



ASHCO, INC.

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#ASHCOINC



UNPARALLELED VISIBILITY

2,000 - 6,000 SQ FT AVAILABLE / CLASS A SHOPPING CENTER

OUTPARCEL HODGES PLAZA

This Class A Shopping Center offers Ideal visibility and access from Beach Boulevard, Hodges Boulevard, I-95 and I-295. Also within walking distance of national retailers such as Super Target, Walmart SuperCenter, Wells Fargo Bank and more. Residential developments within a mile from the location include Jax Golf and Country Club, ICI Homes Tamaya and Cross water.

DISCLAIMER: Information and or imagery included is not warranted to be current or correct. Readers should independently verify the information included and conduct an appropriate level of due diligence prior to entering into any transaction or agreement. This is for illustration purposes only and final product is subject to change.



13799 BEACH BOULEVARD JACKSONVILLE, FLORIDA



LIGHTED INTERSECTION

MARKET ANALYTICS

2019 ESTIMATED DEMOGRAPHICS (WITHIN 5 MILE RADIUS)

POPULATION	155,368
AVERAGE AGE	35
AVERAGE HOUSEHOLD INCOME	\$85,151
VEHICLES PER DAY	60,000

MEDIAN INCOME FOR ADJACENT ZIPCODES

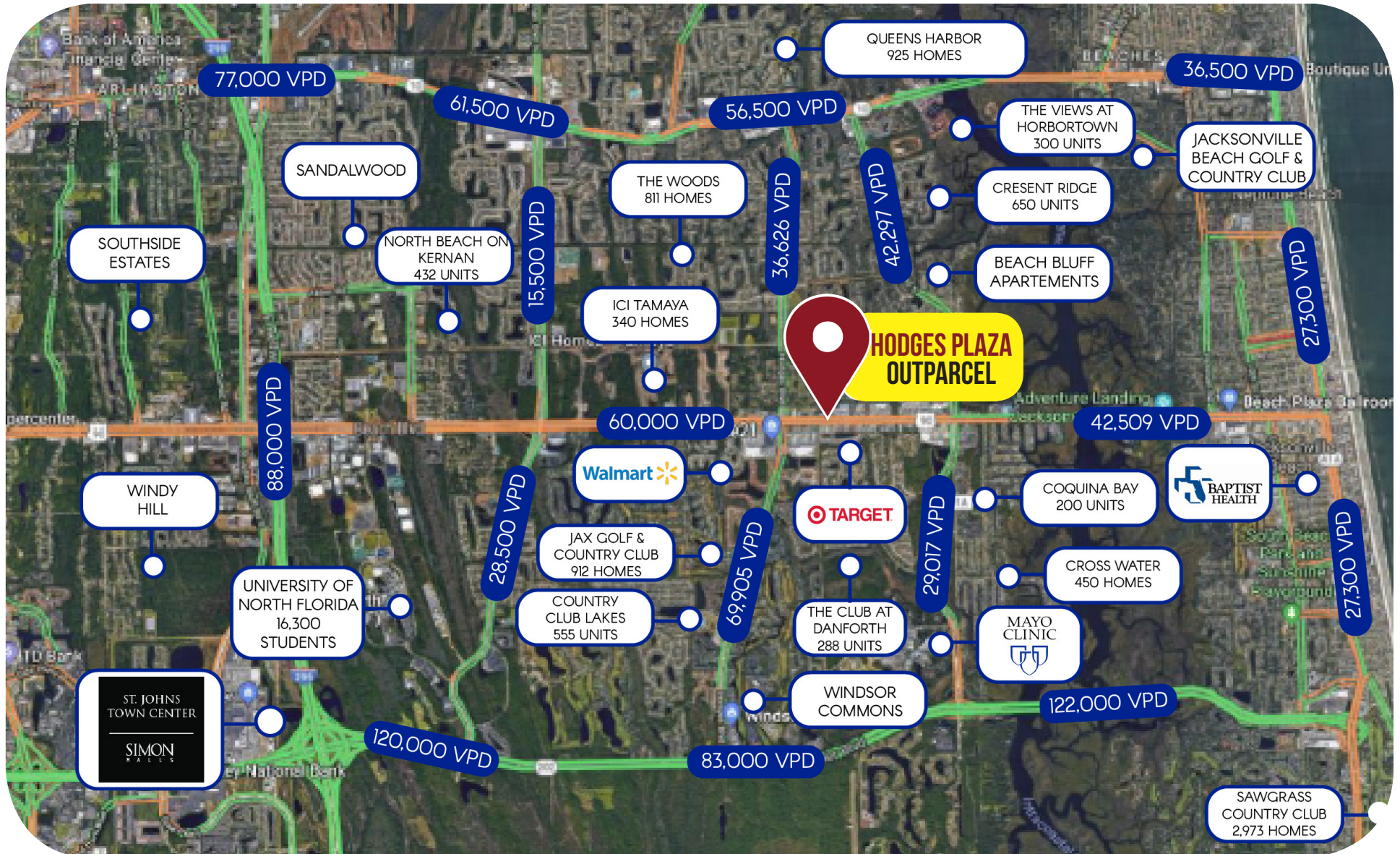
DOWNTOWN JACKSONVILLE : \$40,784
POPULATION : 33,306
TOWN CENTER : \$46,731
POPULATION : 34,876
WEST SIDE : \$39,095
POPULATION : 59,080
DUNN AVENUE : \$40,691
POPULATION : 57,772



~153+ PARKING SPACES

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POPULATION MAP

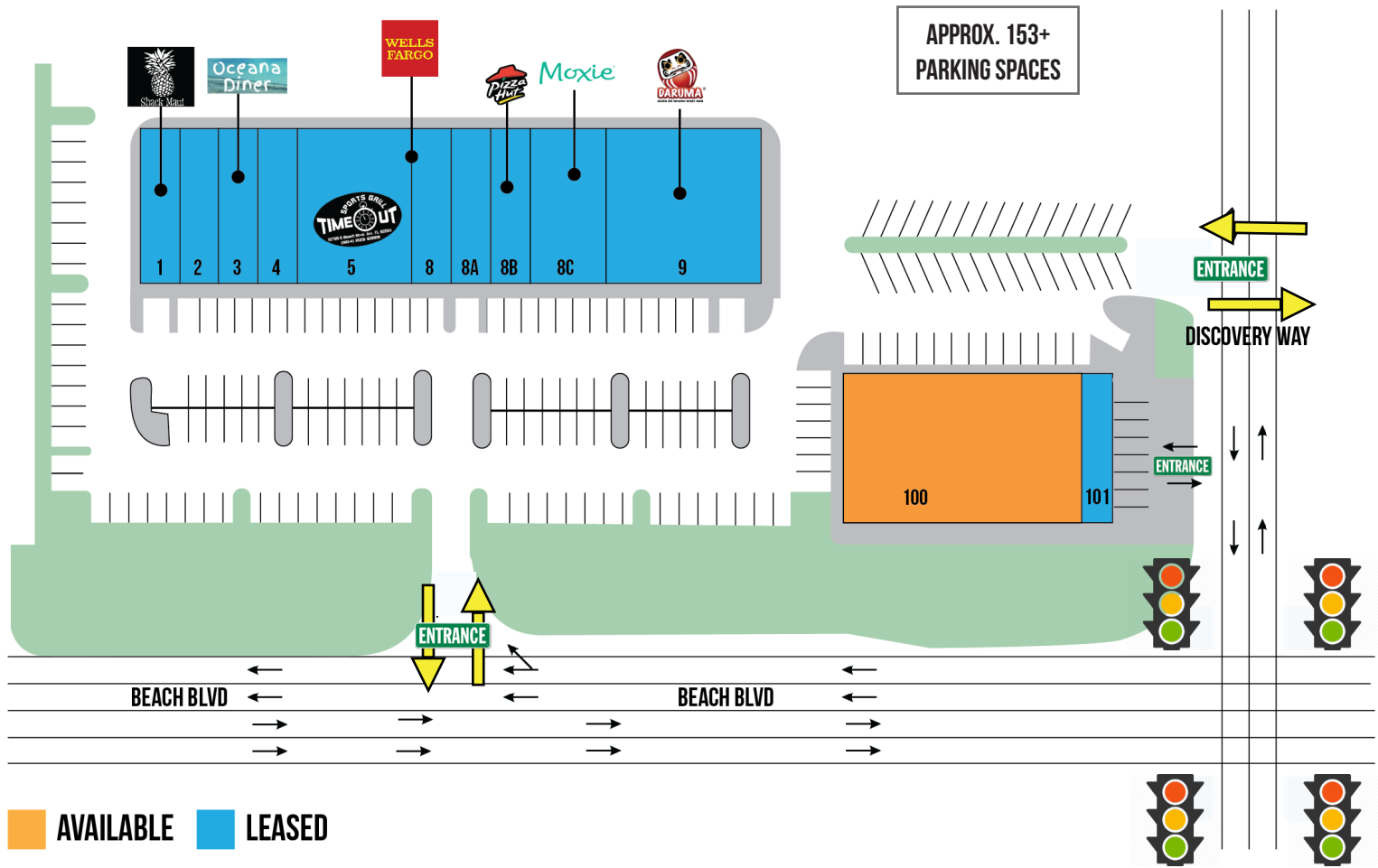


AVERAGE OF 22.1 MINUTES TRAVEL TIME TO WORK.



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HODGES PLAZA TENANT LAY OUT PLAN



CENTER SIZE: Approx. 36,620 SQ FT

LEASED					
1	Shack Maui	approx. 1600	8A	Hair Addix	approx. 1300
2B	Plaza Cafe'	approx. 1280	8B	Pizza Hut / Wing Street	approx. 1600
3	Oceana Diner	approx. 1920	8C	Moxxie Nails	approx. 2600
5	Timeout Sports Grill	approx. 4800	9	Daruma Japanese Steakhouse	approx. 7120
8	Four Seasons Massage		09	Wells Fargo ATM	approx. 20

AVAILABLE		
OUTPARCEL	AVAILABLE FOR LEASE	approx. 1600 - 9000

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We don't just build **Shopping Centers**, We build **Communities**.

Visit ASHCOINC.NET



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ASHCO, INC.
COMMERCIAL REAL ESTATE
AND ASSOCIATED COMPANIES

**International Council
of Shopping Centers**

JAXCHAMBER