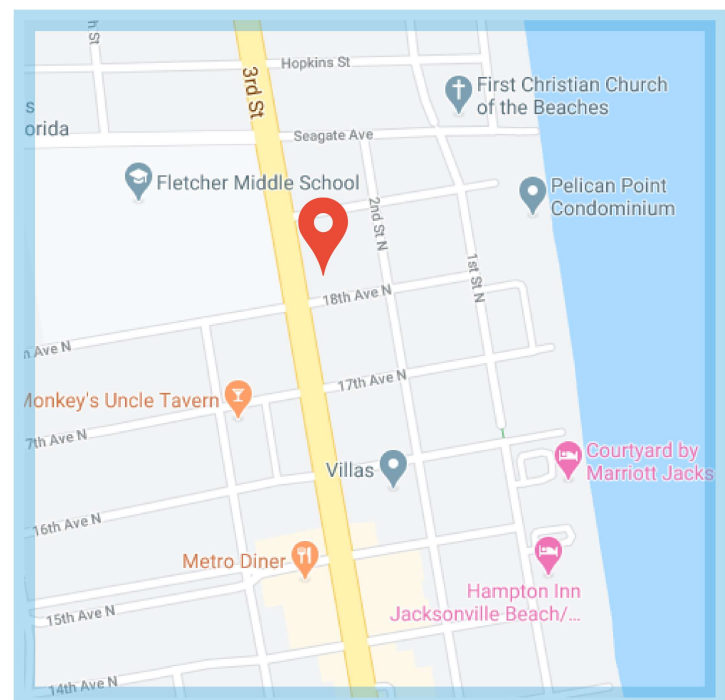




PROPERTY DESCRIPTION

- ▶ Unit 1823 - Approx. 862 SF
- ▶ Lease Rate: \$30.00 PSF
- ▶ Office Intensive Layout
- ▶ Ample Parking
- ▶ Pylon Signage Available
 - ▶ High Visibility on 3rd Street
- ▶ Excellent Location in Jacksonville Beach with Visibility on 3rd Street (Florida A1A)
- ▶ 39,000 ± Cars Per Day on 3rd Street





ABOUT

Incredibly charming Jax beach office complex with visibility on A1A/3rd Street, ample parking, beautiful courtyard, and pylon signage available to tenants. Offices have been fully renovated and have their own private bathrooms. East of 3rd Street and right near the ocean!

PHOTOS





DEMOGRAPHICS

	1-Mile	3-Mile	5-Mile
POPULATION			
2023 Total Population:	9,940	44,976	114,201
Median Age:	41	42	40
HOUSEHOLDS			
2023 Total Households:	4,794	19,963	47,601
Average Household Income:	\$95,691	\$98,386	\$89,133