

**EXCLUSIVE**

# GATES AT BEACHWOOD

RETAIL SPACE FOR LEASE

± 40,435 sq ft

11757 Beach Blvd.  
Jacksonville, FL 32246



## LOCAL DEMOGRAPHICS



104k +/- Daytime Employees within 5 miles



Average income \$89k+ within 5 miles



218k +/- is the surrounding population within 5 miles.



50.2k +/- Vehicles per day along Beach Blvd.

904-757-4000



Janet Keister

SVP Leasing

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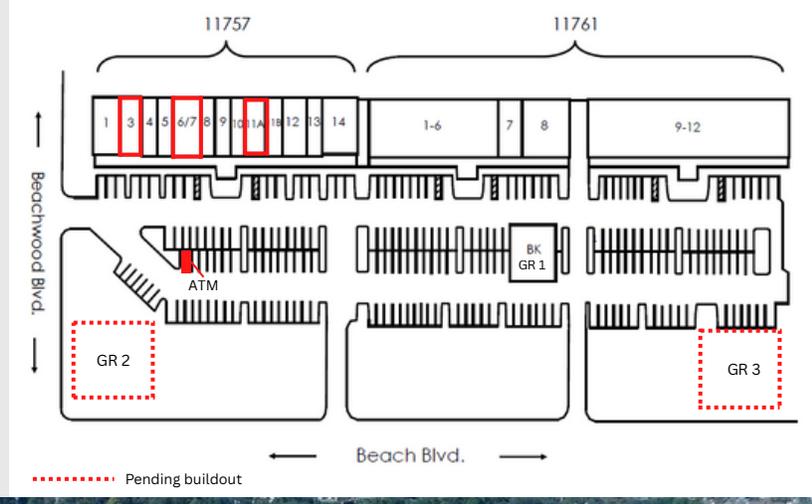
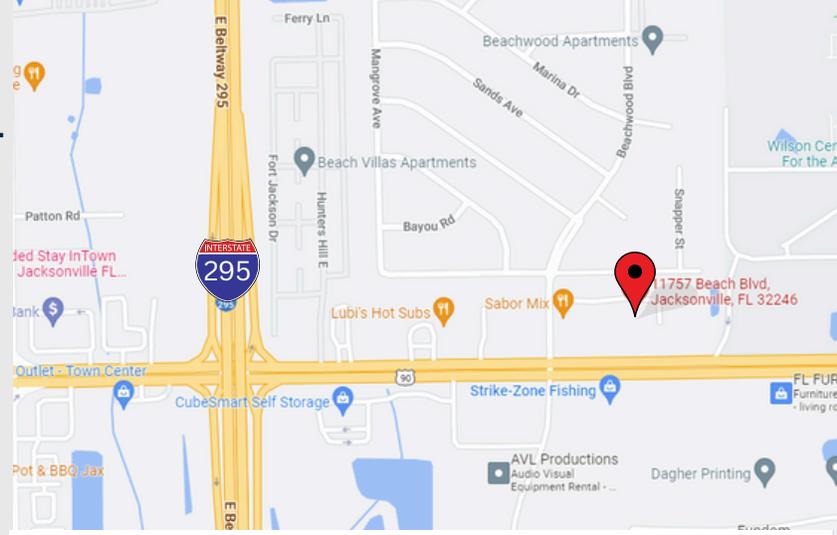
**HAKIMIAN HOLDINGS**  
7077 Bonneval Road, Suite 400  
Jacksonville, FL 32216  
www.Hakimian.us



# TENANT LIST

UNIT | TENANT | SQ FT

757-01	Sabor Mix Restaurant	2,000
757-03	Available	1,064
757-04	Riah Salon	750
757-05	ABC Bartending School	750
757-06,07	Available	1,500
757-08	Senorita Healthy	900
757-09	Sunshine Boba	1,050
757-10	D' Cuba Barbershop	850
757-11A	Available	1,200
757-11B	Iphone 911	825
757-12	Boost Mobile	1,200
757-13	Via Wears LLC	975
757-14	Michoacan	2,000
761-01-06	La Salsa Produce	6,300
761-07	Accu-Tax	1,050
761-08	Coastal Plus Medical	4,200
761-09-12	T's Learning Center	11,421
GROUND1	Burger King	-
GROUND2	Available	5000
GROUND3	Available	5000
ADV	Clear Channel	-
ATM	Available	-



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