

# LEASE

159 HAMPTON POINT DR

159 Hampton Point Dr Saint Augustine, FL 32092



## PROPERTY DESCRIPTION

Introducing 159 Hampton Point Dr, a prime commercial property available for lease in Saint Augustine, FL. This modern space boasts a spacious floor plan, abundant natural light, and versatile layout options suitable for a wide range of businesses. With high ample parking, it offers convenience for both tenants and customers. The property's strategic location provides easy access to major transportation routes, ensuring excellent connectivity. Whether for retail, office, or service-based operations, this property presents an exceptional opportunity to establish and grow your business in a thriving commercial hub.

## PROPERTY HIGHLIGHTS

- Recently Renovated
- Break Room
- SR210 Corridor

## OFFERING SUMMARY

Lease Rate:	\$3,000.00 SF/month (MG)
Number of Units:	1
Available SF:	1,208 SF
Building Size:	4,832 SF

DEMOGRAPHICS	0.5 MILES	1 MILE	5 MILES
Total Households	344	1,746	26,077
Total Population	1,110	5,592	79,123
Average HH Income	\$151,646	\$153,222	\$168,355

Adam Lanteigne  
(904) 584-7777

Bob Buckmaster, CCIM  
(904) 827-1717



COLDWELL BANKER  
**COMMERCIAL**  
PREMIER PROPERTIES

# LEASE

**159 HAMPTON POINT DR**  
159 Hampton Point Dr Saint Augustine, FL 32092



**Adam Lanteigne**  
(904) 584-7777

**Bob Buckmaster, CCIM**  
(904) 827-1717



**COLDWELL BANKER  
COMMERCIAL**  
PREMIER PROPERTIES

# LEASE

**159 HAMPTON POINT DR**  
159 Hampton Point Dr Saint Augustine, FL 32092



**Adam Lanteigne**  
(904) 584-7777

**Bob Buckmaster, CCIM**  
(904) 827-1717



**COLDWELL BANKER**  
**COMMERCIAL**  
PREMIER PROPERTIES

# LEASE

159 HAMPTON POINT DR

159 Hampton Point Dr Saint Augustine, FL 32092



**Adam Lanteigne**  
(904) 584-7777

**Bob Buckmaster, CCIM**  
(904) 827-1717

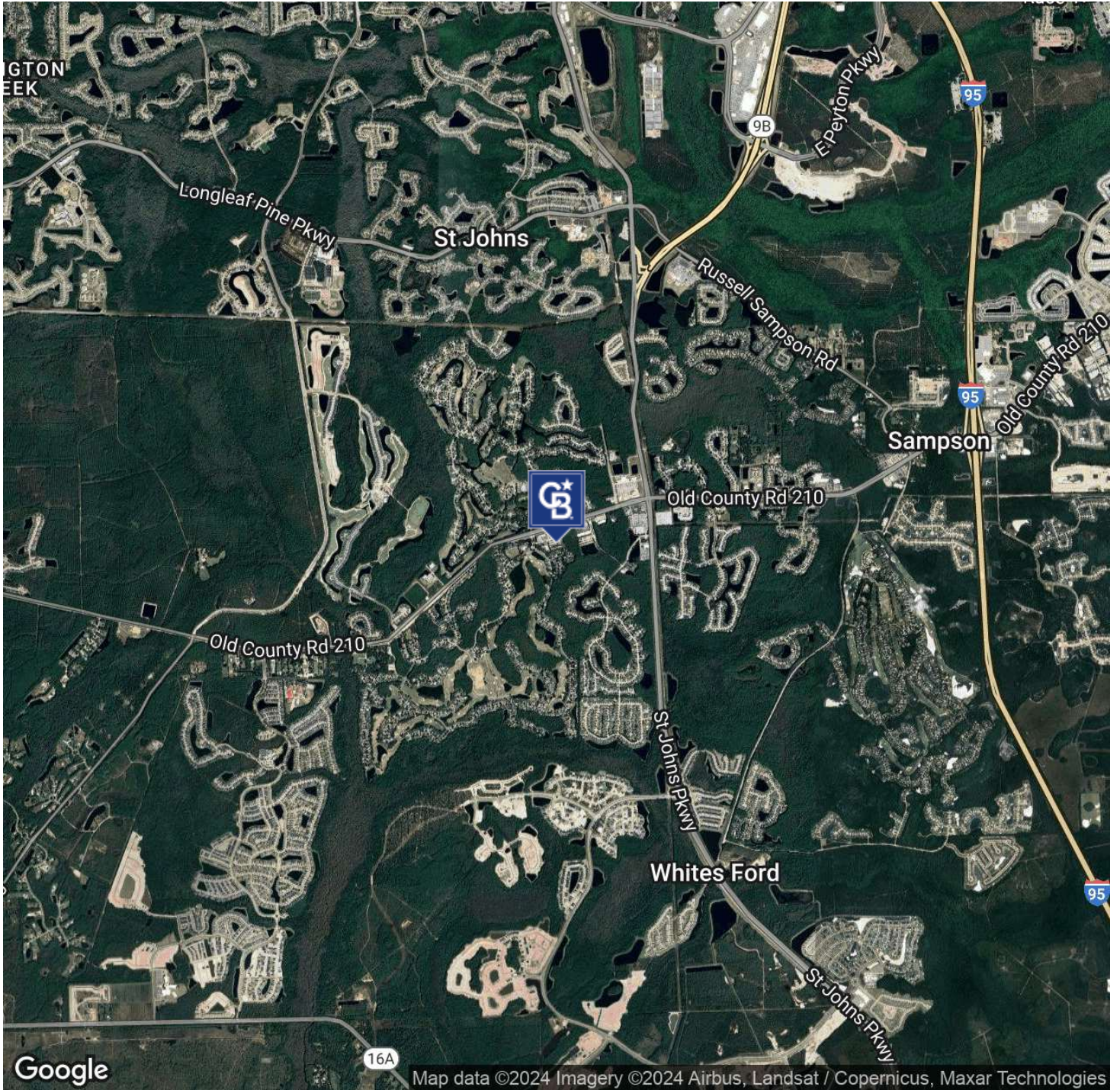


**COLDWELL BANKER  
COMMERCIAL**  
PREMIER PROPERTIES

# LEASE

159 HAMPTON POINT DR

159 Hampton Point Dr Saint Augustine, FL 32092



Adam Lanteigne  
(904) 584-7777

Bob Buckmaster, CCIM  
(904) 827-1717

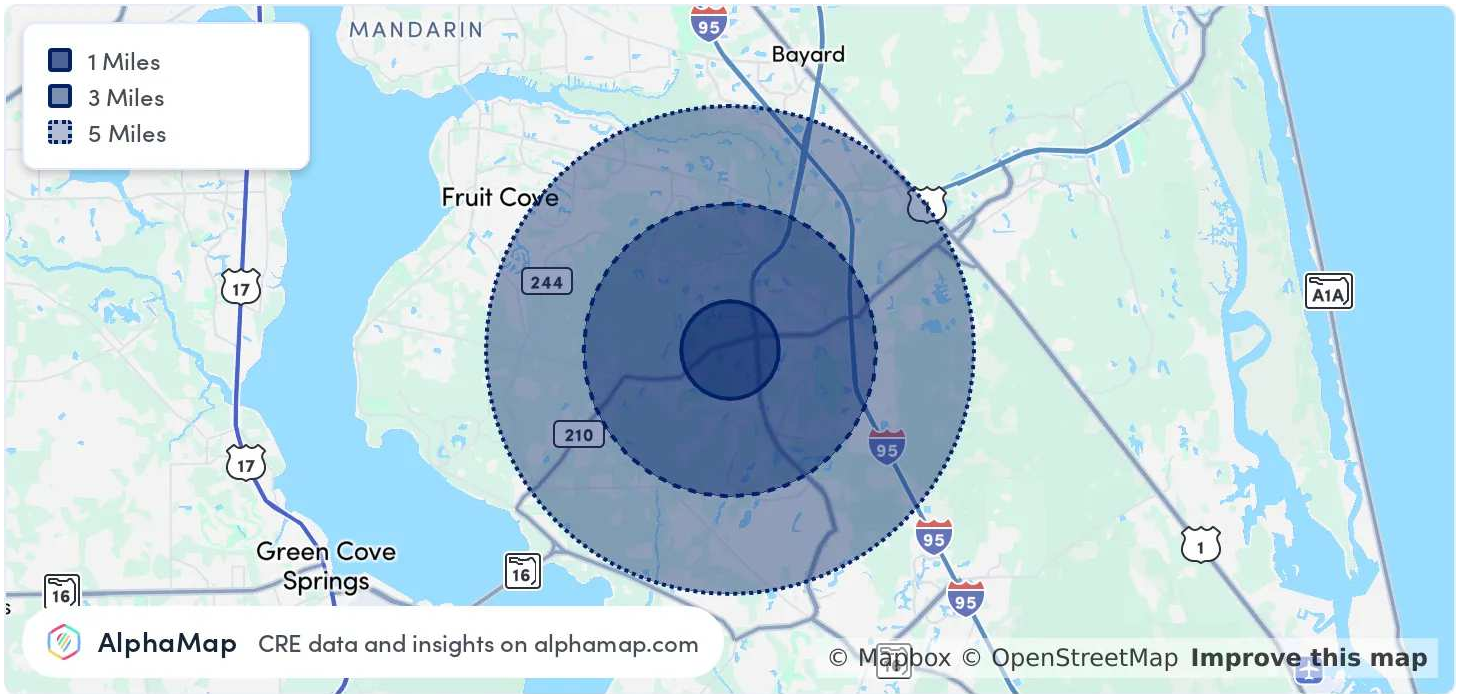


COLDWELL BANKER  
**COMMERCIAL**  
PREMIER PROPERTIES

# LEASE

159 HAMPTON POINT DR

159 Hampton Point Dr Saint Augustine, FL 32092



## POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	5,592	33,330	79,123
Average Age	36	35	36
Average Age (Male)	36	34	36
Average Age (Female)	37	36	37

## HOUSEHOLD & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	1,746	10,325	26,077
Persons per HH	3.2	3.2	3
Average HH Income	\$153,222	\$165,532	\$168,355
Average House Value	\$505,333	\$543,091	\$528,189
Per Capita Income	\$47,881	\$51,728	\$56,118

Map and demographics data derived from AlphaMap

Adam Lanteigne  
(904) 584-7777

Bob Buckmaster, CCIM  
(904) 827-1717



COLDWELL BANKER  
**COMMERCIAL**  
PREMIER PROPERTIES