

EXCLUSIVE

# GATES OF BEACH BOULEVARD

RETAIL & OFFICE SPACE FOR LEASE

± 49,722 sq ft

1500 Beach Blvd.  
Jacksonville, FL 32250



## LOCAL DEMOGRAPHICS



Unparalleled between the ocean and intracoastal waterway.



Average income \$121k within 5 miles of Beach Blvd.



125k residents in 5 miles of Beach Blvd.



38k Vehicles per day at Beach Blvd.

904-757-4000



Janet Keister

SVP Leasing

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Blake Hakimian

Acquisitions & Finance

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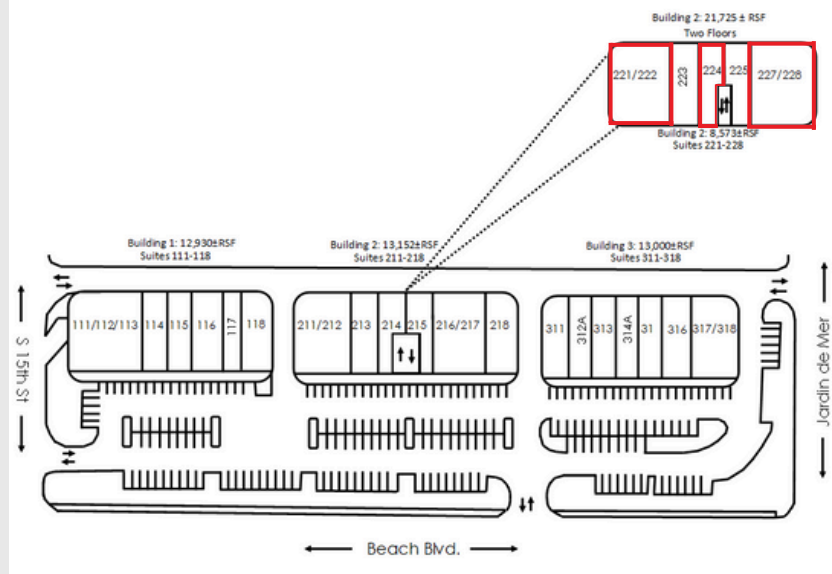
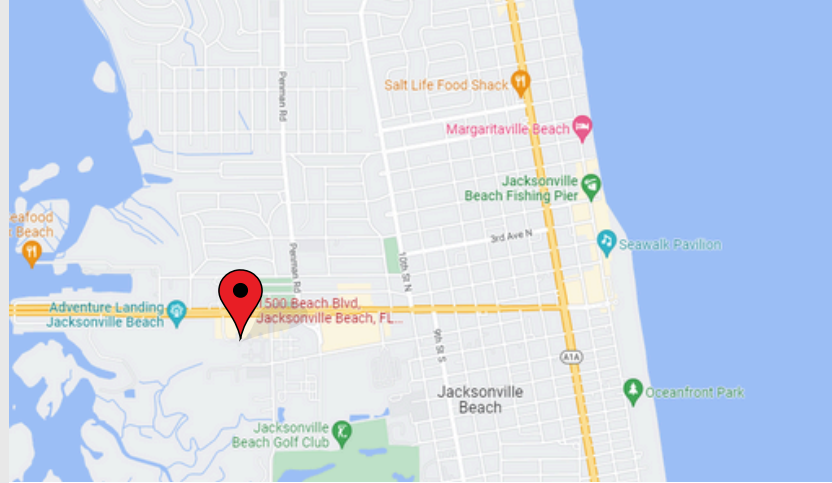
**HAKIMIAN HOLDINGS**  
7077 Bonneval Road, Suite 400  
Jacksonville, FL 32216  
www.Hakimian.us



# TENANT LIST

UNIT | TENANT | SQ FT

111/113	Mojo's BBQ	4,875
114	Lash Concept	1,625
115	Cedar & Olive	1,430
116	TitanUp Fitness	2,405
117	Nothing But Tech	970
118	Jeremiah's Italian Ice	1,625
211/212	Mind Bender Escape Rooms	3,637
213	Weller Healthcare IT	1,625
214	Rhythm Pilates Studio	1,425
215	Abstrakt Filipino Restaurant	1,640
216/217	Engne 15 Brewing & Kitchen	3,250
218	1928 Cuban Bistro	2,075
221/222	Available	2,535
223	Edward Jones	1,153
224	Available	1,214
225	Bursar Admin.	1,224
227/228	Available	3,289
311	Donatos Pizza	1,625
312A	Wild Ivy Salon	1,300
313	Aloha Waffle	1,950
314A	Ruff Edges Salon	1,200
315	Le Dream Nail Salon	2,050
316	S&M Martial Arts	1,625
317/318	Focus Fitness	3,250



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