

KINGSLEY SQUARE

2285 Kingsley Ave | Orange Park, FL 32073



PROPERTY HIGHLIGHTS:

- High-traffic retail center with a combined AADT intersection of more 97,000 AADT at Blanding Blvd and Kingsley Ave
- Second generation restaurant space available
- Located across from Orange Park High School, Orange Park Country Club and adjacent to Orange Park Medical Center
- Excellent and stable tenant mix
- Small shop space available
- Demographics include a population of over 143,000 with an average household income more than \$107,000 within a 5-mile radius
- Shopping center total GLA: 31,480 SF (MOL)

KEY DEMOS	1 MILE	3 MILES	5 MILES
POPULATION			
2024 Estimated Population	11,290	65,117	143,937
2024 Estimated Households	4,282	26,074	54,541
INCOME			
2024 Estimated Avg HH Income	\$108,464	\$96,423	\$107,950
AGE			
Median Age	43	41	38
DAYTIME DEMOS			
Number of Businesses	701	3,604	8,553
Number of Employees	5,556	24,919	65,299
Total Daytime Population	9,356	44,776	109,019
TRAFFIC COUNTS			
Blanding Blvd (N/S)	59,000 AADT		
Kingsley Ave (E/W)	24,000 AADT		



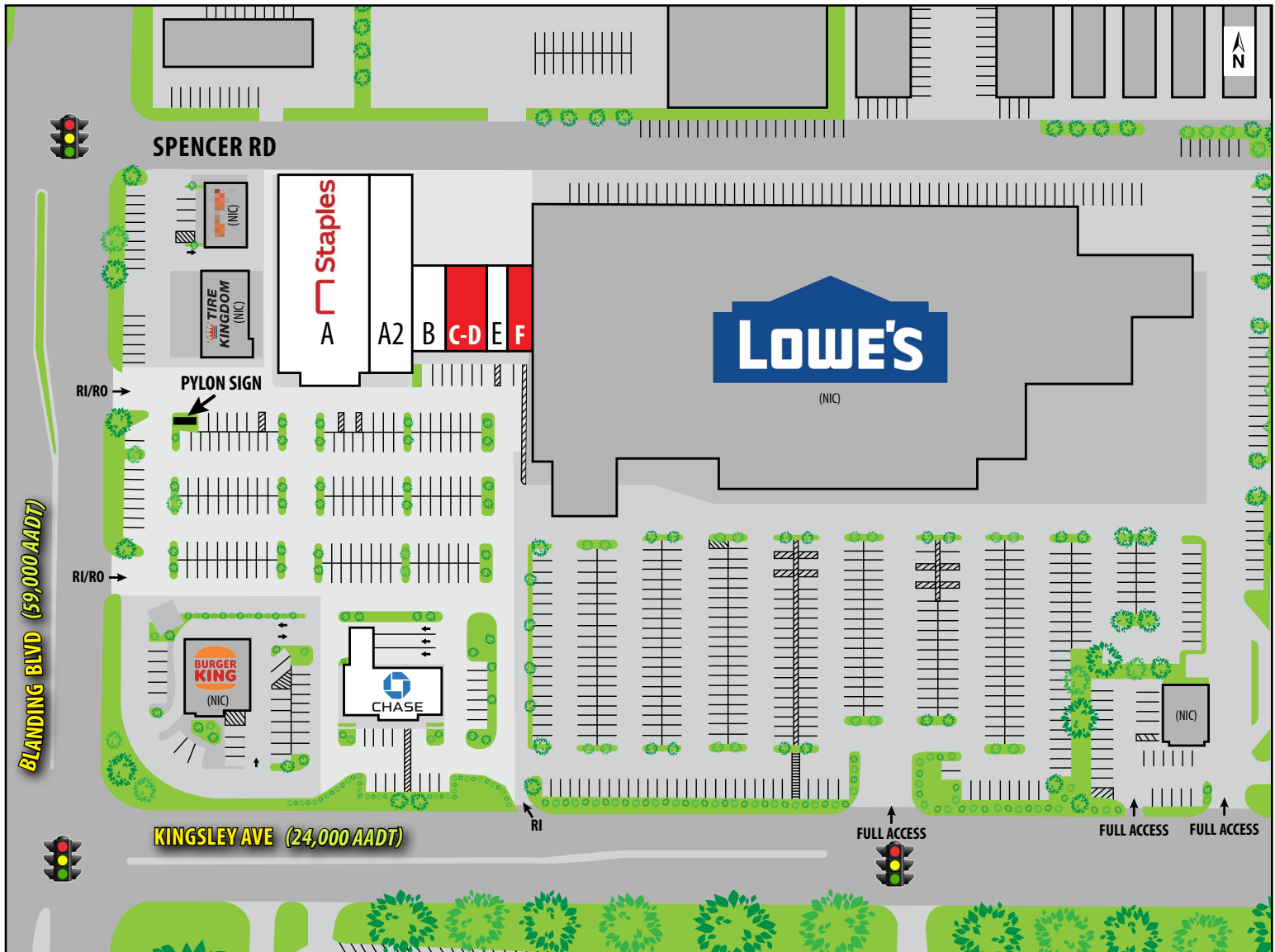
FOR LEASING INFORMATION:

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800.728.5379
www.RMCPG.com

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UNIT	TENANT	SF
A	Staples	17,109
A2	GT Distributors	6,391
B	Firehouse Subs	2,100
C-D	AVAILABLE	1,400 - 2,800

UNIT	TENANT	SF
E	VIPcare	1,400
F	AVAILABLE SOON	1,680
OP	Chase	

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