

FOR SALE > INVESTMENT

Cash America



Northeast Florida

8118 LEM TURNER ROAD | JACKSONVILLE, FL 32208

INVESTMENT DETAILS

- > List Price: \$525,000
- > Cap Rate: 8.00%
- > NOI: \$42,000
- > Rentable SF: 9,275 SF
- > Lease Type: Net Lease
- > Lease Expirations: 6/30/2018
- > Option: 5 years @ \$3,800/mo
- > Offering Type: Fee Simple

HIGHLIGHTS

- > 100% Leased to Cash America
- > 0.44± Acres
- > Located near the corner of Lem Turner Rd and Palmdale St
- > Good visibility on Lem Turner Rd
- > Cash America has been a tenant since 1993
- > One 5-year option to extend
- > New roof installed in 2012
- > Sewer lift station installed in 2010
- > Traffic Count: 30,000± CPD on Lem Turner Rd
- > Zoned CCG-2

FOR ADDITIONAL INFORMATION

Please click the link below to complete our Confidentiality Agreement.



For more information, please contact:

For other Investment Opportunities:
www.cine-fl.com/investment/

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