

For Sale
or Lease

Sale Price:

\$3,890,000

Lease Rate:

\$9.00/SF/NNN

Contact

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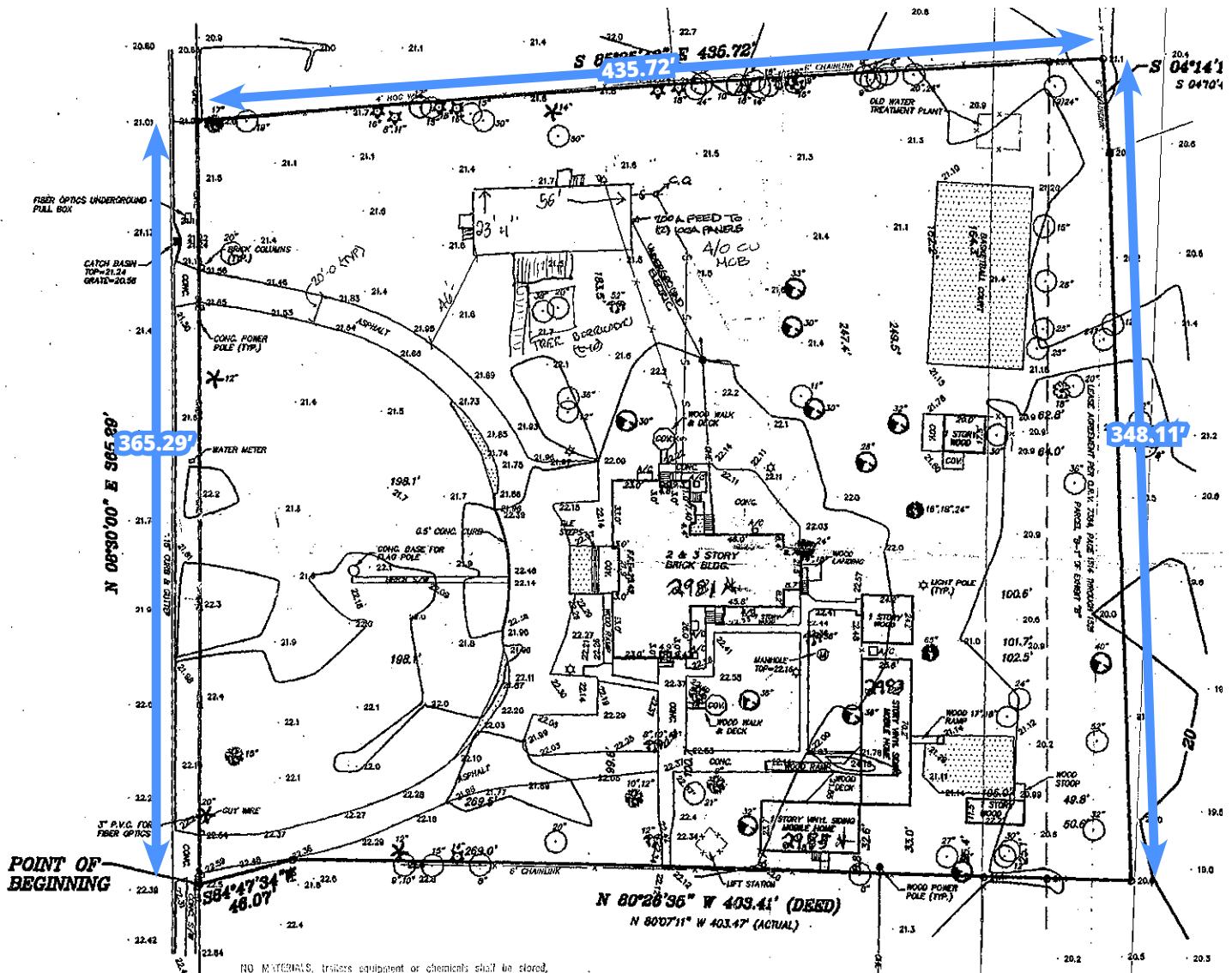


2981 Parental Home Road

Jacksonville, FL 32216

Property Highlights

- **Size land:** 3.79± acres
- **Size buildings:** 33,744± SF in 12 freestanding buildings - see page 3
- **Frontage on Parental Home Road:** 365 front feet
- **Zoning:** PUD: Permitted Uses and Permissible Uses by exception - [click here for PUD 2017-0841-E](#)
- **Traffic count:** 10,600 ADDT on Parental Home Road
- **Utilities:** municipal services available on the property
- **APN/parcel ID:** 152585-0050
- **Potential uses:** drug rehabilitation center, residential treatment, medical facility, church, school, office, office with work vehicles, etc.
- **Distance to I-95:** 1.5 miles
- **Distance to Hart Bridge leading to downtown:** 4.8 miles
- **Fire alarm system/sprinklers:** fire alarm system and some sprinklers in the main building
- **Municipal park:** across the street with recreational amenities – beneficial to a school, church, treatment facility, etc.
- **Seller financing:** owner may consider seller financing



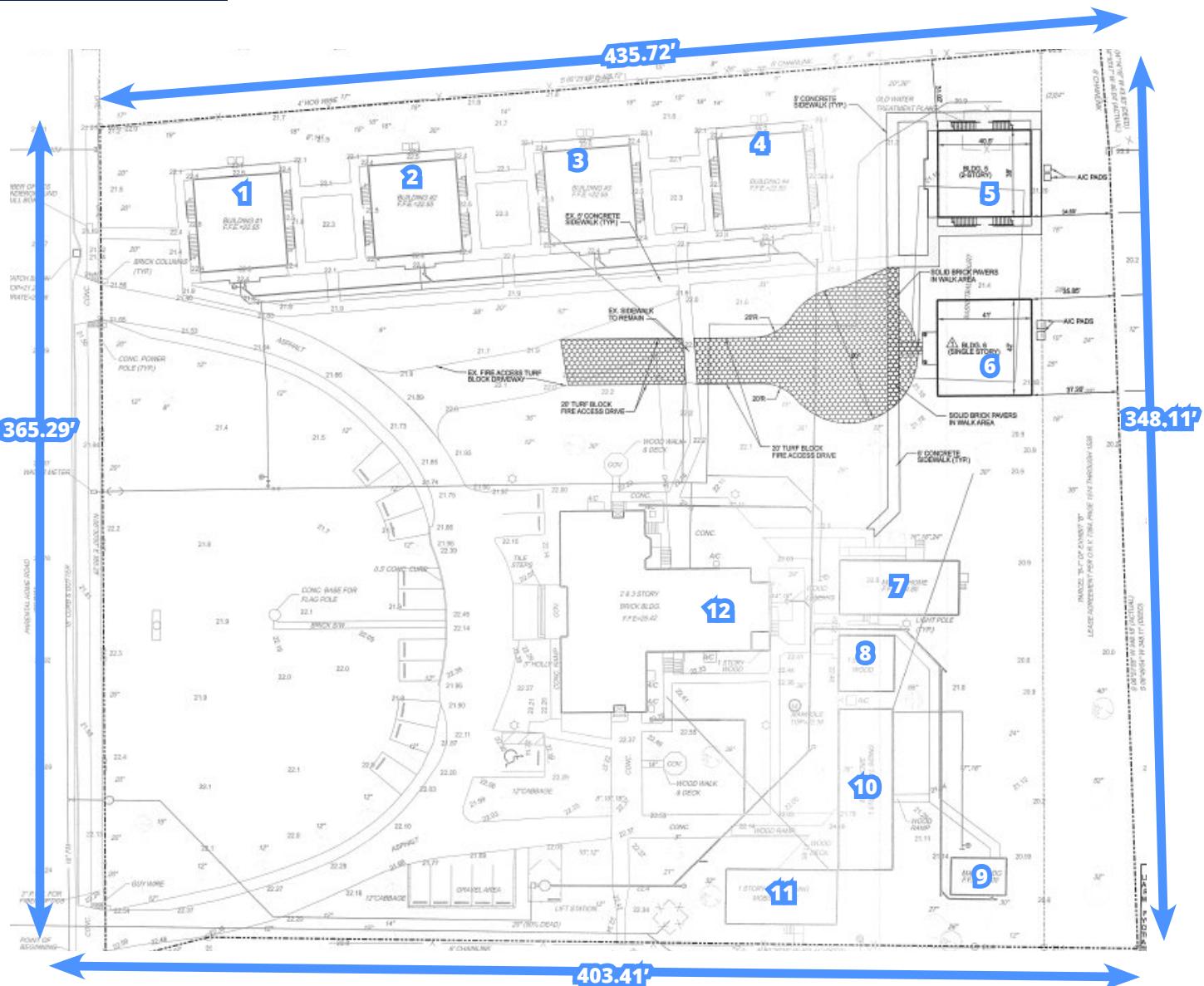
Demographics

Source: ESRI Business Analyst | 3 Mile Radius



Site Plan

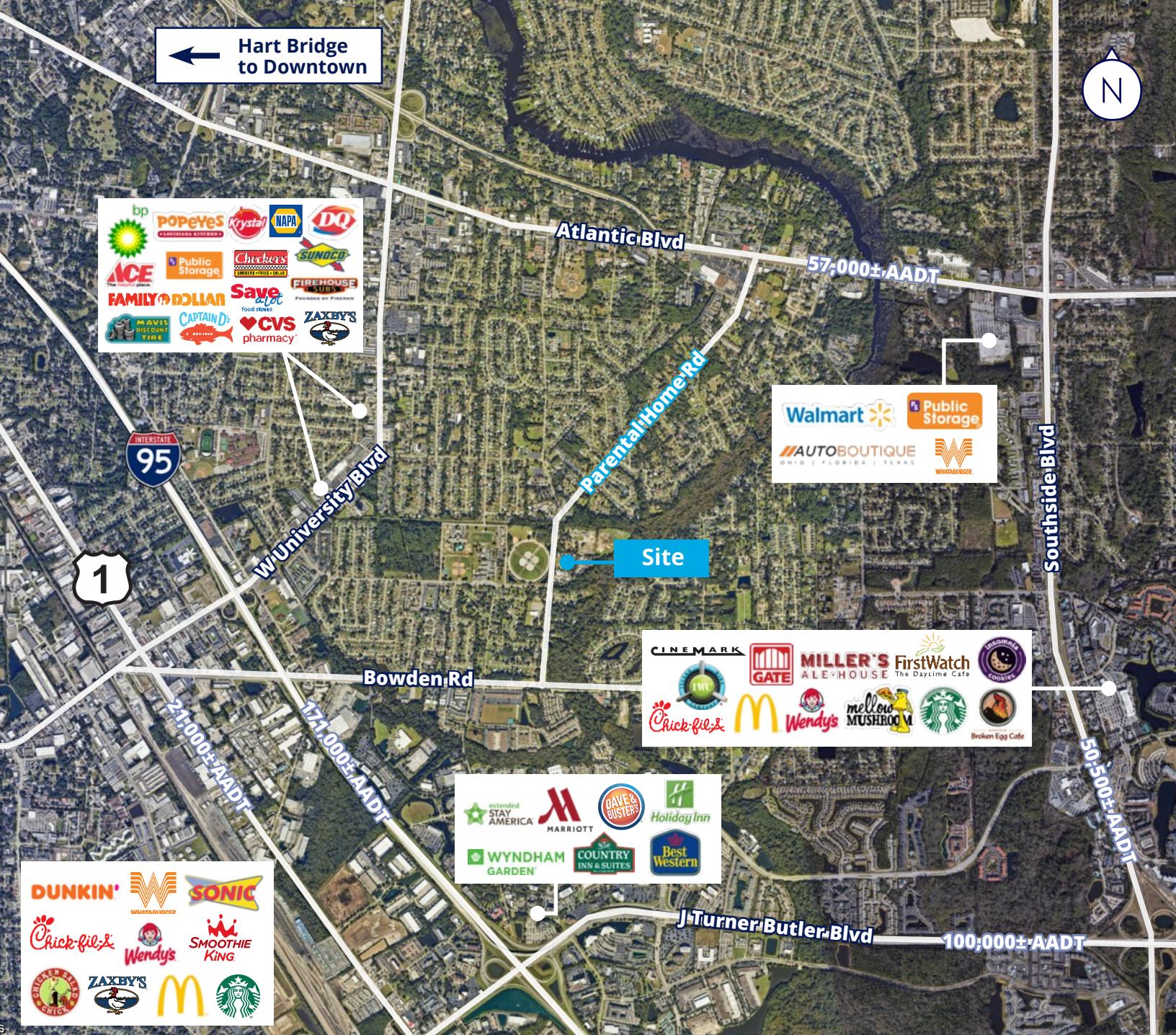
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| Building # | Building SF |
|-----------------------------|--------------------|
| Building 1 | 3,078 |
| Building 2 | 3,078 |
| Building 3 | 3,078 |
| Building 4 | 3,078 |
| Building 5 | 3,078 |
| Building 6 | 1,312 |
| Building 7 | 1,215 |
| Building 8 | 583 |
| Building 9 | 389 |
| Building 10 | 1,689 |
| Building 11 | 1,166 |
| Building 12 (Main Building) | 12,000 |
| Total Square Feet | 33,744± SF |

Photo Gallery





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