

**EXCLUSIVE**  
**MANDARIN**  
**OUTBACK PLAZA**  
RETAIL SPACE FOR LEASE

± 51,063 sq ft

9825 San Jose Blvd.  
Jacksonville, FL 32257



## LOCAL DEMOGRAPHICS



Population of 148k +/-  
within 5 miles.



Average income \$90k  
+/- within 5 miles.



Located on San Jose Blvd., just north  
of major retailers Whole Foods,  
Target, Publix, & Walmart



53k +/- Vehicles per day  
along San Jose Blvd.



904-757-4000



Janet Keister

SVP Leasing

✉ Janet@Hakimian.us



Blake Hakimian

Acquisitions & Finance

✉ Blake@Hakimian.us

**HAKIMIAN HOLDINGS**  
7077 Bonneval Road, Suite 400  
Jacksonville, FL 32216  
[www.Hakimian.us](http://www.Hakimian.us)



# TENANT LIST

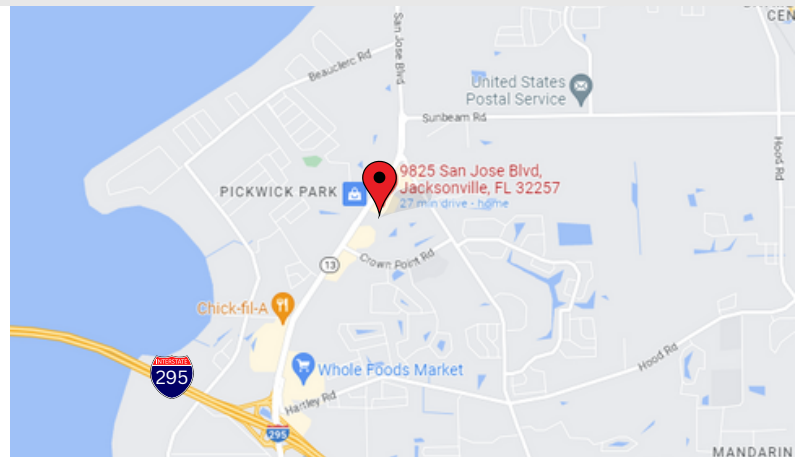
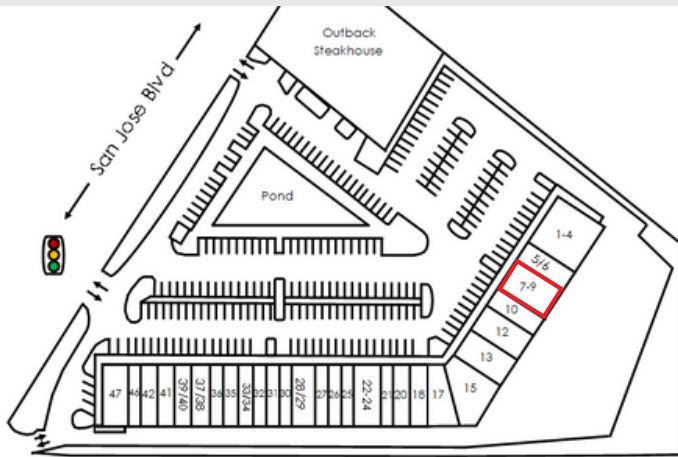
UNIT | TENANT | SQ FT

|       |                                |       |
|-------|--------------------------------|-------|
| 1-4   | Kim's Korean BBQ               | 4,425 |
| 5-6   | Masala Indian Cuisine          | 2,100 |
| 7-9   | Available                      | 3,150 |
| 10    | Jax Karate Academy             | 1,575 |
| 12    | Pink Mojo's                    | 1,575 |
| 13    | Occasionally Yours Event Venue | 2,100 |
| 15    | Euro Select Market             | 3,363 |
| 17    | H&R Block                      | 2,325 |
| 18    | Jax Craft Beer                 | 1,680 |
| 20    | Wing It                        | 1,540 |
| 21    | Mr. B's Barbershop             | 1,120 |
| 22-24 | Maya Group LLC                 | 3,150 |
| 25    | Nail Zone                      | 1,050 |
| 26    | Signarama                      | 1,050 |
| 27    | Andrea Roa Beauty              | 1,050 |
| 28-29 | Tuptim Thai                    | 2,100 |

# TENANT LIST

UNIT | TENANT | SQ FT

|       |                              |       |
|-------|------------------------------|-------|
| 30    | Five Star Pizza              | 1,050 |
| 31    | Julian's Dancewear           | 1,050 |
| 32    | Sunita Beauty Care           | 1,050 |
| 33-34 | Paradise Wig & Beauty Supply | 1,750 |
| 35    | Victoria's Taste of Peru     | 1,400 |
| 36    | Elie Bouchaaya               | 1,050 |
| 37-38 | Beauty Systems Group         | 2,100 |
| 39-40 | Espling Jewelers             | 2,100 |
| 41    | Metro PCS                    | 1,050 |
| 42    | Wok N Roll                   | 1,248 |
| 46    | US Coast Guard               | 1,502 |
| 47    | Firehouse Subs               | 2,500 |
| ATM   | Vystar Credit Union          | -     |
| BLBD  | Clear Channel                | -     |
| OP    | Outback Steakhouse           | -     |



**HAKIMIAN HOLDINGS**  
 7077 Bonneval Road, Suite 400  
 Jacksonville, FL 32216  
[www.Hakimian.us](http://www.Hakimian.us)

