

253 Royal Palms Drive

Atlantic Beach, FL 32233



Property Features:

- 2,010 SF Retail Available For Lease
- Asking Rate: \$19.00/SF + \$2.49 NNN
- Corner Unit of Bailey's Gym Anchored Shopping Center
- Ample Parking
- Located in one of Jacksonville's Most Desirable Submarkets
- +\$60,000 1-Mile Median HH Income
- 36,500± Cars Per Day on Atlantic Blvd

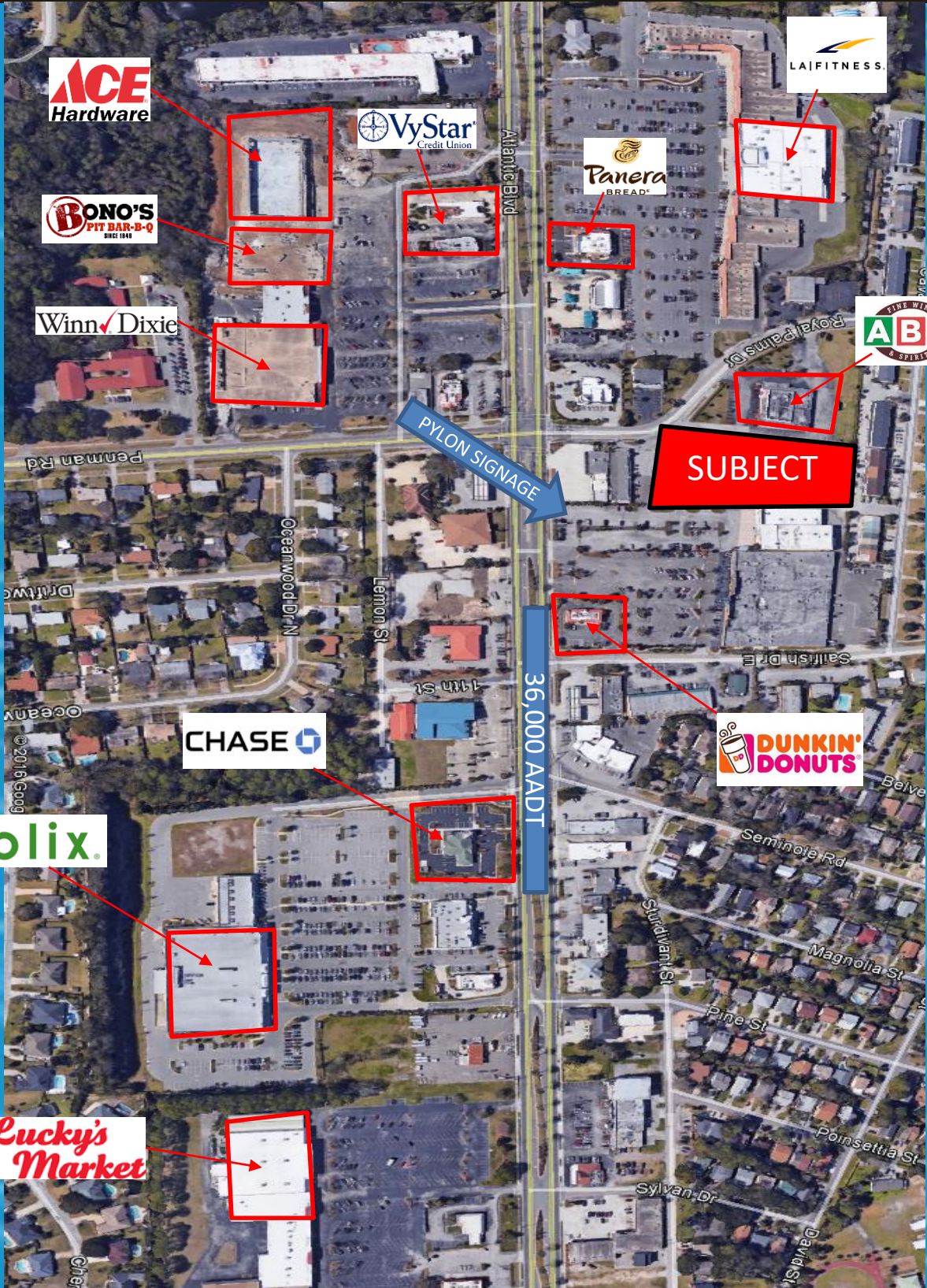
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LOCATION



363 ATLANTIC BLVD

Atlantic Beach, FL 32233

DEMOGRAPHICS

Population	1 Mile	3 Mile	5 Mile
2016 Total Population:	12,669	53,325	112,511
2021 Population:	13,224	55,656	116,916
Pop Growth 2016-2021:	4.38%	4.37%	3.92%
Average Age:	40.60	39.80	38.60
Households			
2016 Total Households:	5,459	22,055	44,694
HH Growth 2016-2021:	4.36%	4.32%	3.89%
Median Household Inc:	\$61,118	\$58,056	\$62,361
Avg Household Size:	2.30	2.30	2.40
2016 Avg HH Vehicles:	2.00	2.00	2.00
Housing			
Median Home Value:	\$254,879	\$249,066	\$219,050
Median Year Built:	1976	1981	1988

