

For Sale

\$1,600,000 | Owner-User

Convenience Store & Fuel Station



7890 103rd Street

Jacksonville, Florida 32210

Property Highlights

- Fee-simple, vacant owner-user convenience store and fuel station opportunity
- Existing convenience store, separate car wash and ±4,074 SF fuel canopy
- ±0.69-acre outparcel at the signalized 103rd Street and Hillman Drive corner
- Approximately 150 feet on 103rd Street and 200 feet on Hillman Drive
- High visibility along 103rd Street with more than 46,000 vehicles per day
- Less than one mile from I-295, carrying approximately 127,500 vehicles per day
- Near Publix, Walmart, Walgreens, Planet Fitness, AutoZone and other retailers
- 2020 survey and Phase I, plus a 2026 appraisal, available for review

Offering Summary

Sale Price:	\$1,600,000
Offering Type:	Fee-Simple Owner-User Acquisition
Occupancy:	Vacant
Property Type:	Convenience Store w/Fuel & Car Wash
Parcel ID:	014511-0400
Year Built:	1992

For More Information



Austin Kay

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No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and the same is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice, and of any special listing conditions imposed by our principals no warranties or representations are made as to the condition of the property or any hazards contained therein are any to be implied.



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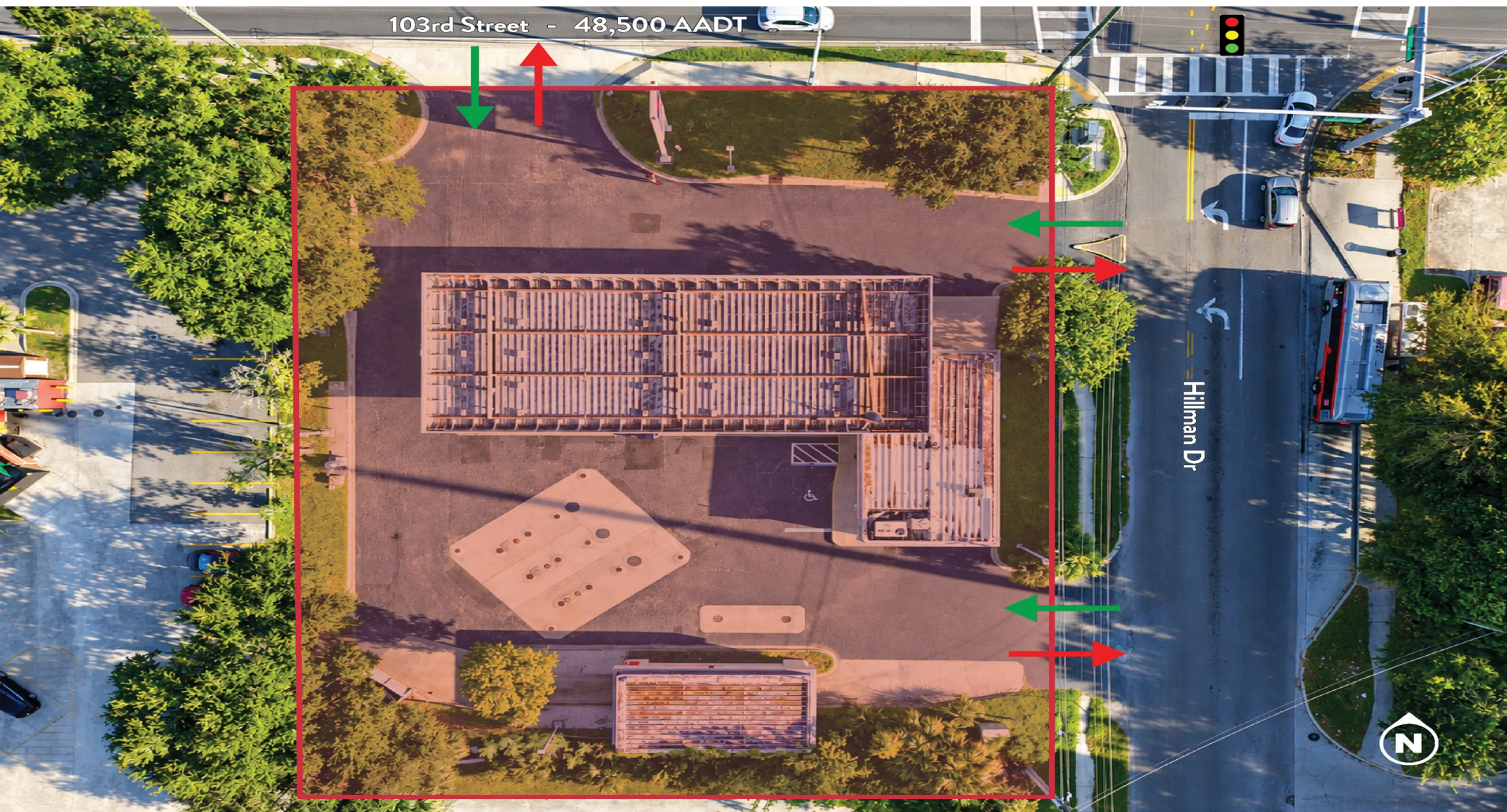
BROCHURE | 7890 103rd Street Jacksonville, FL 32210

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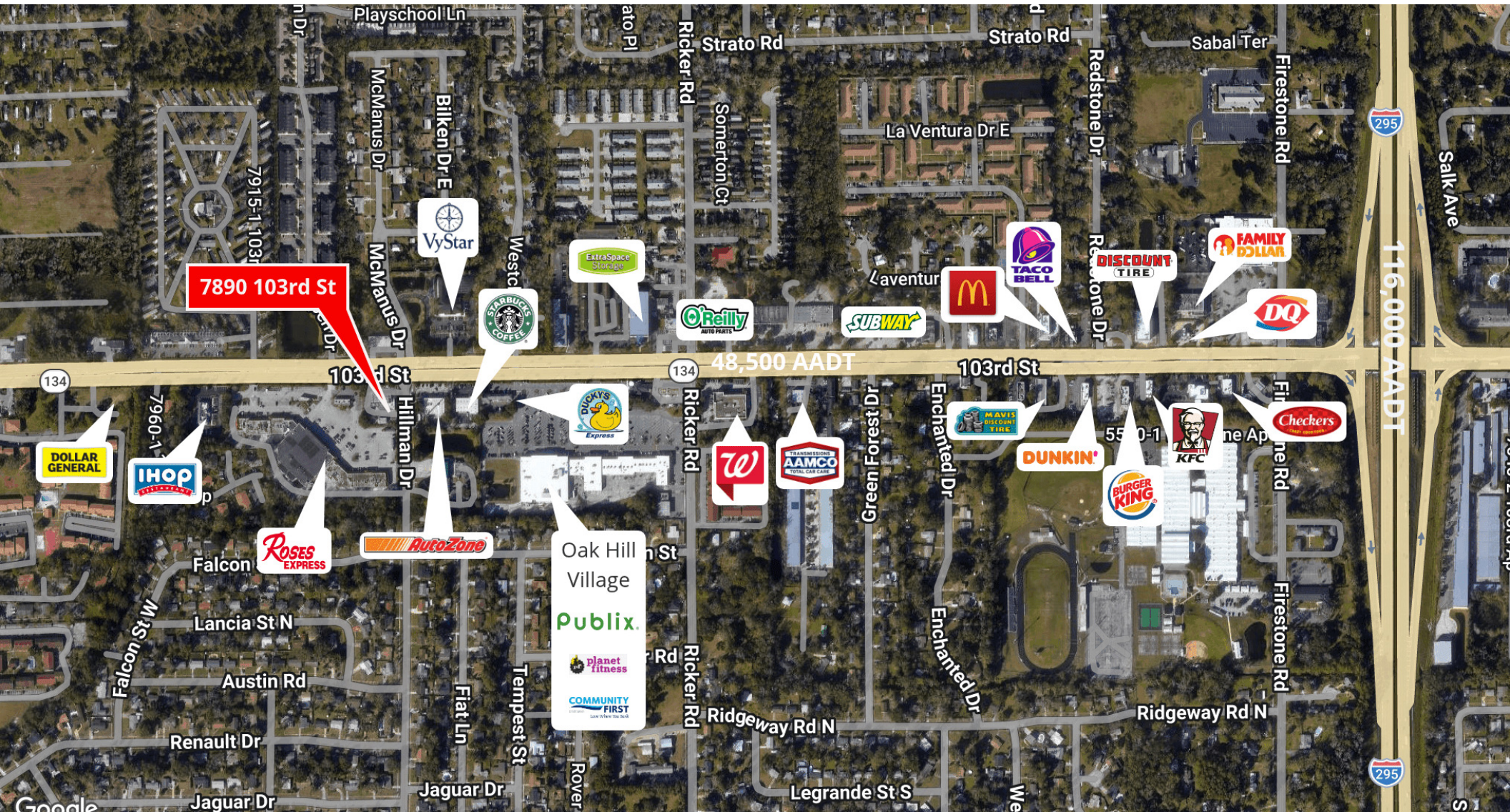
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Population	1 Mile	3 Miles	5 Miles
Total Population	13,446	73,612	186,280
Average Age	39.1	37.7	36.9
Average Age (Male)	35.9	35.3	36.1
Average Age (Female)	39.9	39.1	38.1

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	5,288	28,099	72,484
# of Persons per HH	2.5	2.6	2.6
Average HH Income	\$62,208	\$72,772	\$81,193
Average House Value	\$185,787	\$207,289	\$239,773

2023 American Community Survey (ACS)

