

# FOR LEASE

869 SADLER ROAD  
FERNANDINA BEACH, FL 32034



Prime retail space available for lease on Amelia Island's busiest corner! Set up shop in Crossroads Plaza, located on Sadler Road and 14th Street. Join The Loop, Auto Zone, Locals Bar, Best Price Furniture, and Chase Bank at this centrally located shopping center.

Ideal for specialty retail, entertainment, office or restaurant. The building is sprinklered, new roof put on in 2019, and offers plenty of parking, easy access from 4 entrances, high visibility. Signage space available on 14th Street across from Publix and on Sadler Road, across from CVS and the Beach Diner. Located at the busiest intersection on Amelia Island in Nassau, County Florida, Seventh fastest growing county in the state.

Confidential showings available, so call today.

- Square Feet: 8,632 SF
- Base Rent: \$10.00/SF
- CAM: \$5.00
- Lease Term : 5+ years
- Traffic: 21,000 AADT
- Ample Parking

**LEARN MORE**

**CLICK HERE**



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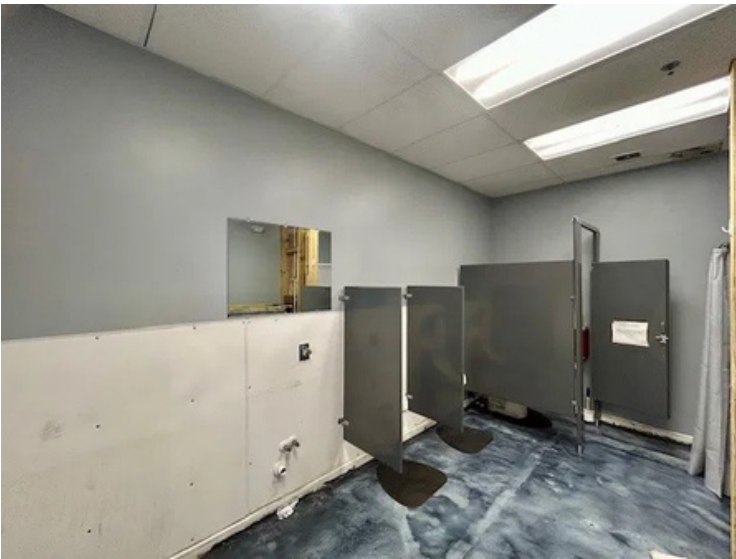
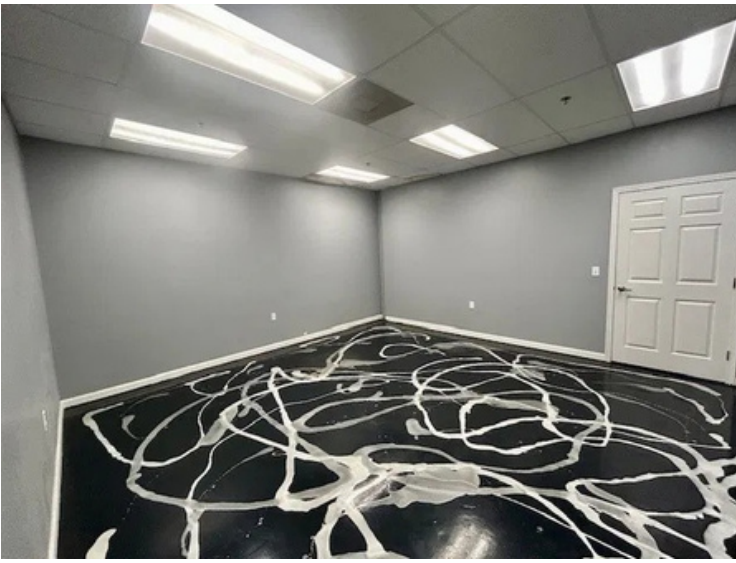
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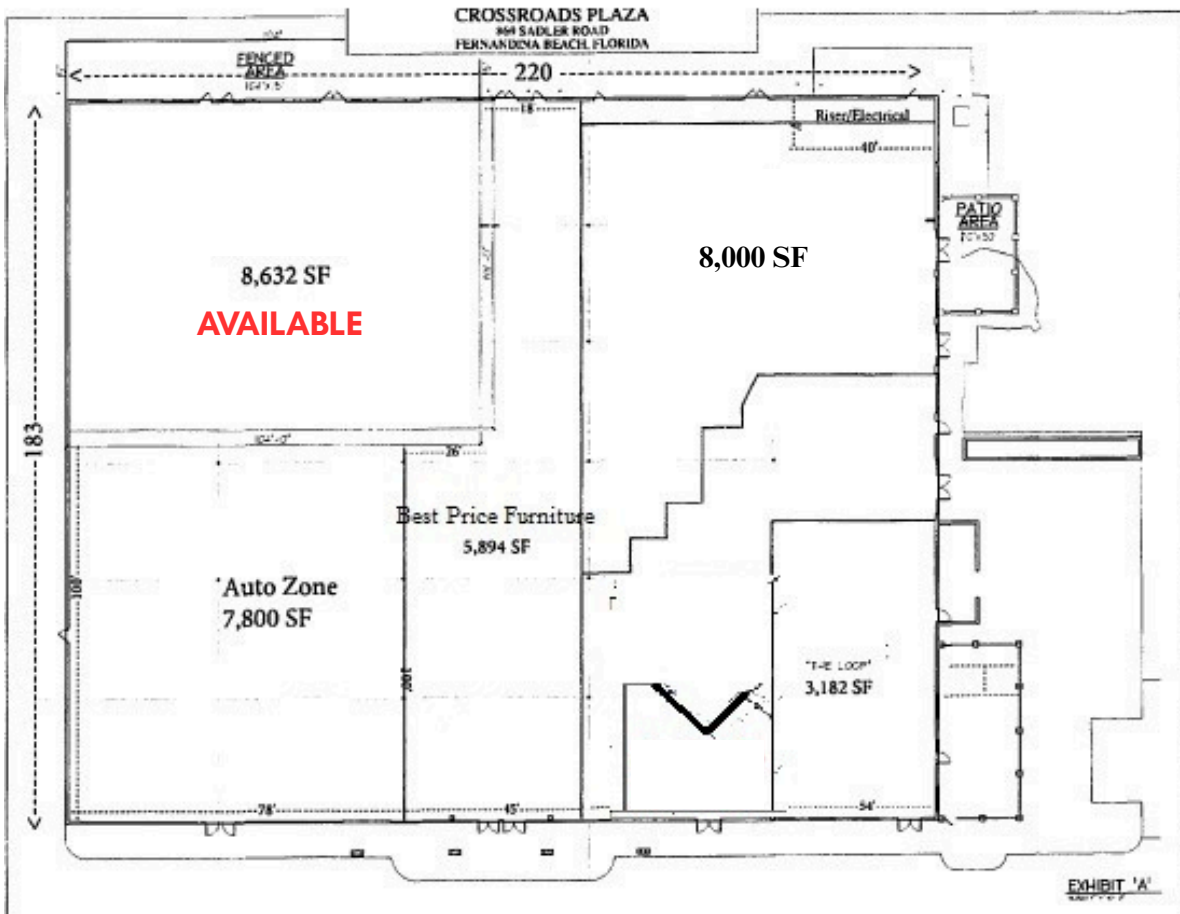
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# Floor Plan



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