

CASE STUDIES



MERIDIAN CRESCENT CENTER

Completed Project

89,440 SQUARE FEET
GARDEN OFFICE/FLEX
TAMPA, FLORIDA

OVERVIEW

Meridian Development Group acquired this 89,440 square foot two building office/flex park in July of 2016 for \$5,100,000. Purchased at 34% occupancy, MDG committed almost \$300,000 in capital improvements to speculatively build a move in ready office suite, enhance the landscaping and signage of the exterior elements. The project was sold to Orange State Capital in 2018 for \$12,181,000.

APPROACH

- Well located project at the intersection of two major roads in the Eastside Submarket in the heart of the fastest growing area of Tampa.
- Purchased at steep discount to replacement cost
- Exterior renovation to increase tired appearance.



3450 Buschwood Park Drive
Ste 165 | Tampa FL 33618
813-936-7500 | Meridiandg.com