

FOR LEASE**\$12.00 SF/YR**

PREMIER PROPERTIES

**Coldwell Banker
Commercial Premier
Properties**

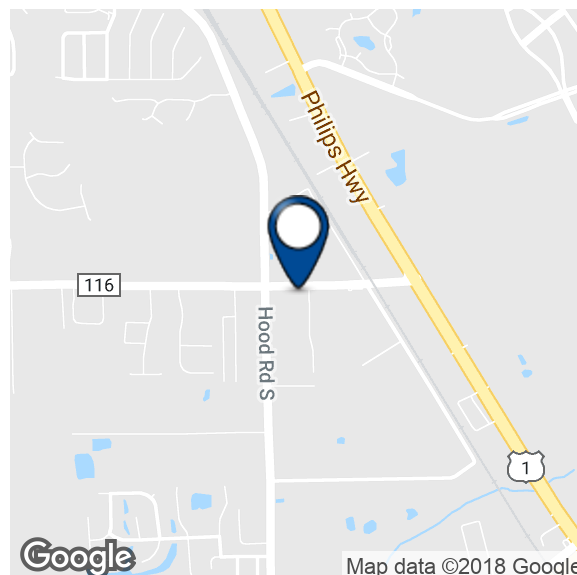

5100 SUNBEAM ROAD, JACKSONVILLE, FL 32257
SUNBEAM CENTER

Property Description

Perfect opportunity to lease a small office or retail location in South Jacksonville in the NE Mandarin Area. 2010 complete renovation!

Property Highlights

- Garbage and Water Included!
- Available Now!

**Eric Maimo**

904.537.6443

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COLDWELL BANKER COMMERCIAL
COLDWELL BANKER COMMERCIAL PREMIER PROPERTIES
1750 TREE BLVD | SUITE 7
ST. AUGUSTINE, FL 32084
904-827-1717

5100 SUNBEAM ROAD, JACKSONVILLE, FL 32257

SUNBEAM CENTER



OFFERING SUMMARY

Available SF:	1,050 SF
Lease Rate:	\$12.00 SF/yr (NNN)
Lot Size:	0.84 Acres
Year Built:	1988
Building Size:	8,994
Zoning:	IL



PROPERTY OVERVIEW

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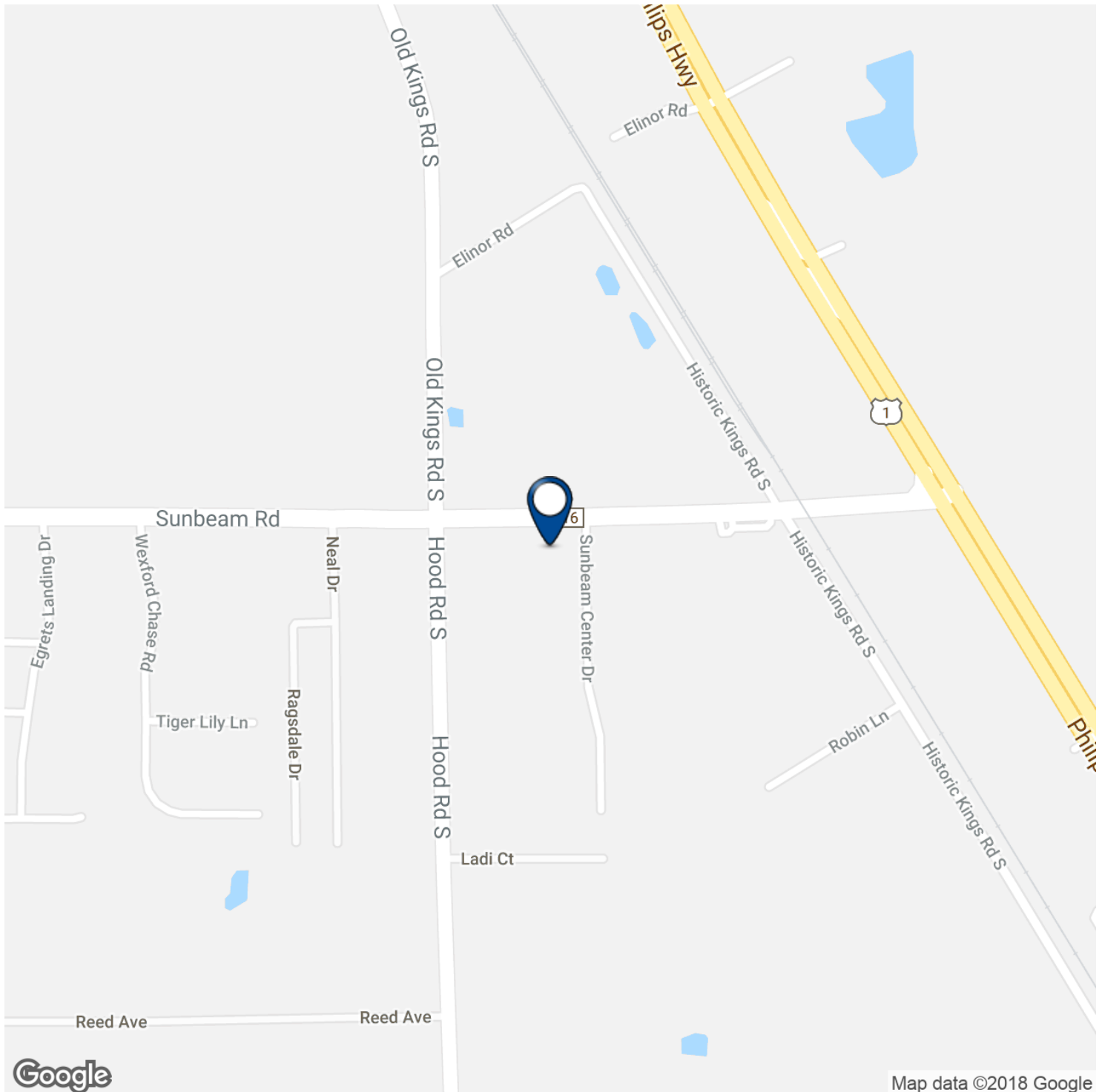
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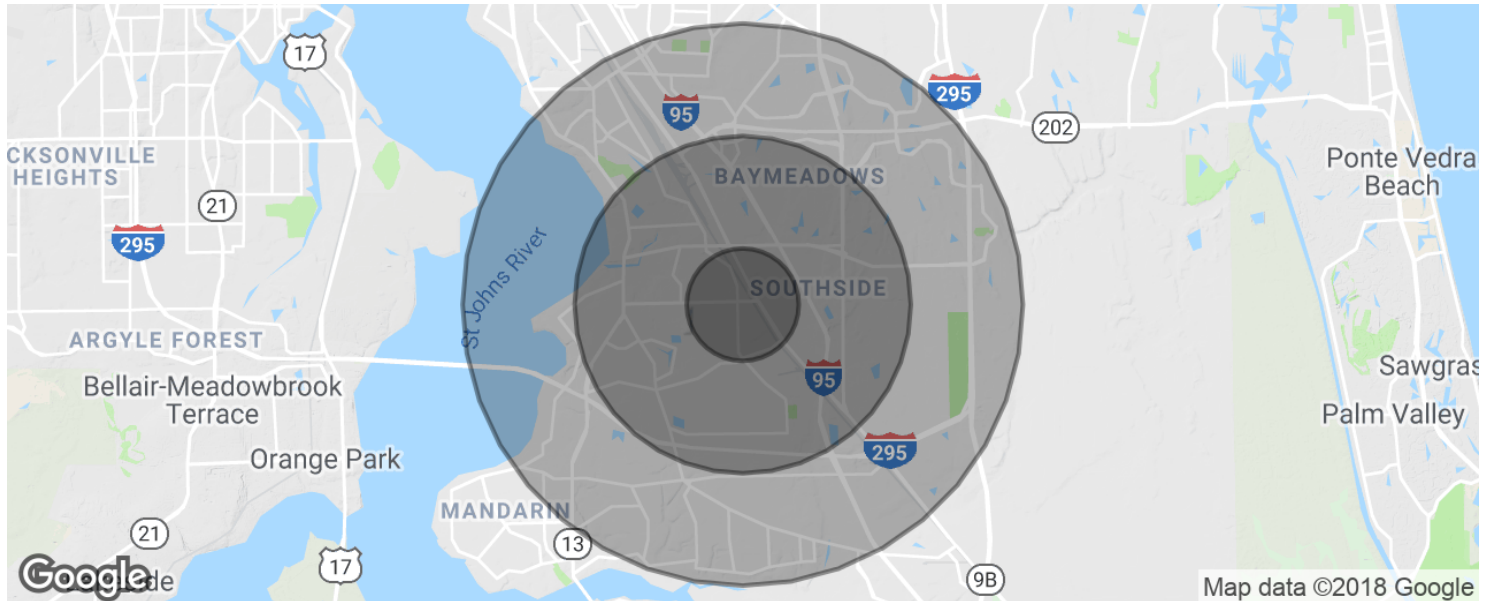
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POPULATION

	1 MILE	3 MILES	5 MILES
Total population	6,078	66,534	147,242
Median age	31.2	34.1	36.0
Median age (Male)	30.9	33.2	34.9
Median age (Female)	31.4	35.9	37.7

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	2,338	28,874	61,770
# of persons per HH	2.6	2.3	2.4
Average HH income	\$61,427	\$62,355	\$73,768
Average house value	\$232,876	\$226,603	\$272,993

* Demographic data derived from 2010 US Census

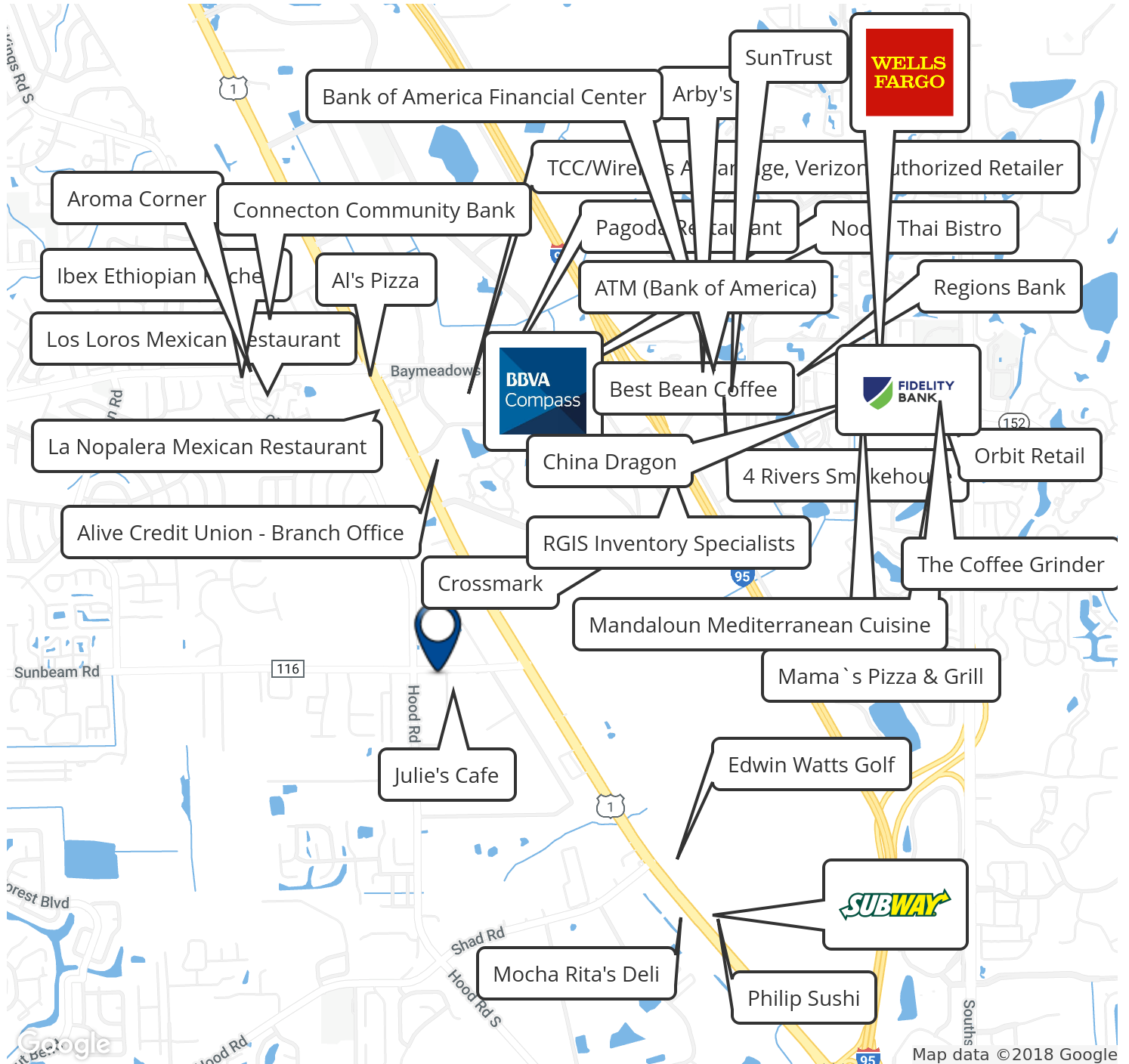
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