

MANDARIN OUTPARCEL

9743 Old St. Augustine Road | Jacksonville, FL 32257

RETAIL SPACE FOR LEASE, GROUND LEASE, OR BUILD-TO-SUIT



PROPERTY HIGHLIGHTS

- 1.8 ACRE PARCEL AVAILABLE FOR GROUND LEASE OR BUILD-TO-SUIT
- Site features 8,620 SF Turnkey Restaurant Available for lease
- Site has two points of full access and excellent visibility from Old St. Augustine Road
- Located in the Mandarin submarket, one of the most affluent and residential-dense communities in Jacksonville
- Features 150-180 dedicated parking spots on site

ANCHOR TENANTS:



POPULATION

	1 Mile	15,409
	3 Mile	59,688
	5 Mile	137,736

DAYTIME POPULATION

	1 Mile	10,613
	3 Mile	56,147
	5 Mile	145,086

MEDIAN AGE

	1 Mile	39.3
	3 Mile	40.0
	5 Mile	38.6

HOUSEHOLDS

	1 Mile	7,014
	3 Mile	26,102
	5 Mile	60,207

AVE. HOUSEHOLD INCOME

	1 Mile	\$69,400
	3 Mile	\$79,967
	5 Mile	\$82,618

DAILY TRAFFIC COUNTS

	I-295	137,000
	Intersection of San Jose Blvd & Old St. Augustine Rd	50,500

FranklinSt.com

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