Lakeside Village



3 OFFICE SUITES · 1,102 – 6,475 SF

PARK VIEW CIRCLE · BUILDINGS D & N

SECOND-FLOOR OFFICE · 70+ STORES DOWNSTAIRS · 2,500+ FREE SPACES · POLK PKWY EXIT 5



BUILDING N



BUILDING D



D202 INTERIOR



N202 INTERIOR

OFFICE SPACE FOR LEASE · LAKELAND, FLORIDA

Urban Office Space in the Middle of It All.

Lakeside Village is South Lakeland's open-air, mixed-use lifestyle center, where ±46,000 SF of second-floor office in Buildings D and N overlooks the landscaped center court. Progressive Insurance, Dewberry, Northwestern Mutual and Kelly Services already work here, with 70+ stores and restaurants downstairs, two hotels on site and 2,500+ free parking spaces at the Polk Parkway–Harden Boulevard interchange. Three suites are available: a 6,475 SF floor-through, a move-in-ready 1,102 SF suite and a 1,383 SF spec suite built to your choice of two layouts.

8,960 SF
Suites D202, N202 & N204

1,102 – 6,475 SF
Second-floor suites, elevator served

70+ stores
Shops and restaurants downstairs

2,500+ spaces
Free surface parking

3.0%
Downtown Lakeland office vacancy[1]

2 tours
D202 and N202 in 3D (links on page 2)

1479 TOWN CENTER DRIVE · LAKELAND, FL 33803

[1] City of Lakeland Downtown Market Assessment (Feb. 2026), citing CoStar

ACRE COMMERCIAL

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AVAILABLE SPACE

Three suites, two buildings, one center court

Lakeside Village



BUILDING D (LEFT) AND BUILDING N (RIGHT) · SECOND FLOOR · PARK VIEW CIRCLE

WHY LAKESIDE VILLAGE

- **Amenities at the door.** Lunch, coffee, fitness and errands downstairs, with 70+ stores and restaurants on the property.
- **Established neighbors.** Progressive, Dewberry, Northwestern Mutual and Kelly Services share Buildings D and N.
- **Free parking, fast commute.** 2,500+ free spaces and Polk Parkway Exit 5 at Harden Blvd, five miles from I-4.
- **Move in sooner.** D202 and N202 are finished; N204 is a spec suite built to one of two ready layouts.



Suite D202

±6,475 SF · AVAILABLE

Floor-through for a team

Reception, six private offices and five large windowed work rooms along a 91-ft hall.

BEST FIT: REGIONAL OFFICE, TRAINING

3D VIRTUAL TOUR



Suite N202

±1,102 SF · AVAILABLE

Move-in-ready suite

Open work area, two offices, an IT room and a full breakroom.

BEST FIT: SMALL PROFESSIONAL TEAM

3D VIRTUAL TOUR



Suite N204

±1,383 SF · SPEC SUITE

Built your way

Under development in one of two layouts: open team or private offices.

BEST FIT: PROFESSIONAL SERVICES

Uses shown are illustrative. Rate and lease structure per written proposal. N204 is a spec suite under development; layouts subject to final plans and ownership approval. Market data: City of Lakeland Downtown Market Assessment (Feb. 2026), citing CoStar. Suite locations approximate. 4 Acre Commercial Real Estate does not warrant the accuracy of the information contained herein; all information should be verified prior to lease.

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