

Bite-Size, Fully Occupied Investment Opportunity

Single tenant, free standing building occupied by healthcare tenant



Listing Price: \$995,000

Total GLA (SF): 5,735

Year Built: 1962 | Renovated: 2024

Lot Size: 0.53

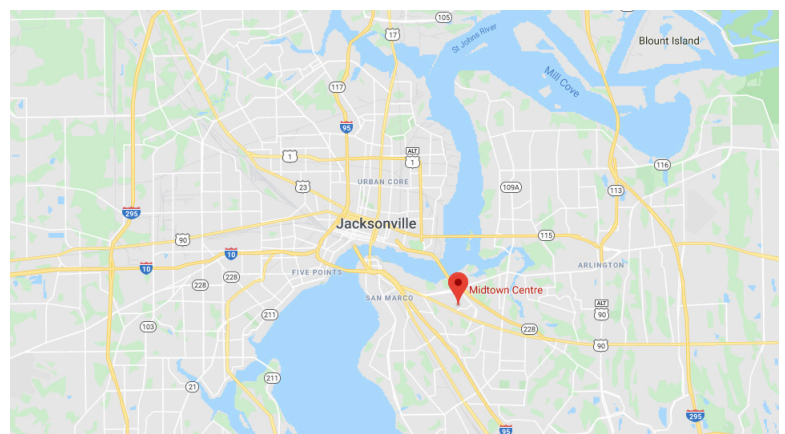
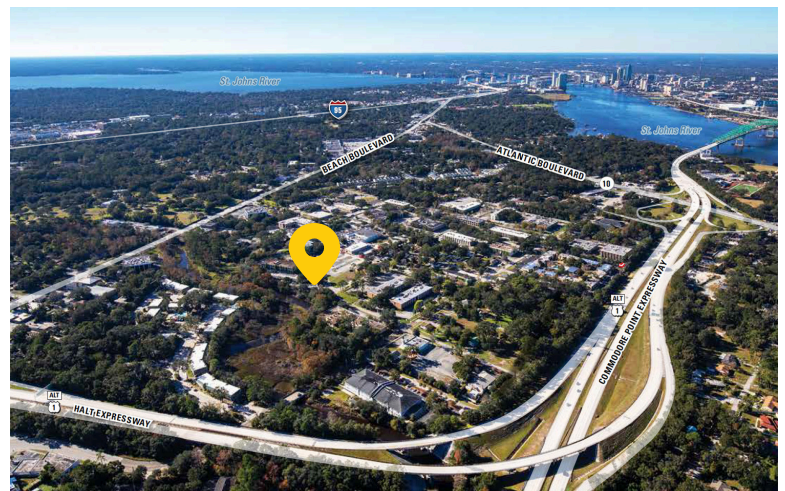
Occupancy: 100%—Single Tenant

PROPERTY HIGHLIGHTS

- Recent Interior and Exterior Upgrades and Renovations
- Newly Installed HVAC Units
- Located 2 Miles from Downtown Jacksonville and 2 Miles from Interstate 95

TENANT

- Leased to established counseling and therapy tenant
- Currently leased through January 2028
- Tenant has 2, 3-year options to renew
- Lease Type: Full Service
- Base Year: 2021



FOR INFORMATION CONTACT
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