

OFFICE SPACE FOR LEASE

# THE ARBOR BUILDING

## 1,363 - 4,057 RSF Available

7400 Baymeadows Way  
Jacksonville, Florida 32216



 FranklinStreet

FSOI, LLC | A Licensed Florida Broker # CQ1048040

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# PROPERTY SUMMARY

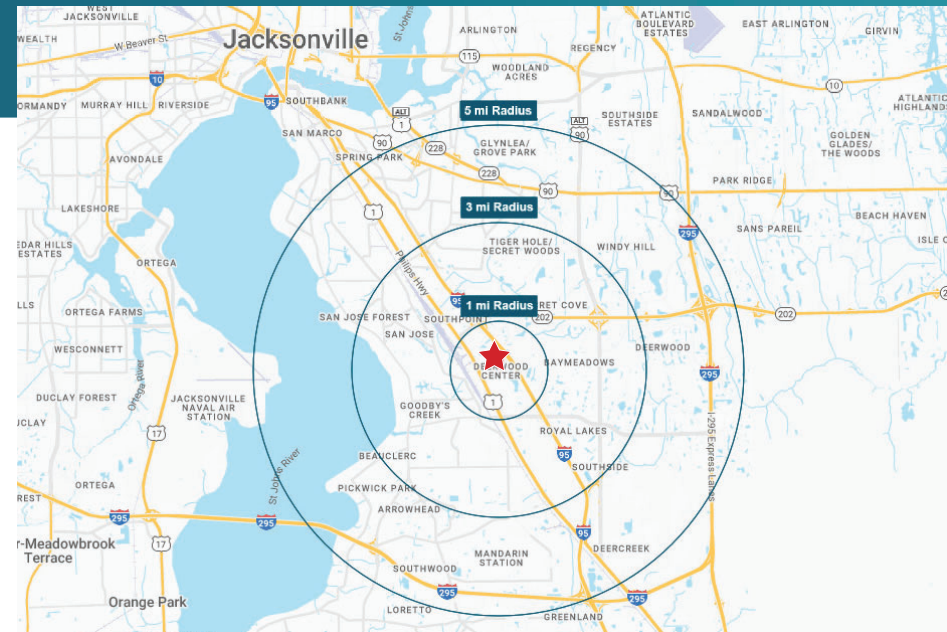


## PROPERTY HIGHLIGHTS

- Move-in Ready Offices Available
- Great Natural Lighting
- Quick Access to I-95, Philips Hwy and JTB
- Ground Floor Spaces Available
- Rates starting at \$17.00/SF Full Service
  - Suite 100: 1,945 RSF
  - Suite 104: 2,112 RSF
  - Suite 200: 1,944 RSF
  - Suite 202: 1,696 RSF
  - Suite 320: 2,170 RSF

## AREA DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	3,790	81,926	191,716
Total Households	1,666	36,574	82,910
Average Income	\$80,121	\$78,559	\$83,840
Median Age	38.1	36.3	37.2
Daytime Population	12,413	76,662	145,036



7400 BAYMEADOWS WAY | JACKSONVILLE, FL 32256

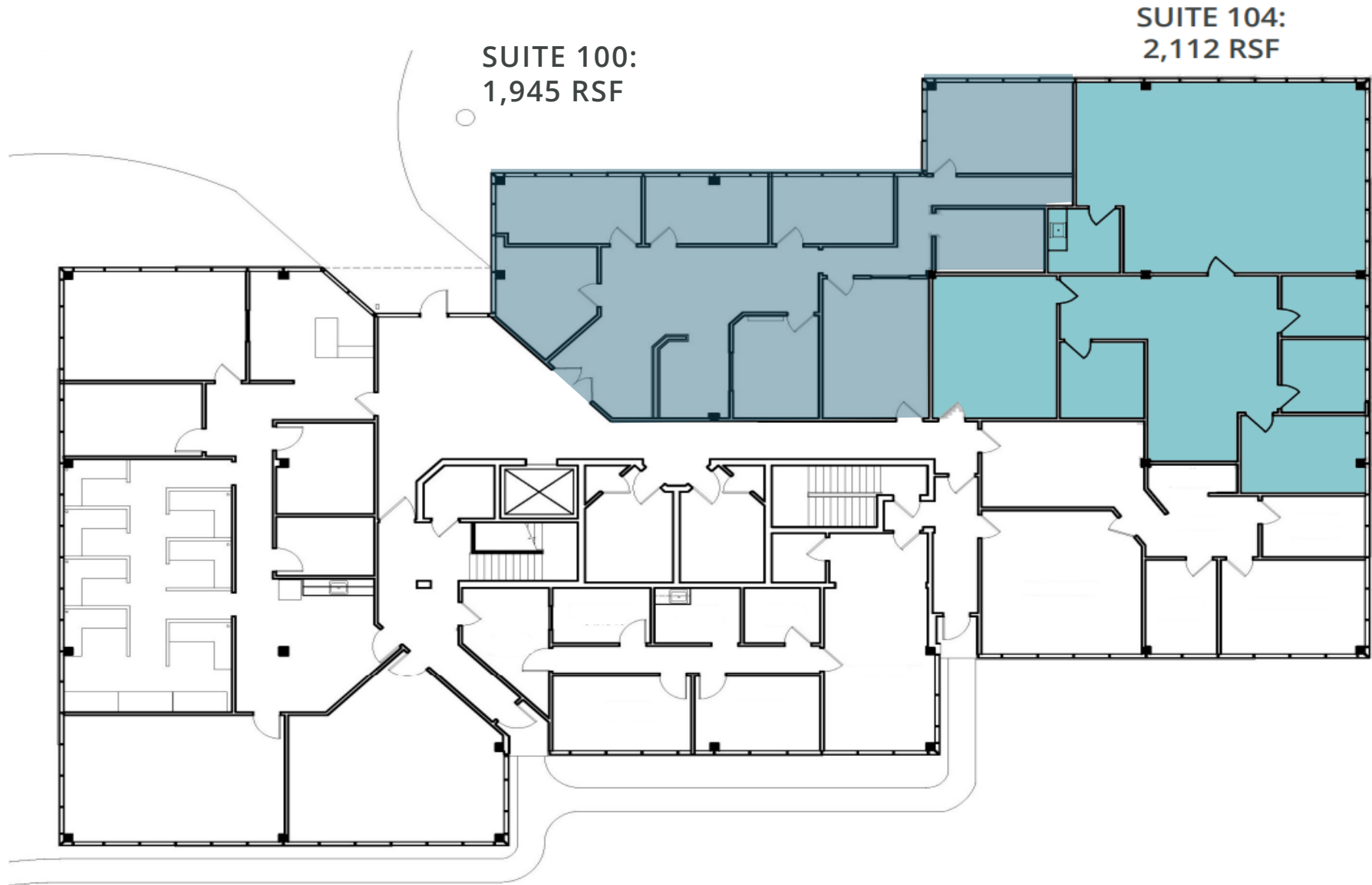
# PROPERTY PHOTOS

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# FLOORPLAN

## FIRST FLOOR



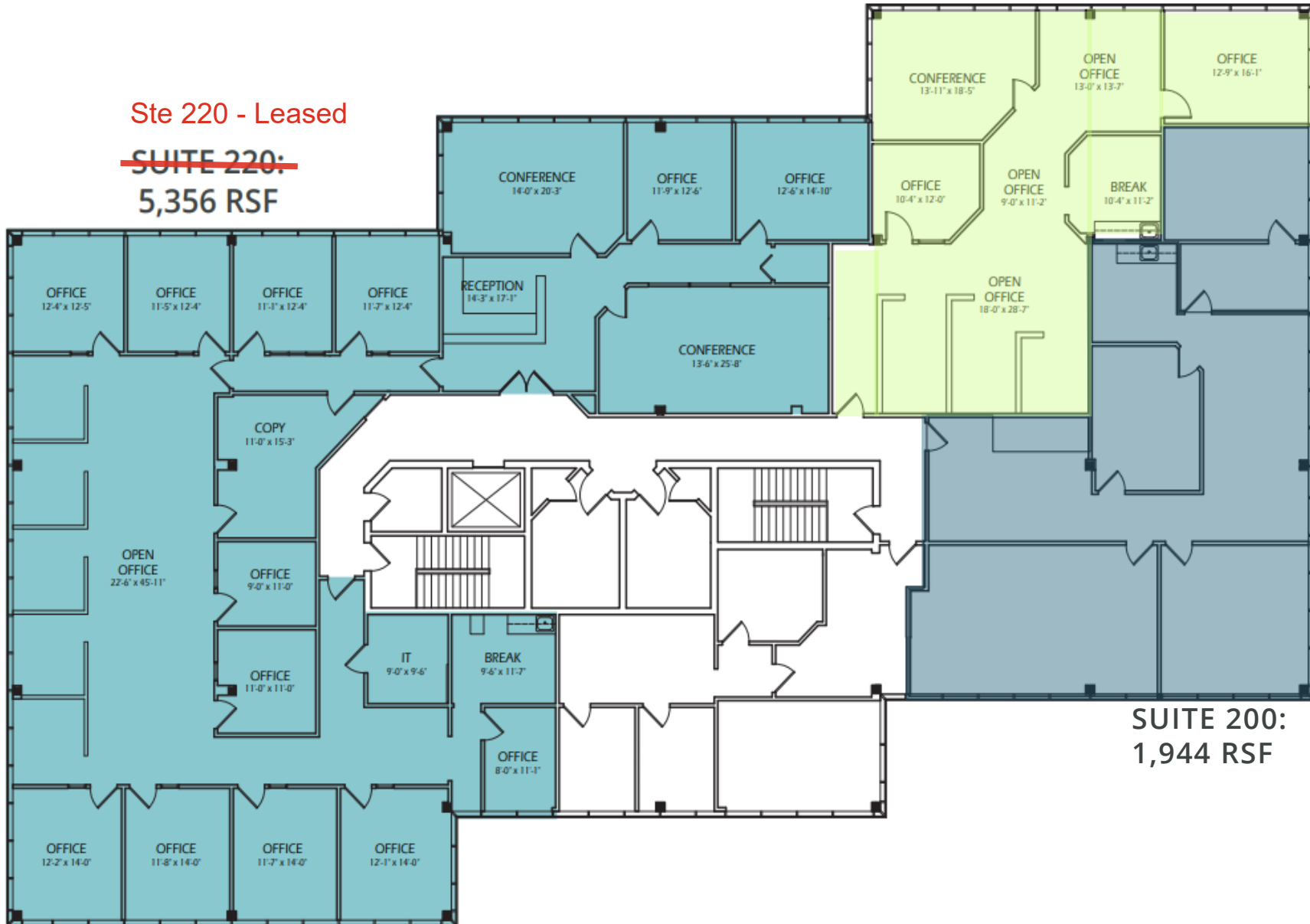
# FLOORPLAN

## SECOND FLOOR

**SUITE 202:**  
**1,696 RSF**

Ste 220 - Leased

~~SUITE 220:~~  
**5,356 RSF**



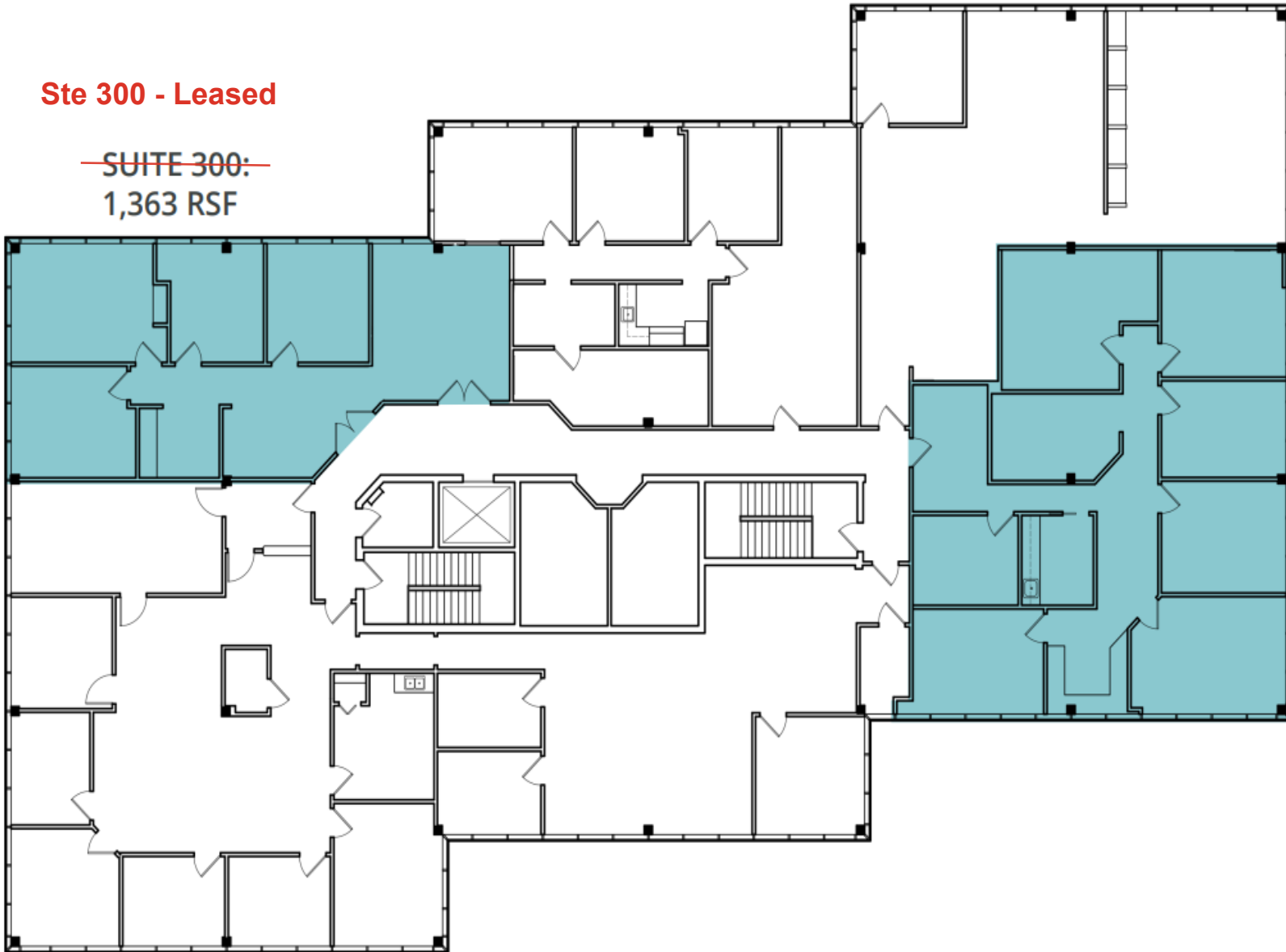
**SUITE 200:**  
**1,944 RSF**

# FLOORPLAN

## THIRD FLOOR

Ste 300 - Leased

~~SUITE 300:~~  
1,363 RSF



SUITE 320:  
2,170 RSF