

**EXCLUSIVE**  
**GATES OF**  
**ORANGE PARK**

RETAIL SPACE FOR LEASE

± 35,786 sq ft

📍 8 Blanding Blvd.,  
Orange Park, FL 32073



**LOCAL DEMOGRAPHICS**



Signaled intersection of Blanding Blvd. and Wells Rd across from the Orange Park Mall.



Average income \$89k +/- within 5 miles.



155k +/- is the surrounding population within 5 miles.



79.6k+/- Vehicles per day along Blanding Blvd.



904-757-4000



Janet Keister

SVP Leasing

✉ Janet@Hakimian.us



Robby Wendland

Leasing Associate

✉ Robby@Hakimian.us

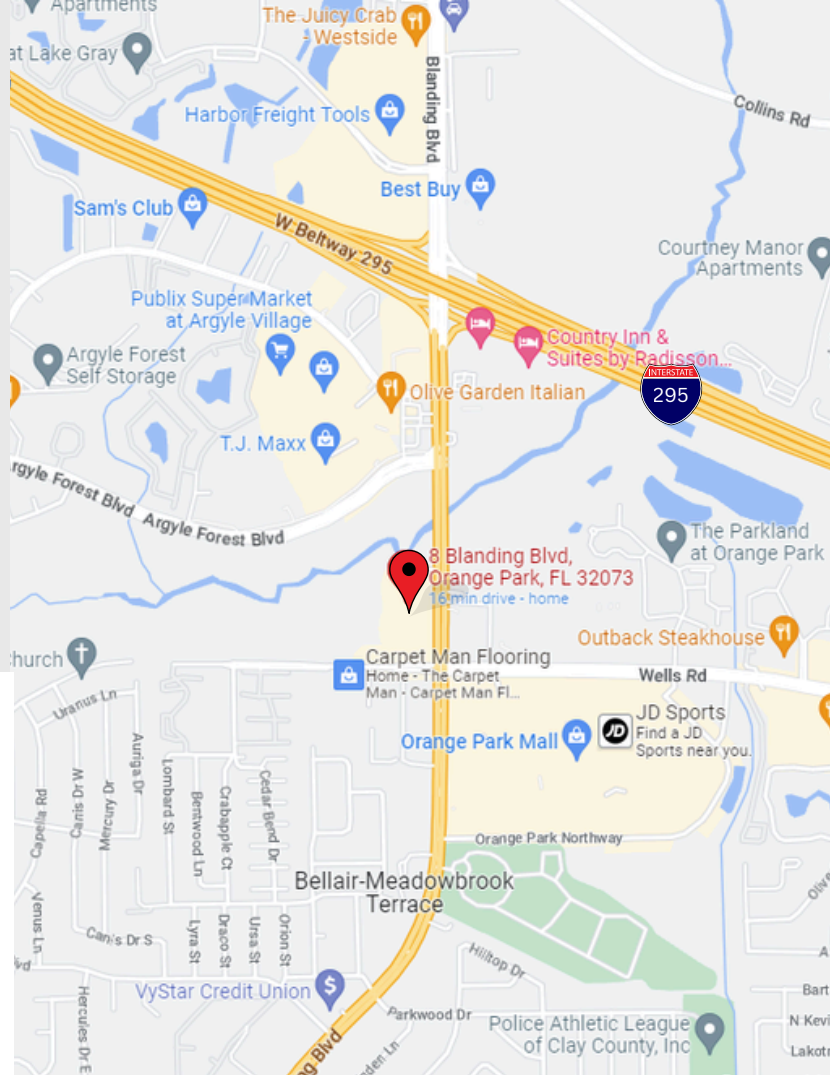
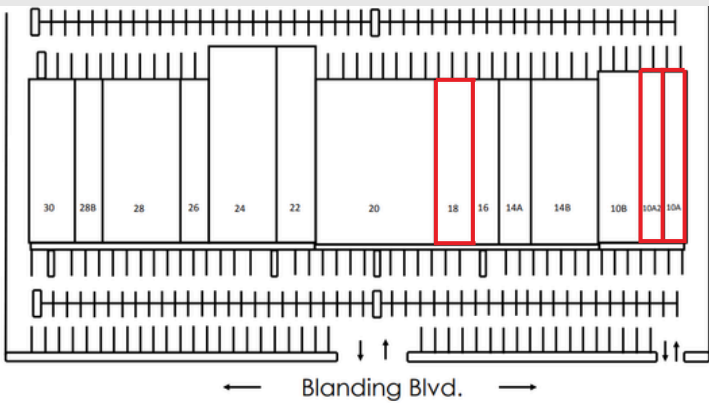
**HAKIMIAN HOLDINGS**  
7077 Bonneval Road, Suite 400  
Jacksonville, FL 32216  
www.Hakimian.us



# TENANT LIST

UNIT | TENANT | SQ FT

10-A	Available (Drive-Thru)	1,500
10A2	Available	1,500
10-B	Bowl and Sushi	2,000
14-A	Perfect touch Barber Shop	1,500
14-B	Randevou Caribbean Bar & Grill	4,008
16	U Break I Fix	1,500
18	Available	1,800
20-22	Conviva Care Center	8,400
24	Honeybaked Ham	3,600
26	Sell your Gadgets	1,500
28	My Eye Doctor	4,350
28B	Angels Nails and Lashes	1,728
30	Cricket Wireless	2,400



**HAKIMIAN HOLDINGS**  
 7077 Bonneval Road, Suite 400  
 Jacksonville, FL 32216  
[www.Hakimian.us](http://www.Hakimian.us)

