

**7.5 Acres ± Vacant Land Deerwood Center
Baymeadows Way W & Phillips Highway
Jacksonville, Florida 32256**

Entitled Land



Features

- Deerwood Center, Inc - Association
- 7.5 Acres, more or less
- Zoned: IBP
- Concurrency Vested—100,000 Sq. Ft. General Office
- 576 ‘ Phillips Highway
- 440 ‘ Baymeadows Way West
- Water & Sewer
- Master Drainage System
- Easy Access to Interstate 95 & Interstate 295 (9A)
- 43,000 ADT

Demographics

	1-mile	3-miles	5-miles
2010 Population	5,660	71,121	166,412



Price \$3,350,000



**Linda L. Daniels,
CCIM
Broker –Principal
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Licensed Real Estate Broker

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