

RETAIL PROPERTY FOR SALE & LEASE

3907 BAYMEADOWS ROAD

JACKSONVILLE, FL 32217



PRIMEREALTY



For More Information:

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Office | Industrial | Retail | Multi-Family | Student Housing | Hotels

Information gathered from sources deemed to be reliable. Buyer shall not rely solely on this information and should check and verify.

Property Overview



OFFERING SUMMARY

Sale Price:	\$995,000
Lease Rate:	\$10/SF + \$4 NNN
Lot Size:	0.78 Acres
Year Built:	1977
Building Size:	13,720
Zoning:	CCG-1
Price / SF:	\$72.52
Market:	Jacksonville
Sub-Market:	Mandarin

PROPERTY OVERVIEW

Prime Realty is pleased to present 3907 Baymeadows Rd, a 13,720 SF multi-tenant retail center for sale and lease. Excellent location near the signalized intersection of San Jose Blvd and Baymeadows Road where the center is able to serve San Marco, Mandarin and Southside. Current tenants are relocating. Located in a prime location with frontage on Baymeadows Blvd and traffic counts of 21,000 VPD on Baymeadows Rd and 47,500 VPD on San Jose Blvd. This Mandarin property offers a strong retail trade area and a high density of residential homes, over 63,000 households within 5 miles.

PROPERTY HIGHLIGHTS

- High income, dense residential sub-market with boat and waterway amenities.
- Site is prime for redevelopment or re-positioning as medical office or new retail tenant mix in support of demographic demands.

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Additional Photos



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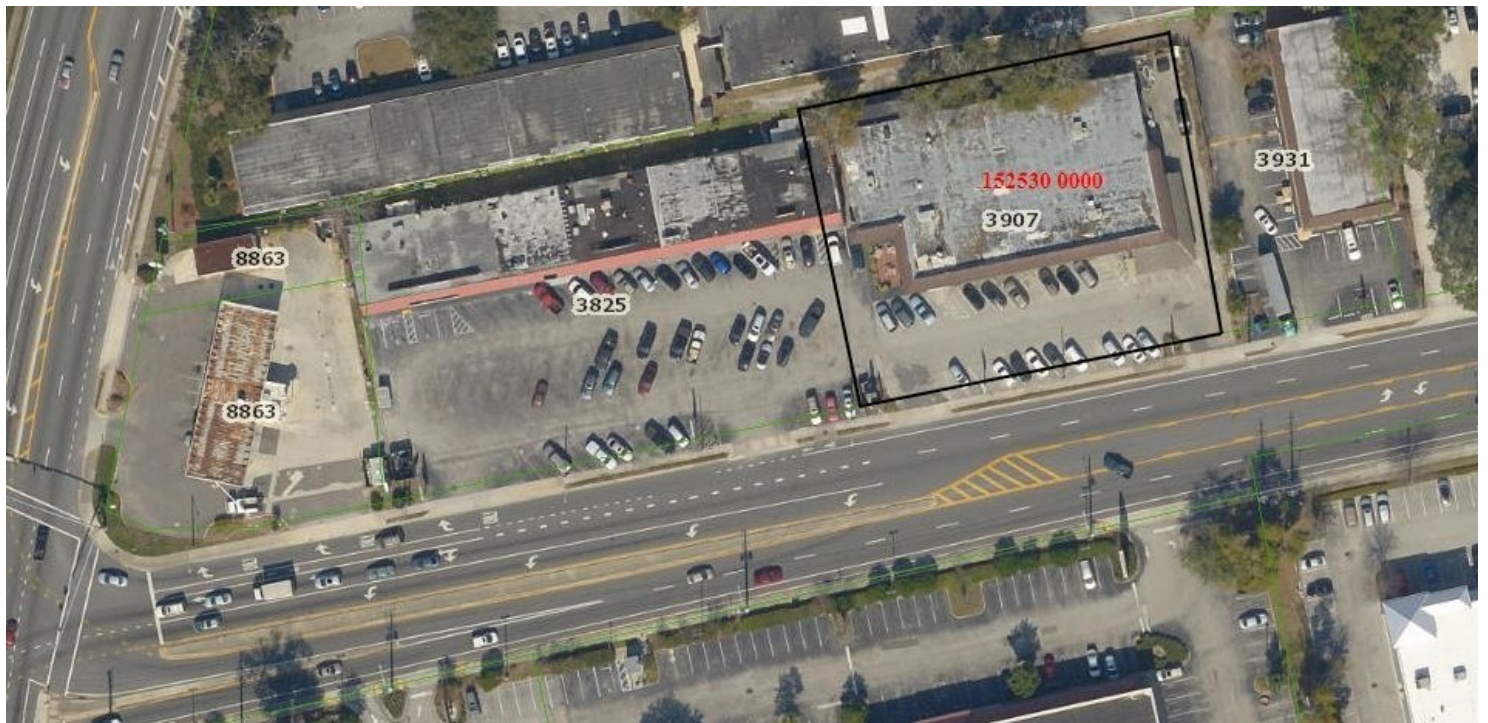
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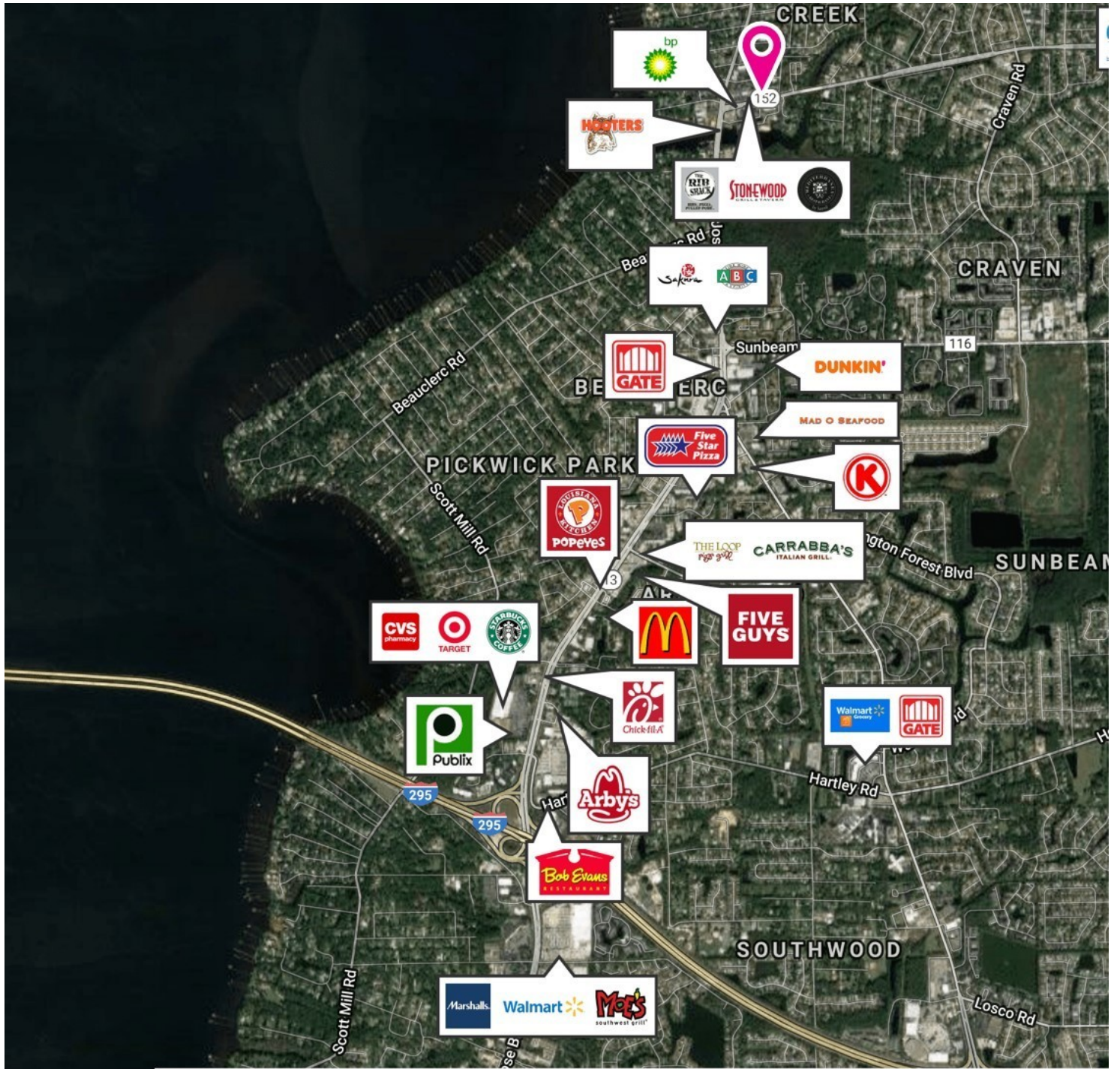
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Retail Map



Google

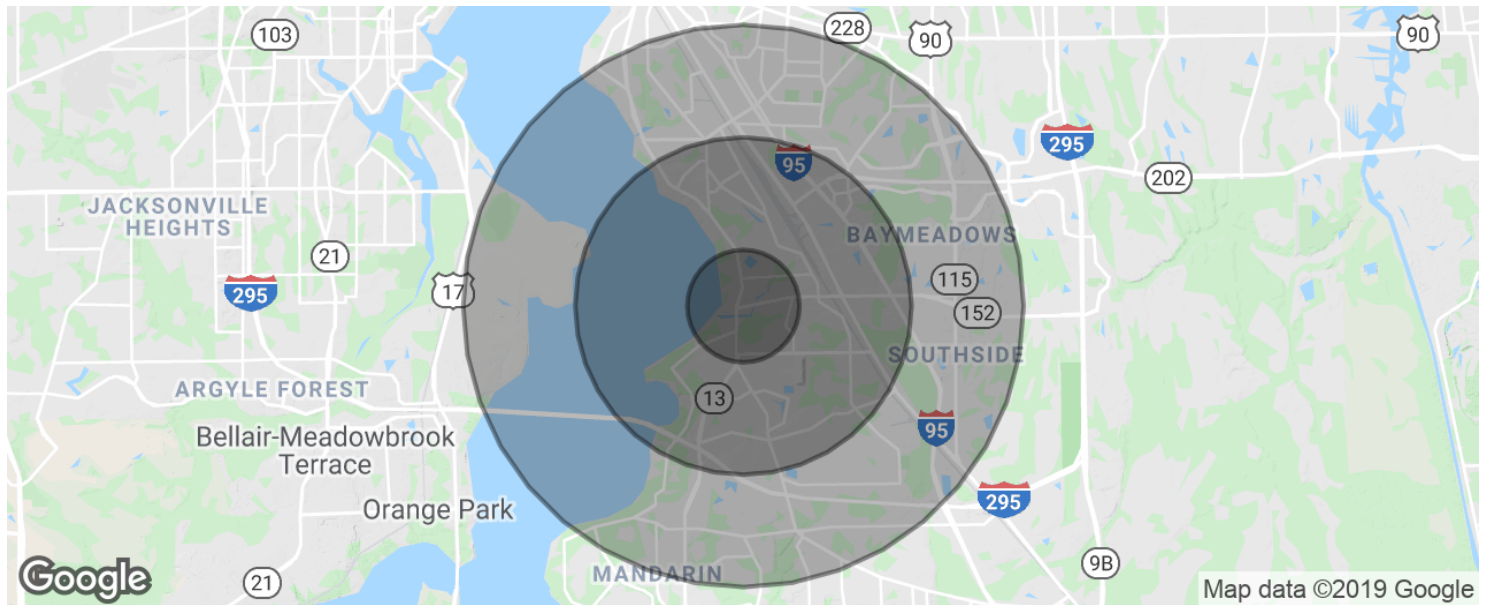
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Demographics



2018 - 2023 DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
2018 Population	10,648	52,867	151,074
Projected 2023 Population	11,158	55,435	160,206
2018-2023 Population Change	0.94%	0.95%	9,132%
Households	4,860	22,782	63,807
Median Age	42.8	40.5	38.2
Average Household Size	2.17	2.30	2.32
Median Household Income	\$57,189	\$53,676	\$55,549
Average Household Income	\$85,762	\$77,303	\$77,840
Per Capita Income	\$37,869	\$33,511	\$33,711



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