



FOR LEASE

SAN JOSE PROFESSIONAL CENTER

8823 SAN JOSE BOULEVARD
JACKSONVILLE, FLORIDA 32217

OFFICE / MEDICAL



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SAN JOSE PROFESSIONAL CENTER

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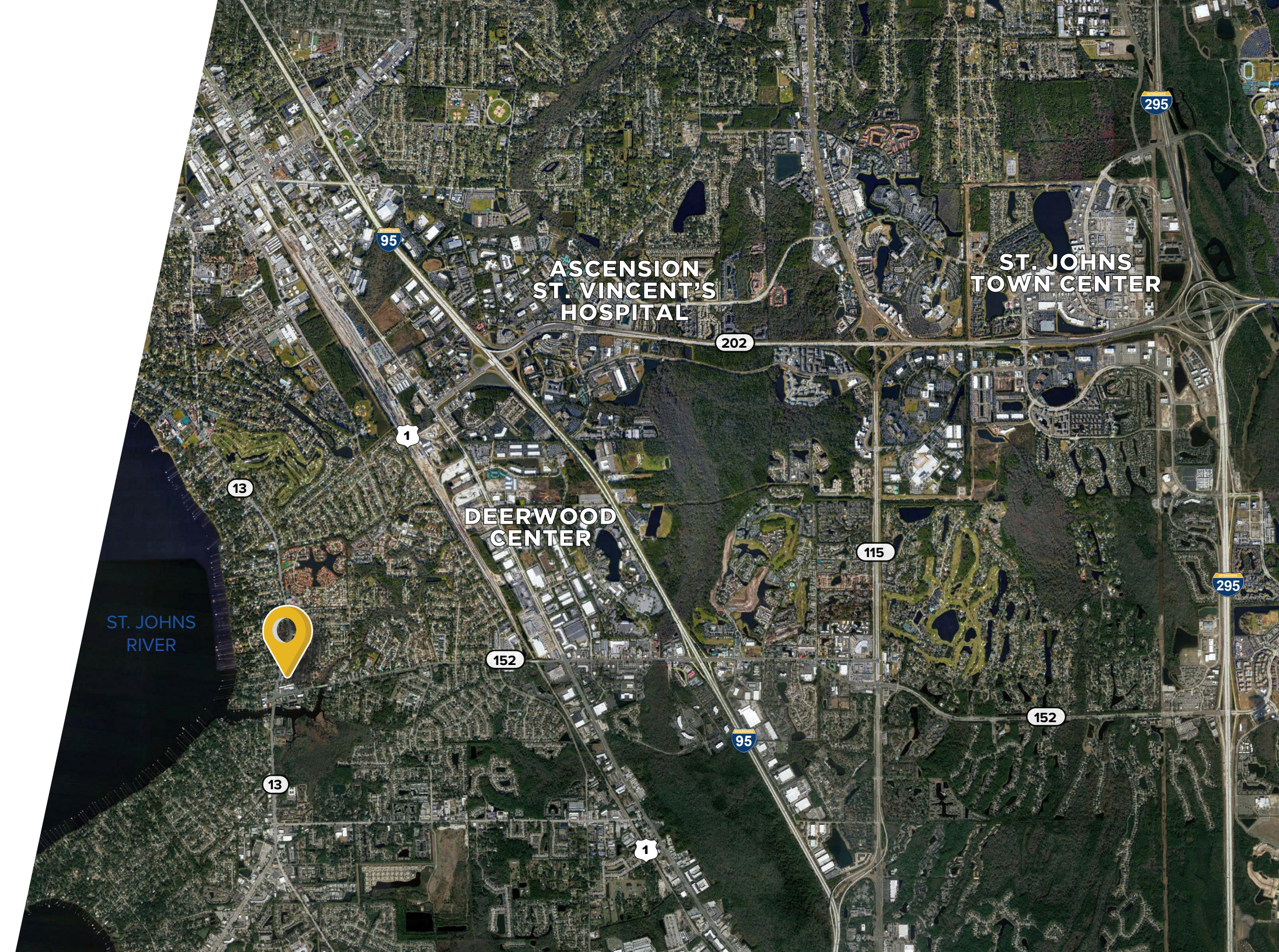


BUILDING AMENITIES

- Recently renovated Class-A building
- Ample parking for staff, clients and customers
- Excellent visibility on San Jose Boulevard
- Pylon signage available

PROPERTY HIGHLIGHTS

- Located in a prime commercial area between Mandarin and San Marco
- Centrally located near the intersection of Baymeadows Road and San Jose Boulevard with excellent traffic and demographics
- Amenity rich center including yoga studio, barber shop, hair, nails & lashes, and medical services



SAN JOSE PROFESSIONAL CENTER

BUILDING FEATURES

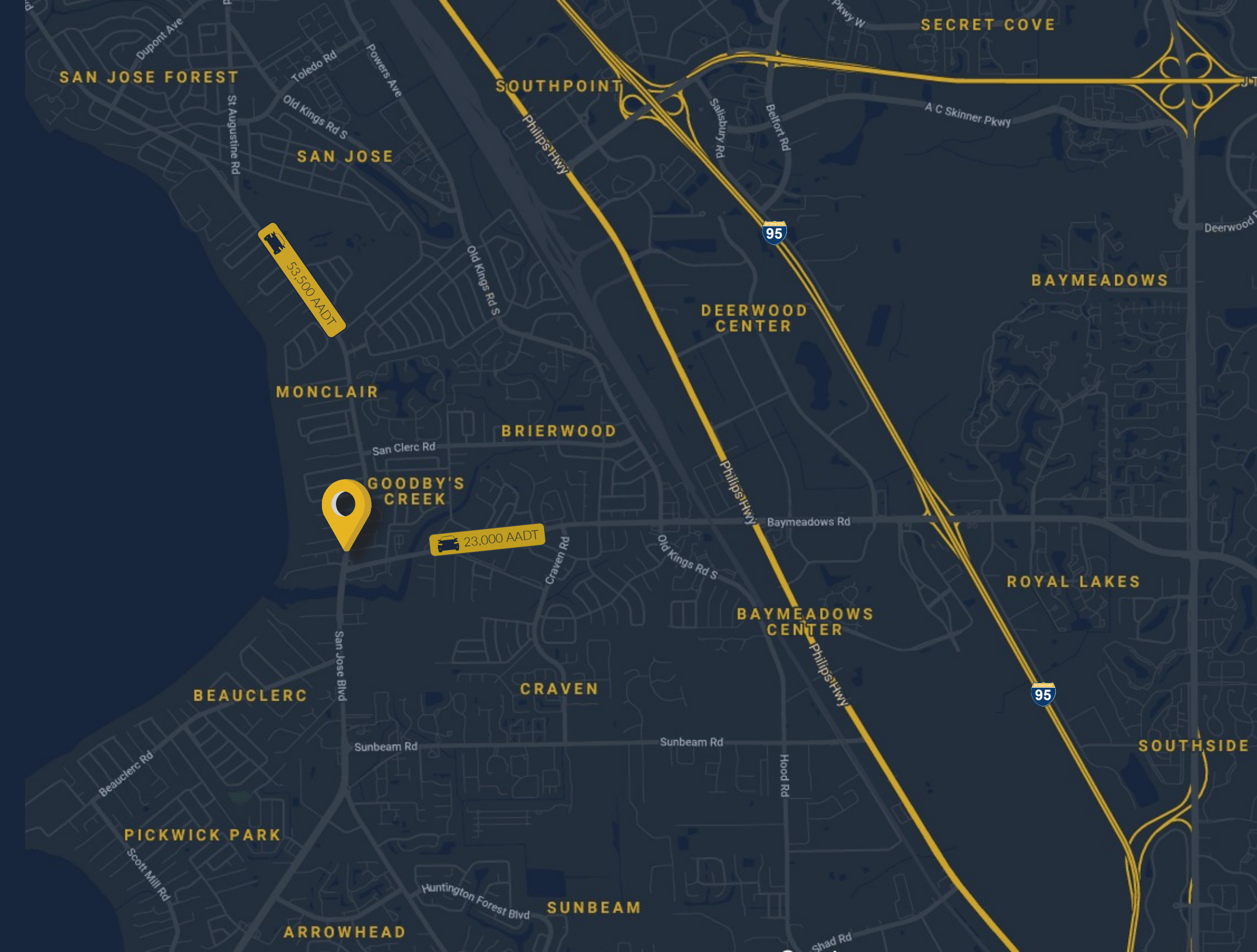
TOTAL SQ. FT. 31,380 SF

TOTAL AVAILABLE ±923-1,863 SF

LEASE RATE Negotiable

ZONING CN

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION	11,680	61,679	158,597
HOUSEHOLDS	5,169	27,387	67,297
MEDIAN HH INCOME	\$60,153	\$54,432	\$59,350
AVERAGE HH INCOME	\$90,611	\$77,575	\$81,176



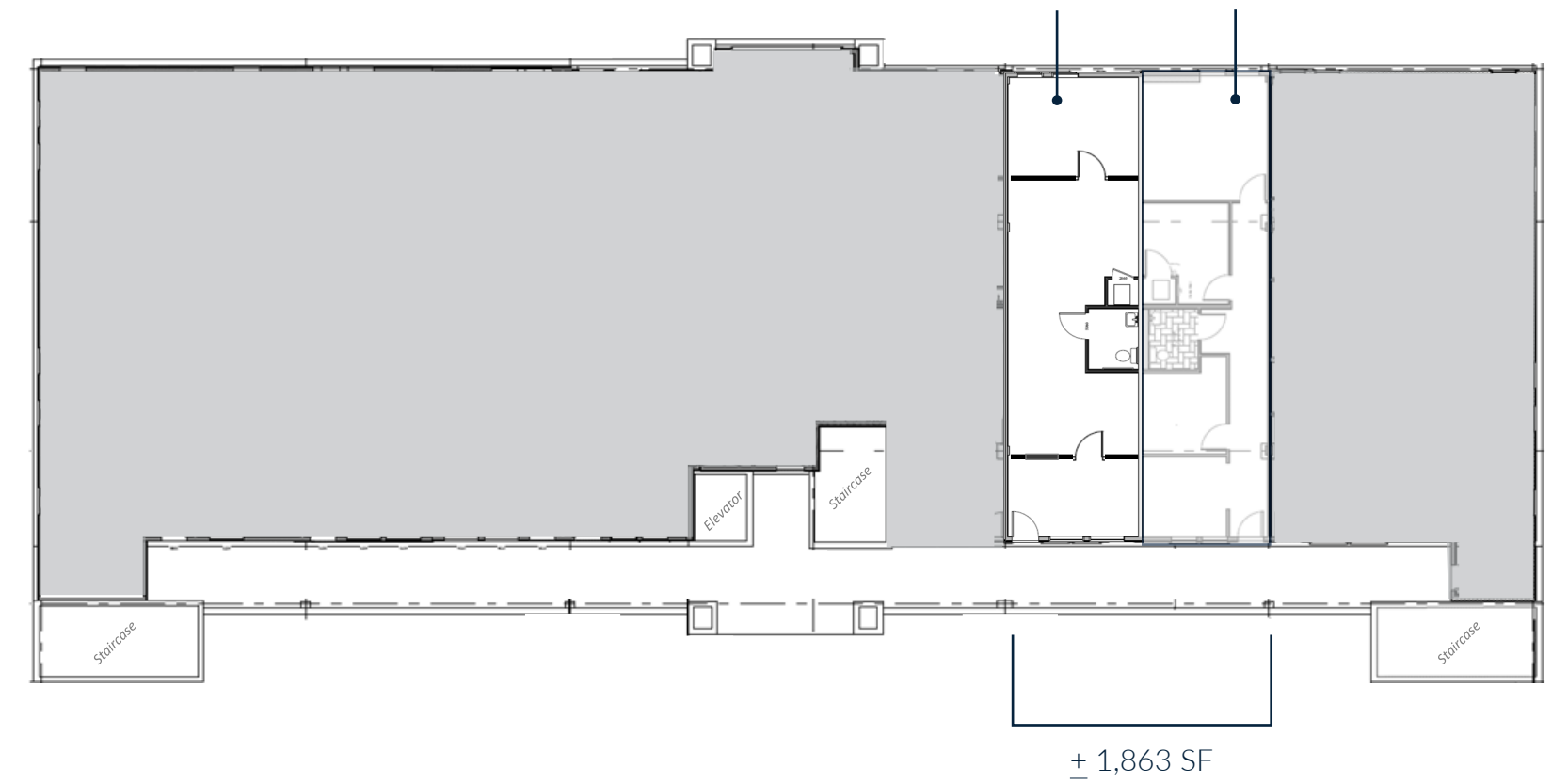


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AVAILABLE SUITE 304
± 940 SF

AVAILABLE SUITE 303
± 923 SF



THIRD FLOOR



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