

# FOR LEASE 85105 COMMERCIAL PARK DR YULEE, FL 32097



- MOVE-IN READY
- 1,000 SF WAREHOUSE OR FLEX SPACE
- 1,000 SF OFFICE SPACE
- OUTDOOR SECURE STORAGE

**\$3,000/MO.**



Move-in ready 2,000 SF flex space off high-traffic US Hwy 17 in Yulee, FL. Includes 1,000 SF of office (reception, 3 private offices, conference room, ADA restroom) and 1,000 SF of warehouse with roll-up door, second-floor storage, and gated outdoor storage. Ideal for trades, contractors, or similar users. Additional 2,000 SF spaces available with discounted rates for multiple units. Contact us for details.



**Phil Griffin**  
904.556.9140  
phil@acrfl.com



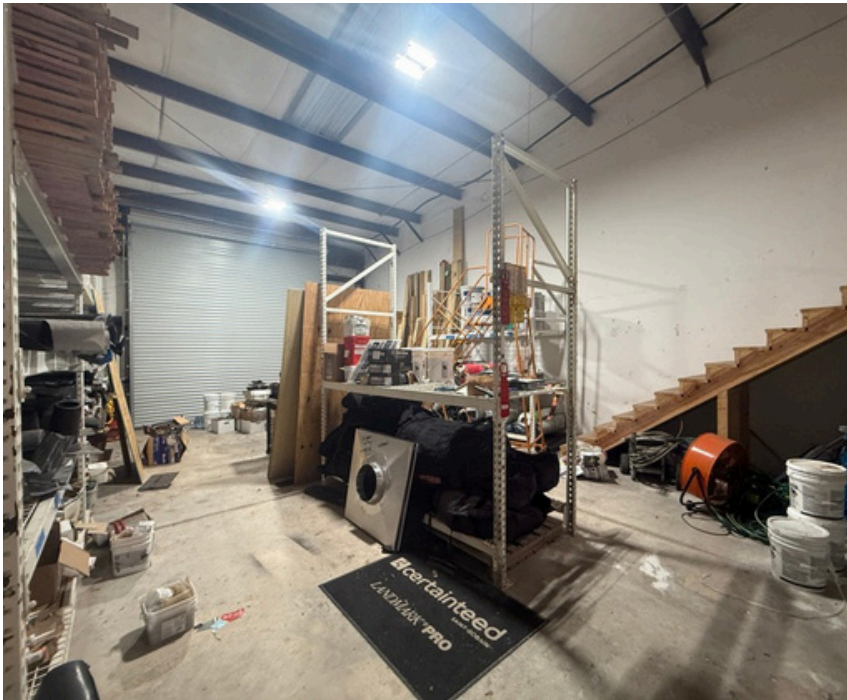
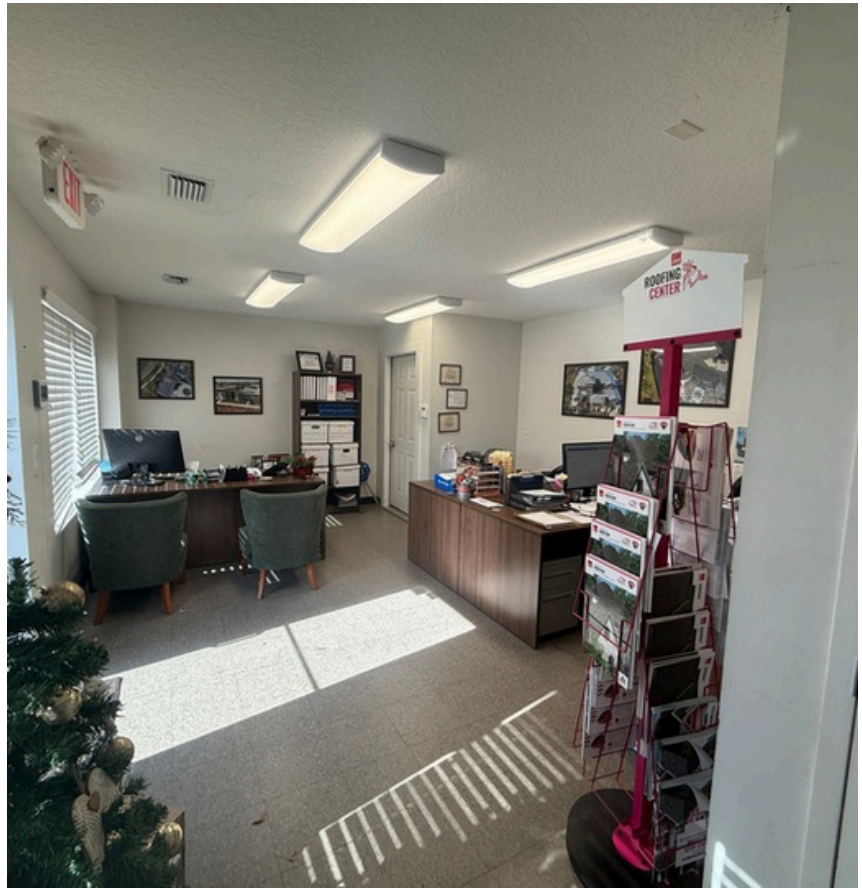
904.261.2770  
www.acrfl.com

**Sal Grimaldi**  
904.576.1826  
Sal@acrfl.com



Disclaimer: Information is from public sources deemed to be reliable but not warranted to be accurate. Reader should independently verify the information.





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904.556.9140  
phil@acrfl.com

**ACR**  
Amelia Coastal Realty  
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