



# 2017 N. 3rd St.

Jacksonville Beach, FL 32250

**FOR SALE**

**\$700,000**

**±0.28 Acres  
Available**





# PROPERTY HIGHLIGHTS

2017 N 3RD STREET  
JACKSONVILLE BEACH, FL 32250

Prime location in Jacksonville Beach. Developed in 2023 to host a driveup ATM and a walk up ATM. The site is located across from Fletcher Middle and High Schools with traffic light close to the exit with ability to do a U-Turn.

Site Area:	0.28 Acres
Year Built:	2023
Parking:	No parking - Just drive-up ATM circle
Utilities:	All Available to site
Zoning:	Commercial
Drive Thru:	1 Lane + 1 Walk up ATM

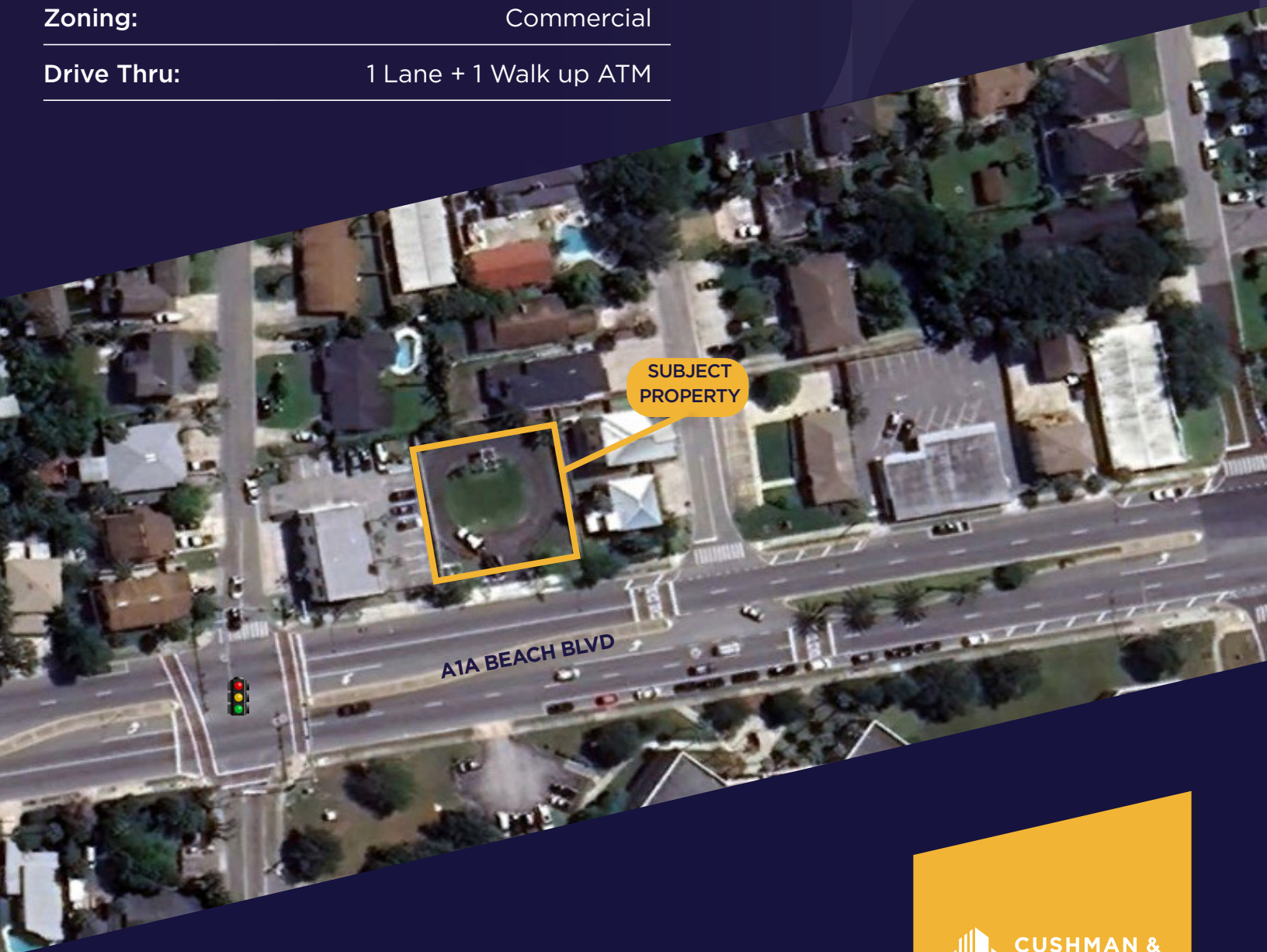


## AVERAGE DAILY TRAFFIC

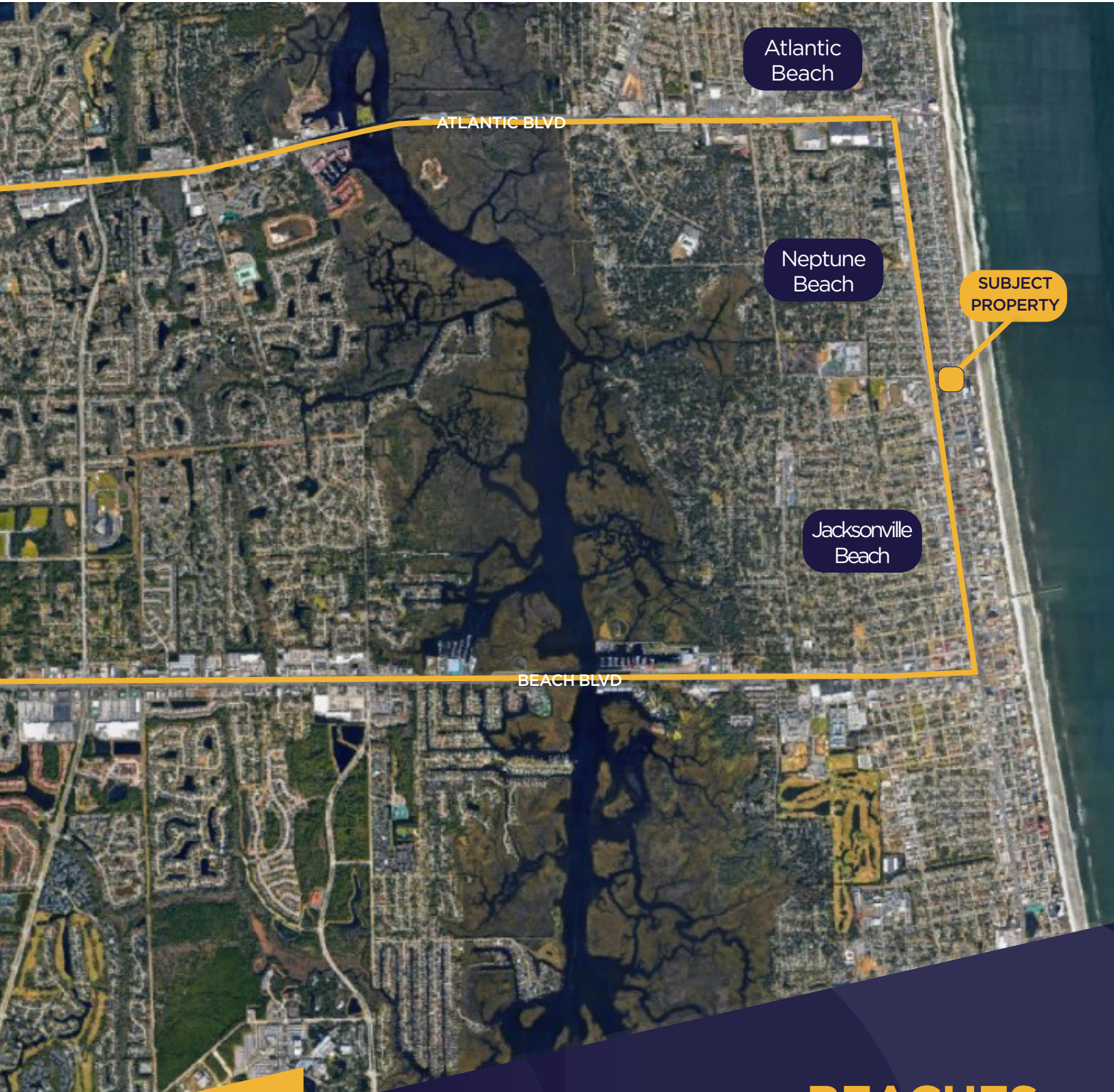
**28,500** 3<sup>RD</sup> ST NORTH

## DEMOGRAPHICS

2024	1-Mile	3-Mile	5-Mile
Population	9,321	45,337	109,307
Total Households	4,532	20,5914	47,859
Avg. Household Income	\$155,114	\$144,015	1\$41,133
Median Age	42.6	43.3	41.8
% Bachelors degree or higher	61.9%	56.4%	52.5%







# BEACHES AREA MAP



**701 RIVERSIDE  
PARK PLACE**



**±32,445 SF  
\$6,500,000**

**2017 3RD ST N**



**±0.28 Acres  
\$700,000**

**6801 BLANDING  
BLVD**



**±7,535 SF + .72 Acres  
\$3,100,000**

**1714 BLANDING  
BLVD**



**±3,888 SF  
\$2,700,000**

**3970 A1A S**



**±3,970 SF  
\$2,200,000**

**ADDITIONAL PROPERTIES  
FOR SALE**





**For more information,  
please contact:**

**TRACI JENKS, CCIM**  
**Senior Director**  
**+1 904 380 8333**  
**Traci.Jenks@cushwake.com**