

# THE ENTERPRISE BUILDING

101 E TOWN PL, SAINT AUGUSTINE, FL 32092



## PROPERTY DESCRIPTION

Prime office space available at the entrance of World Golf Village in St Johns County. St Johns County in northeast Florida, is a highly desirable location of choice for starting, relocating or expanding your business. Capitalizing on it's global appeal, St. Johns county is poised for economic growth through strategic location, favorable climate, local economic development incentives and outstanding community services.

## PROPERTY HIGHLIGHTS

- 2 story building ideal for a variety of professional uses
- Large windows & balconies provide natural light
- Quick access to and from International Golf Pkwy & I-95 at the entrance
- to World Golf Village - near retail, restaurants, and other amenities
- Close proximity to 4-star, upscale hotels & resorts ideal for business travel

## OFFERING SUMMARY

Lease Rate:	\$24.00 SF/yr (Full Service)
Available SF:	168 - 2,026 SF
Lot Size:	2.01 Acres
Building Size:	31,641 SF

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	285	6,157	22,790
Total Population	831	17,839	63,762
Average HH Income	\$92,677	\$87,471	\$88,843

JOANN LYLE    VASHA CARTER

904.377.0890    202.905.8578

jlyle@svrcom.com    vcarter@svrcom.com

SVR Commercial, LLC • 100 Fairway Park Blvd Unit 2200 • PVB, FL 32082 • 904.454.3856

**SVR**  
Commercial

[svrcommercial.com](http://svrcommercial.com)

# THE ENTERPRISE BUILDING

101 E TOWN PL, SAINT AUGUSTINE, FL 32092



JOANN LYLE    VASHA CARTER

904.377.0890    202.905.8578

jlyle@svrcom.com    vcarter@svrcom.com

SVR Commercial, LLC • 100 Fairway Park Blvd Unit 2200 • PVB, FL 32082 • 904.454.3856

**SVR**  
Commercial

[svrcommercial.com](http://svrcommercial.com)

# THE ENTERPRISE BUILDING

101 E TOWN PL, SAINT AUGUSTINE, FL 32092



## LEASE INFORMATION

Lease Type:	Full Service	Lease Term:	Negotiable
Total Space:	168 - 2,026 SF	Lease Rate:	\$24.00 SF/yr

## AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Suite 140	Available	2,026 SF	Full Service	\$24.00 SF/yr	-
Suite 110-G	Available	168 SF	Full Service	Negotiable	-
Suite 110-D	Available	288 SF	Full Service	Negotiable	-

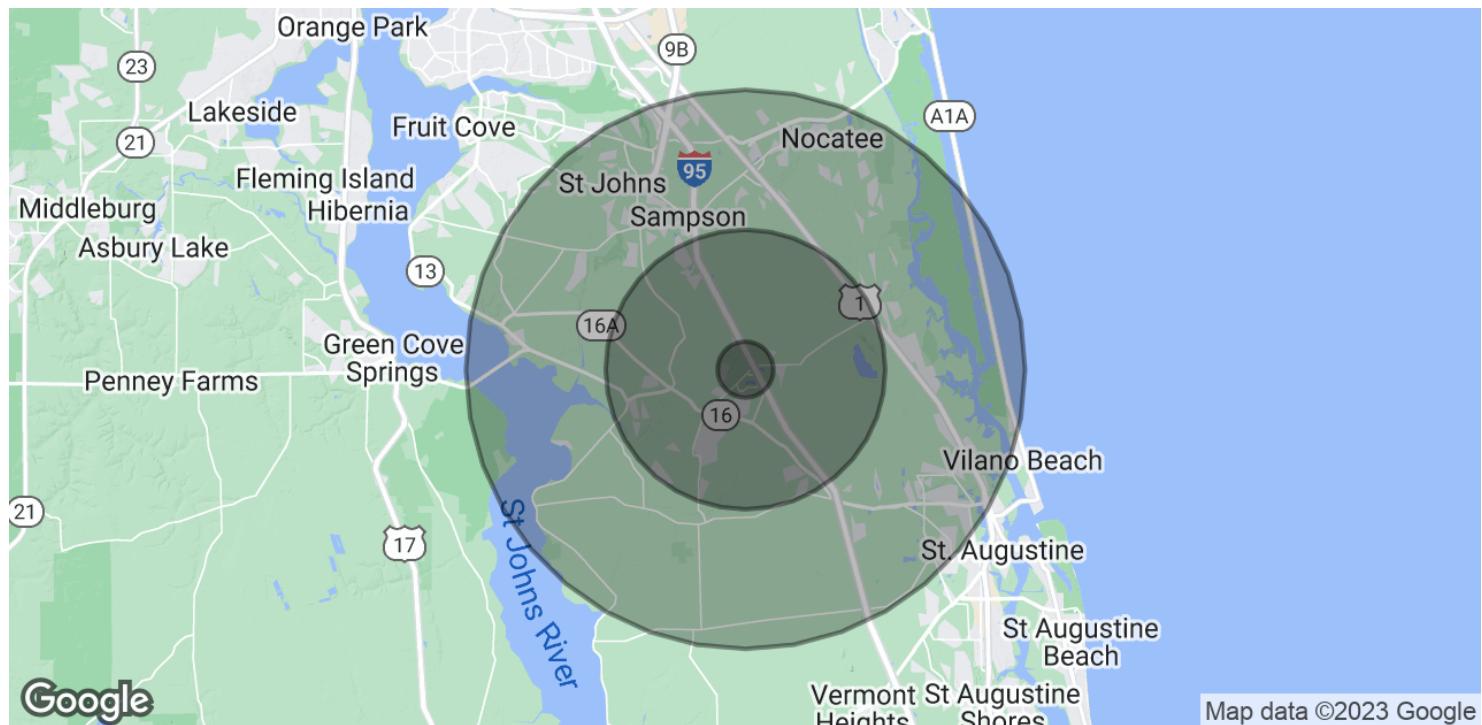
JOANN LYLE    VASHA CARTER  
 904.377.0890    202.905.8578  
 jlyle@svrcom.com    vcarter@svrcom.com

SVR Commercial, LLC • 100 Fairway Park Blvd Unit 2200 • PVB, FL 32082 • 904.454.3856

**SVR**  
Commercial  
[svrcommercial.com](http://svrcommercial.com)

# THE ENTERPRISE BUILDING

101 E TOWN PL, SAINT AUGUSTINE, FL 32092



POPULATION	1 MILE	5 MILES	10 MILES
Total Population	831	17,839	63,762
Average age	36.0	35.9	37.1
Average age (Male)	35.8	35.5	36.7
Average age (Female)	36.1	36.3	37.5

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	285	6,157	22,790
# of persons per HH	2.9	2.9	2.8
Average HH income	\$92,677	\$87,471	\$88,843
Average house value	\$318,045	\$305,745	\$317,626

\* Demographic data derived from 2020 ACS - US Census

JOANN LYLE    VASHA CARTER  
 904.377.0890    202.905.8578  
 jlyle@svrcom.com    vcarter@svrcom.com

SVR Commercial, LLC • 100 Fairway Park Blvd Unit 2200 • PVB, FL 32082 • 904.454.3856

SVR  
Commercial

svrcommercial.com

# THE ENTERPRISE BUILDING

101 E TOWN PL, SAINT AUGUSTINE, FL 32092



JOANN LYLE

Commercial Sales Agent/ Investor

904.377.0890

jlyle@svrcom.com



VASHA CARTER

202.905.8578

vcarter@svrcom.com

**JOANN LYLE    VASHA CARTER**

904.377.0890    202.905.8578

jlyle@svrcom.com    vcarter@svrcom.com

SVR Commercial, LLC • 100 Fairway Park Blvd Unit 2200 • PVB, FL 32082 • 904.454.3856

**SVR**  
Commercial

[svrcommercial.com](http://svrcommercial.com)