275, Westshore, and downtown Tampa.

AMENITIES

WestLake I & II are located in a Verizon Smart Park and are surrounded by water offering spectacular views. The on-site restaurant serving breakfast and lunch has an extensive menu with daily specials. Nearby amenities include a Citrus Park Mall, Holiday Inn Express, Roadhouse Grill, Starbuck's Coffee and a 24 screen AMC movie theater.

PARKING

WestLake offers 6.3 parking spaces per 1,000 RSF in the adjacent parking lots at no charge.

ELEVATORS

WestLake I & II each have two (2) hydraulic passenger elevators.

BUILDING HOURS

The standard hours of operation are Monday through Friday from 8:00 am to 6:00 pm and Saturday from 9:00 am to 12:00 pm.

BUILDING SECURITY

The building has an automated locking system for all entry way doors. After hours access for tenants is available via a card key system. This card key will access the main lobby doors and side entrances leading into the building.

BUILDING OWNER/MANAGEMENT

Westlake I & II are owned, managed and leased by Osprey. The property management staff is available to respond to service requests, maintenance of the building and its mechanical systems. Osprey proudly offers "Impak", an on-line web based work order and maintenance request system for immediate response and tracking of all work orders.

ANCHOR TENANTS

United Healthcare Services, Inc.; The Florida Default Law Group;
Gannett-Fleming

