SVR Commercial

Office Building **For Lease**

7910 - 7960 BAYMEADOWS WAY, JACKSONVILLE, FL 32256

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VASHA CARTER
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OFFERING SUMMARY

Lease Rate:	$15.00 - 22.00 SF/yr (MG)
Building Size:	40,906 SF
Available SF:	350 - 15,000 SF
Lot Size:	2.702 Acres
Number of Units:	13
Year Built:	1981
Renovated:	2018
Zoning:	IBP

PROPERTY OVERVIEW

Discover a prime leasing opportunity at 7910 - 7960 Baymeadows Way, Jacksonville, FL. This well-maintained property offers adaptable office, featuring updated interiors and ample parking for tenants and visitors. With easy access to major roadways (Interstate 95) and prominent visibility, it presents an ideal location for establishing or expanding your business. The property's versatile layout, professional management, and proximity to a range of amenities make it an attractive choice for a wide variety of businesses. Don't miss this chance to elevate your operations in a vibrant commercial setting.

PROPERTY HIGHLIGHTS

- Turn-key options available
- Ample parking for tenants and visitors
- Flexible layout for office use
- Easy access to major roadways
- Prominent visibility for businesses
- Professional property management
- Proximity to a range of amenities
- Cafe Onsite

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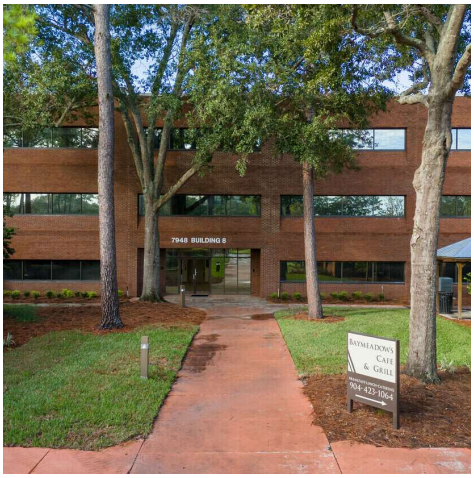

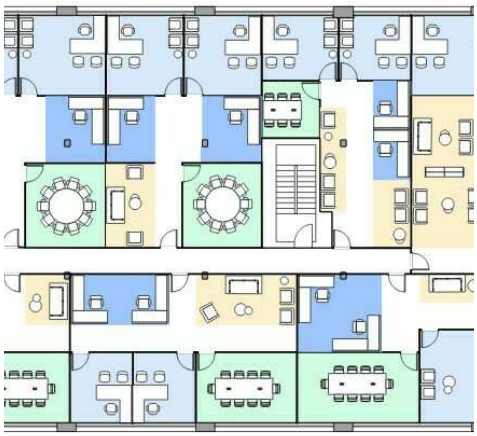

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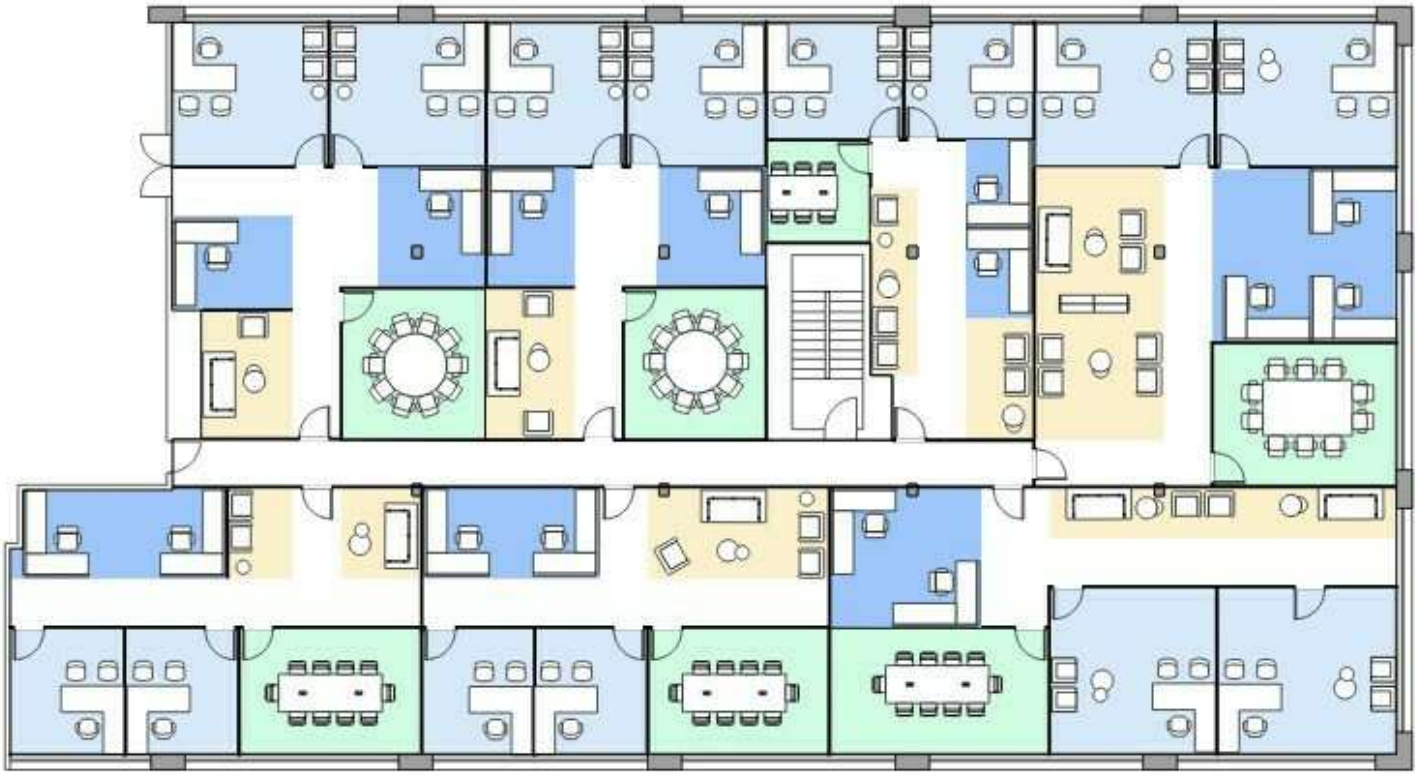

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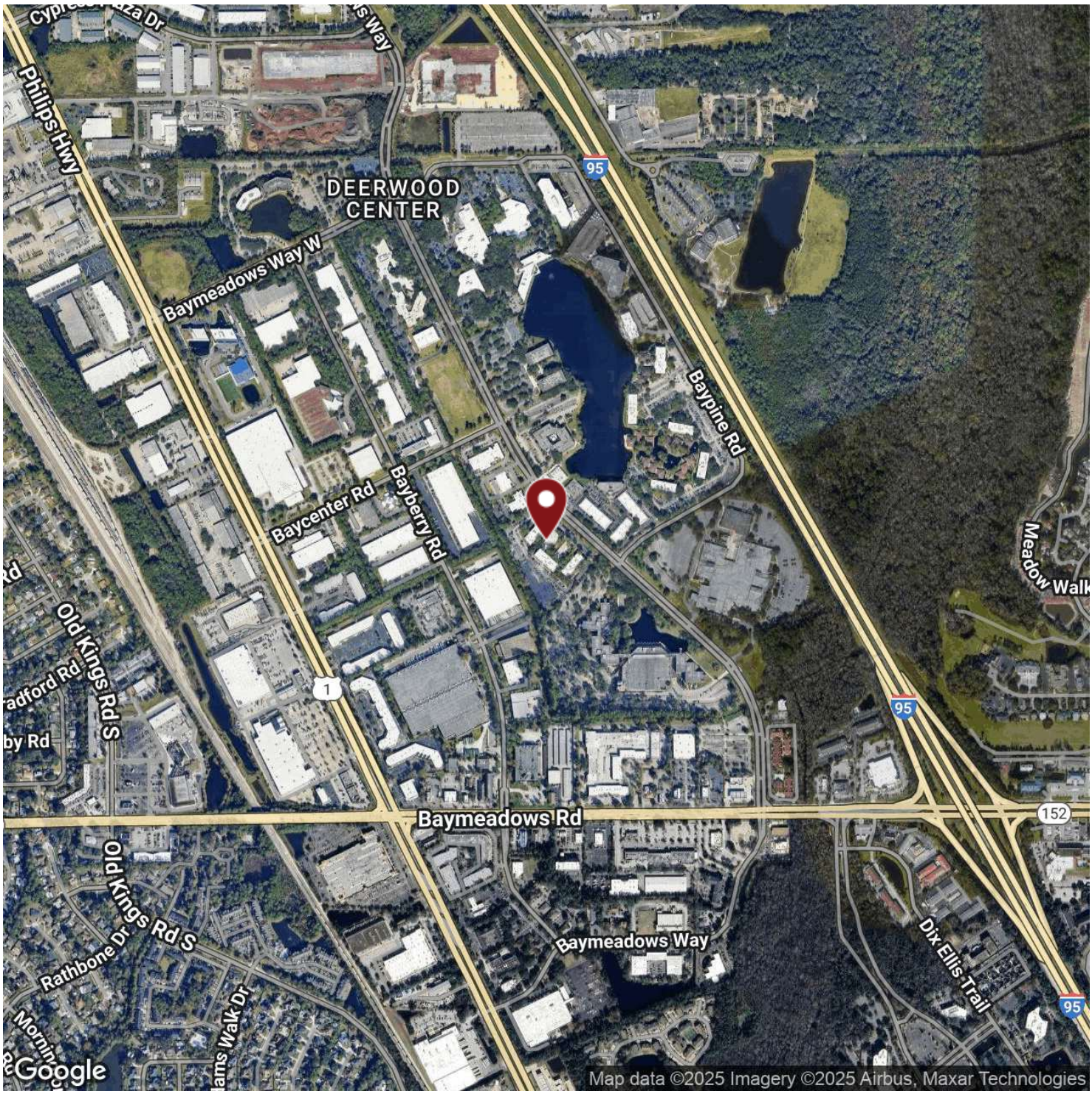

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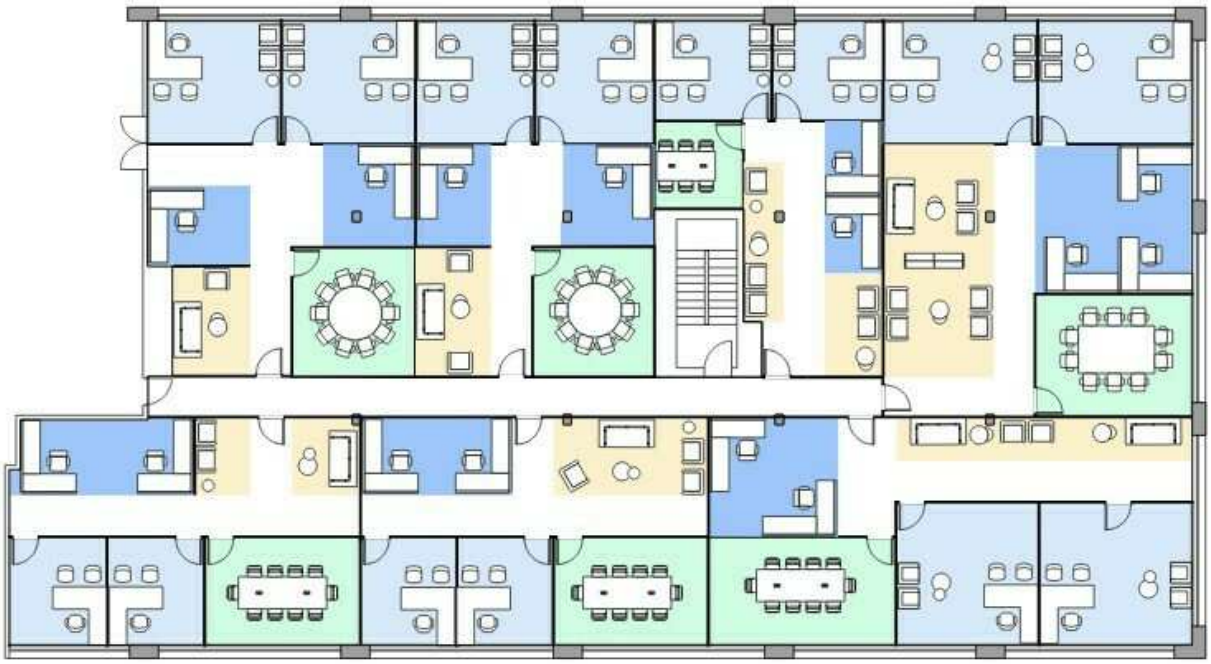

LEASE INFORMATION

Lease Type:	MG	Lease Term:	Negotiable
Total Space:	350 - 15,000 SF	Lease Rate:	$15.00 - $22.00 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Building 7960	Available	1,800 - 15,000 SF	Modified Gross	$15.00 - 18.00 SF/yr	-
Building 7960	Available	2,042 SF	Modified Gross	$15.00 - 18.00 SF/yr	-
Building 7960	Available	2,233 SF	Modified Gross	$15.00 - 18.00 SF/yr	-
Building 7948 - Executive Suite	Available	350 SF	Modified Gross	$22.00 SF/yr	-

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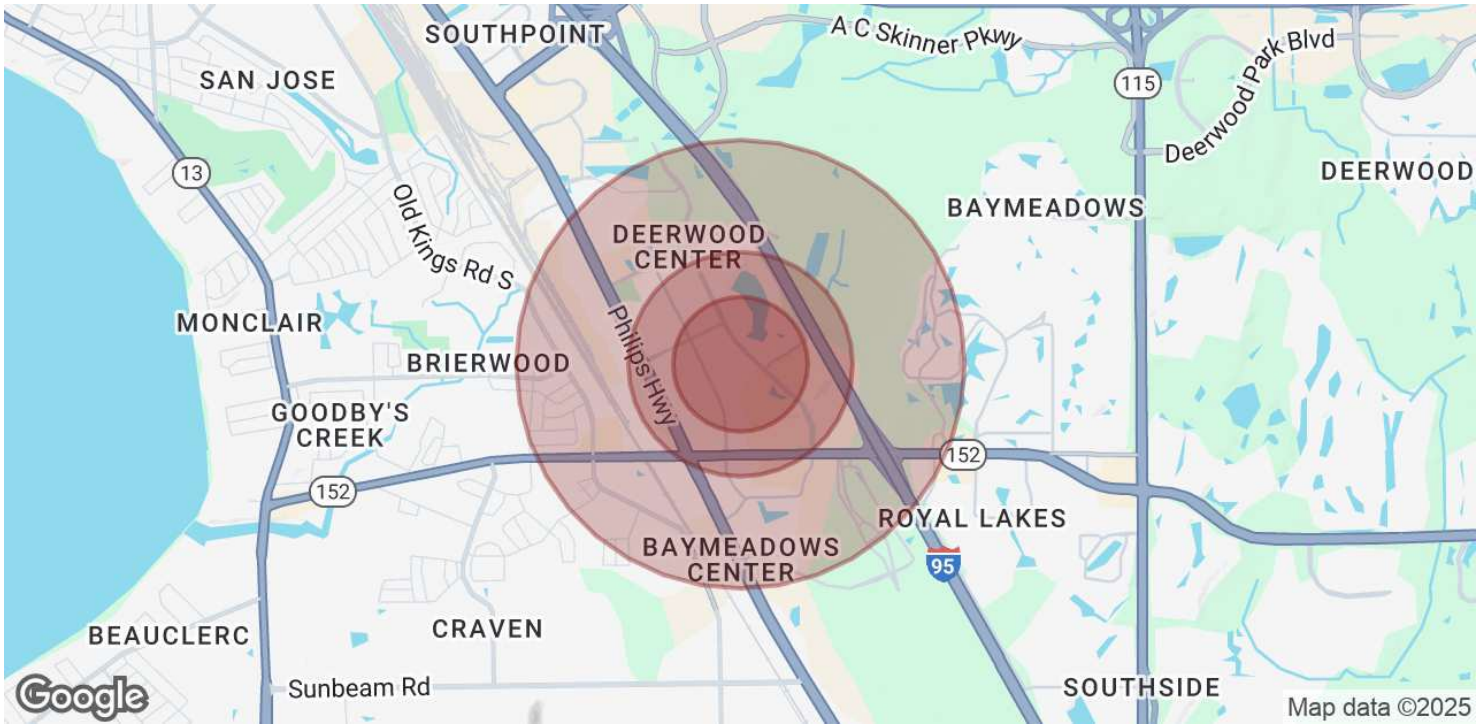

POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	99	258	3,889
Average Age	38	37	39
Average Age (Male)	37	36	38
Average Age (Female)	39	38	41

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	48	124	1,790
# of Persons per HH	2.1	2.1	2.2
Average HH Income	$81,614	$78,617	$81,028
Average House Value	$179,711	$178,890	$248,611

Demographics data derived from AlphaMap

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