

JACKSONVILLE HARD CORNER DEV SITE

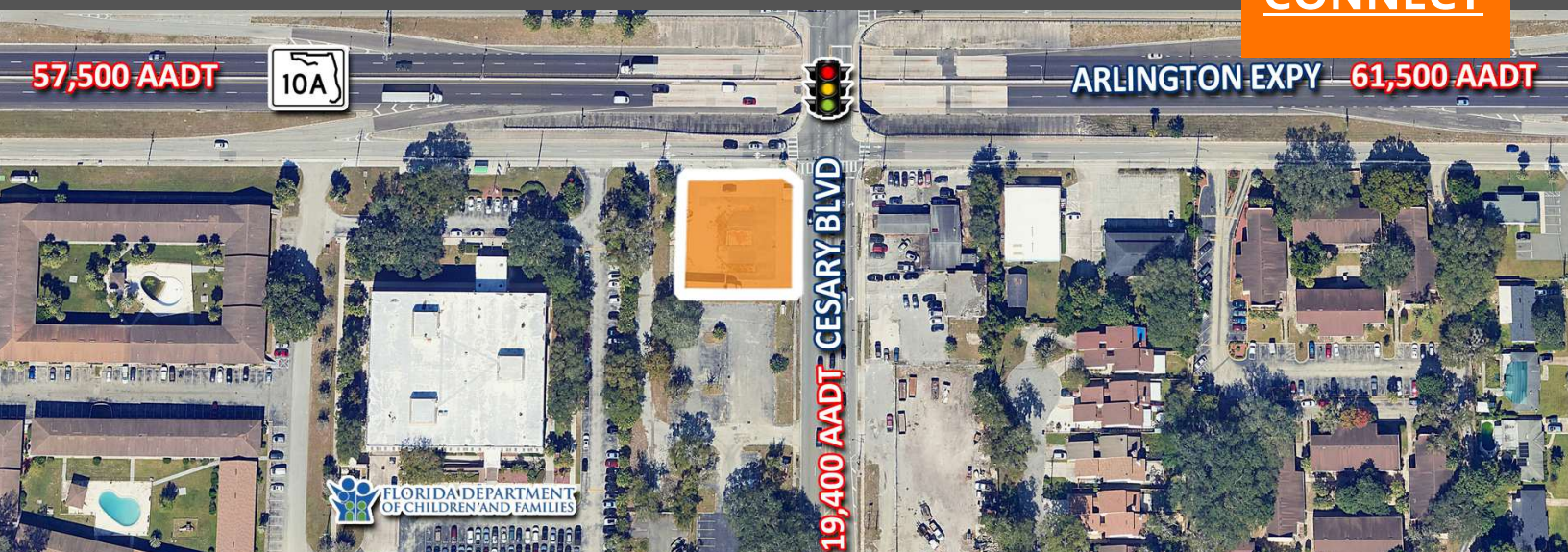
5948 Arlington Expy | Jacksonville, FL 32211

0.51± Acres For Sale



LQ Commercial
REAL ESTATE SERVICES

CONNECT



**CALL FOR
PRICE**

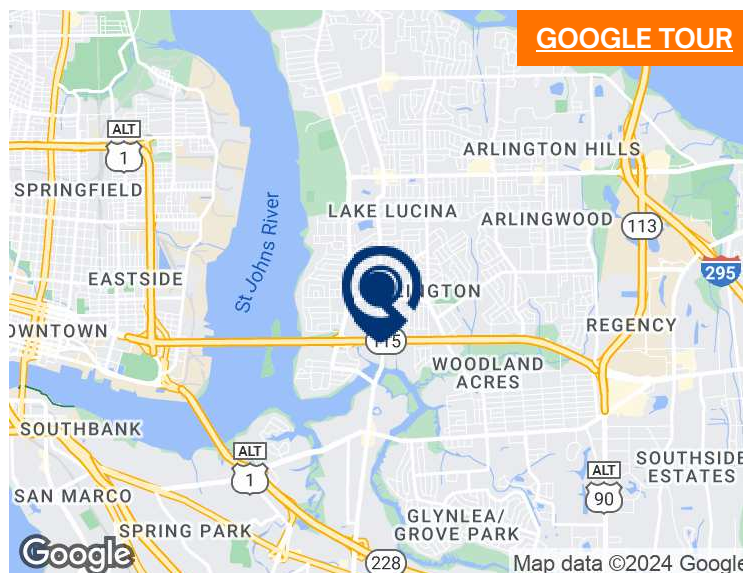


**0.51
ACRES**



**CCG-2 ZONING
(GENERAL COMMERCIAL)**

- 0.51± AC development site for sale.
- Along dominant Arlington Expressway (61,500 CPD).
- Hard (signalized) corner with strong visibility and access.
- Positioned between I-95 and I-295.
- Less than 7 minutes to Downtown Jacksonville.
- Dense retail, office, and residential hub.
- Nearly 218,000 total residents in 5-mile radius.
- 40%+ Daytime employees reside within 5-mile radius.
- Tax map: <https://tinyurl.com/3mdjyncn>



[HTTP://PROPERTIES.LQCRE.COM/RT-JACKSONVILLE](http://properties.lqcre.com/rt-jacksonville)



**5-MILE POPULATION
217,915**



**5-MILE INCOME
\$84,646**



**5-MILE EMPLOYEES
154,148**



5601 Mariner St #220

Tampa, FL 33609

LQCRE.COM

Paul Rutledge

Senior Broker Associate

D: 813.999.1942

C: 941.228.2198

PRUTLEDGE@LQCRE.COM

Information obtained from owner(s) or other sources deemed reliable. We have no reason to doubt its accuracy, but cannot guarantee it. All properties subject to change or withdrawal without notice.

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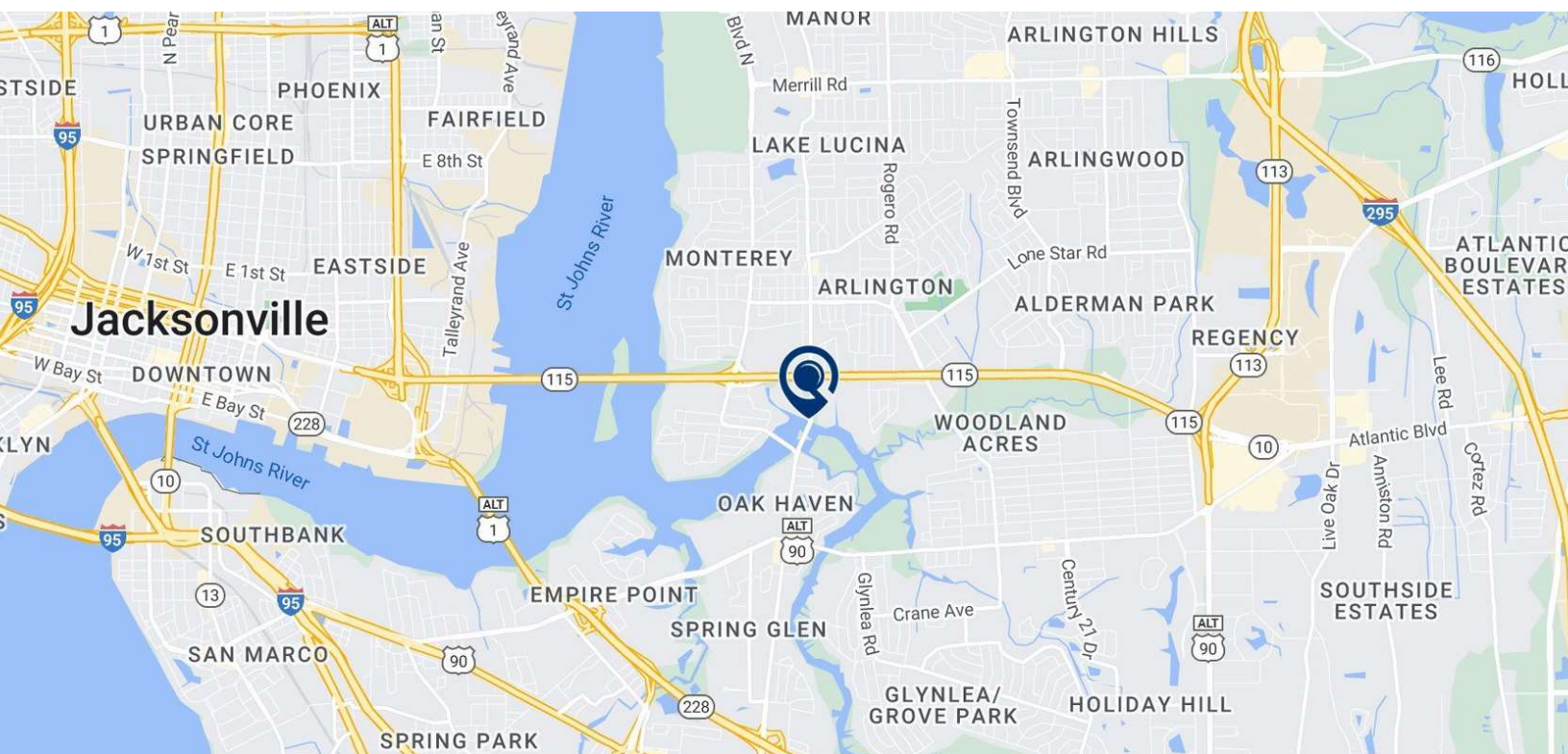
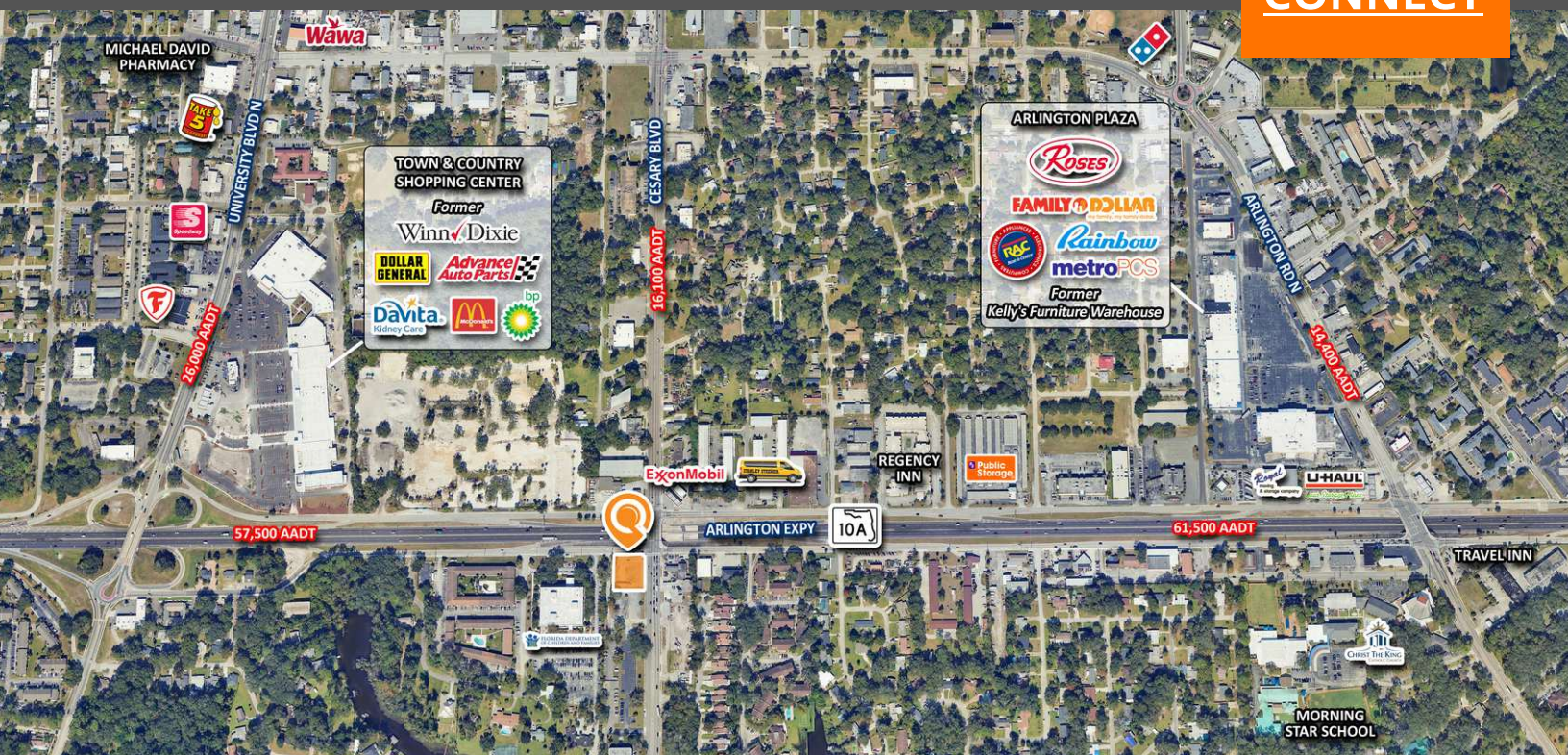
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