

**For Lease • Office / Retail / Flex Space • 2,160 SF +/-
Excellent Location • San Jose Blvd. Frontage/Exposure
11363 San Jose Blvd. • Bldg. 100 - Suite 105 • Jacksonville, Fl.**



HIGHLIGHTS TO CONSIDER

- Located in Old Mandarin Office Park • Excellent on-site Parking • Multi-Tenant Building.
- High Traffic Location 50,000+/- Cars Daily at signalized intersection of San Jose Blvd. & Mandarin Rd.
- Excellent on-site Parking • Strong Commercial Developments & Residentail Support Corridor.
- Major North-South Boulevard in the popular San Jose/Mandarin area of Jacksonville.
- Excellent Visibility • Building and Pylon Monument signage available.
- Easy access to Interstate I-95 and Interstate I-295 • Excellent ingress and egress.
- Available immediate occupancy • Attractive Floor Plan Layout, Meeting Room, 4 Offices, 2 Restrooms
- National Tenants and Retail Hub including an abundance of restaurants nearby.
- Population 60,835 people 3-mile radius • 116,408 people 5-mile radius
- Average HH Income \$122,400 3-mile radius • \$123,275-mile radius
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For Further Information, Please Contact:

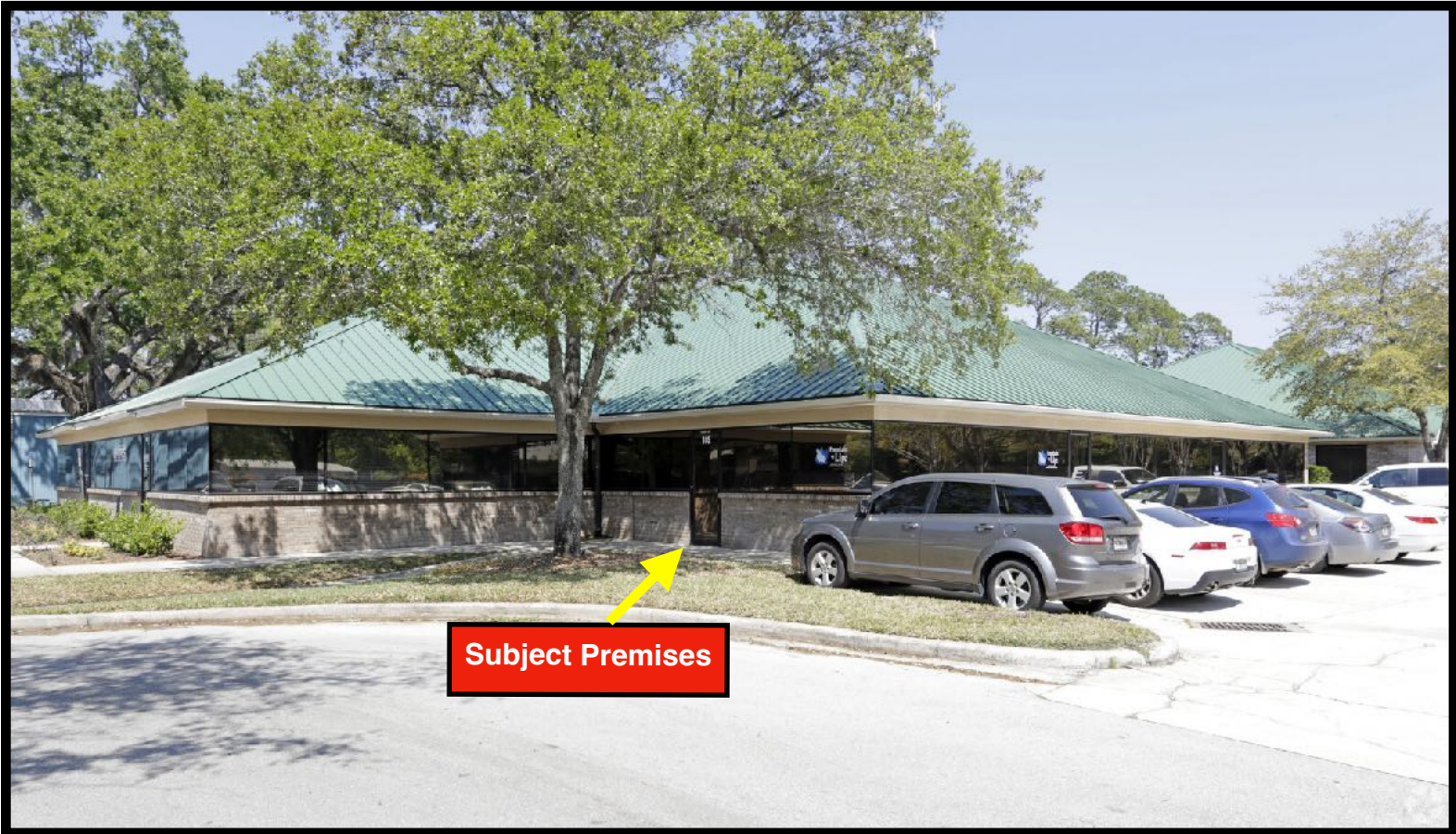
GOLDSTEIN COMMERCIAL PROPERTIES, INC.
7545 CENTURION PARKWAY • SUITE 401 • JACKSONVILLE, FLORIDA 32256
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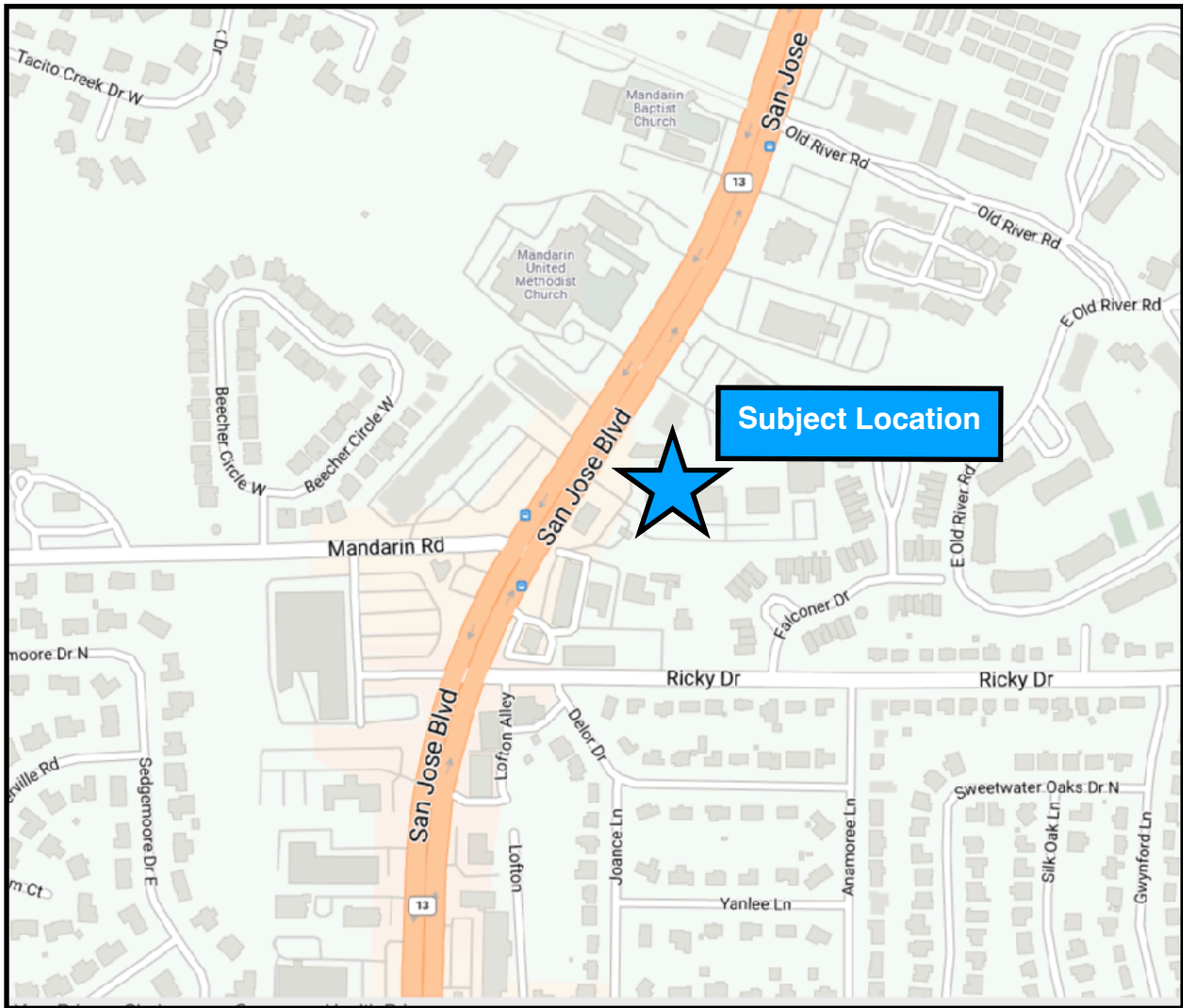


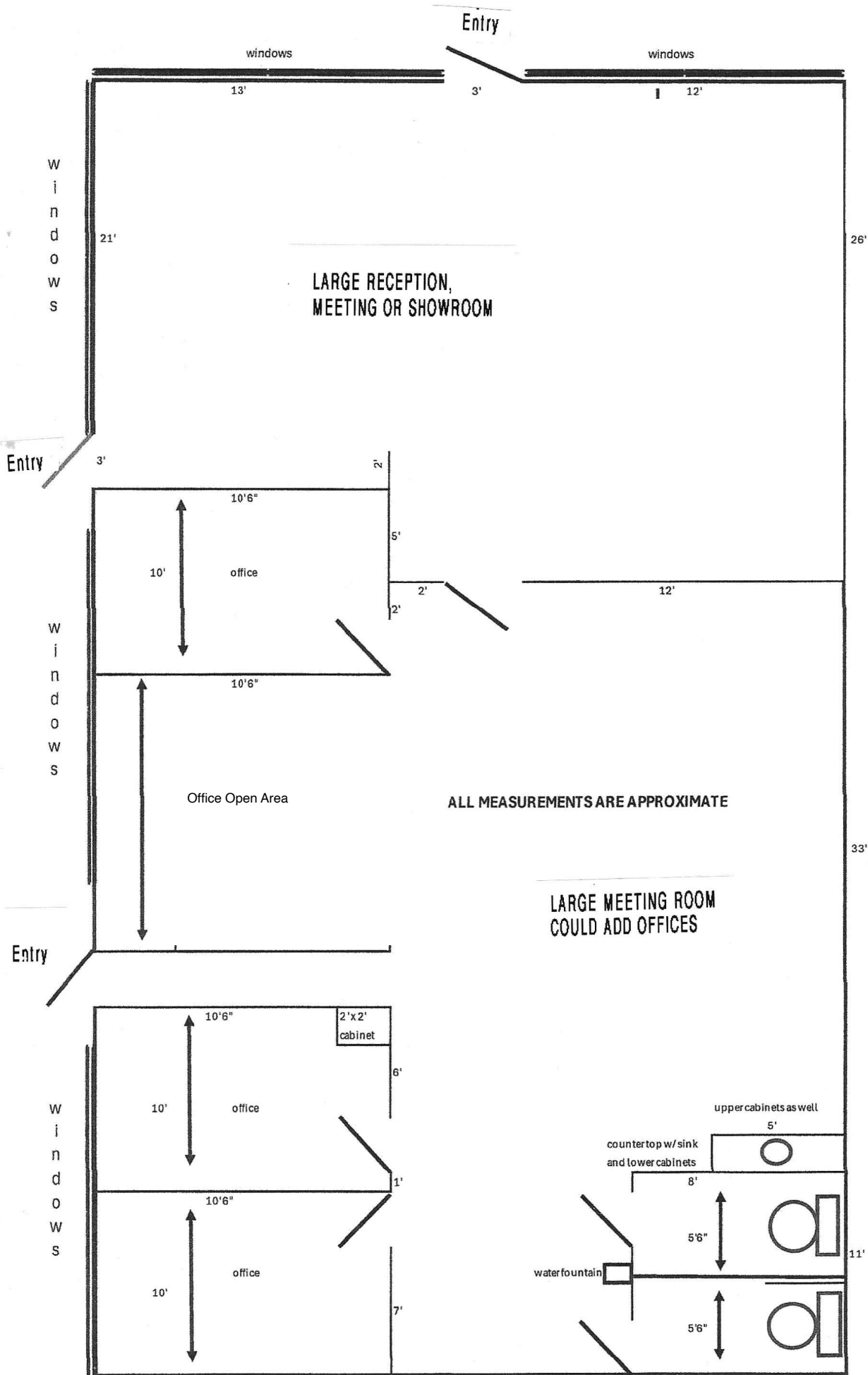
Subject Premises

**Signage
Available
Here**

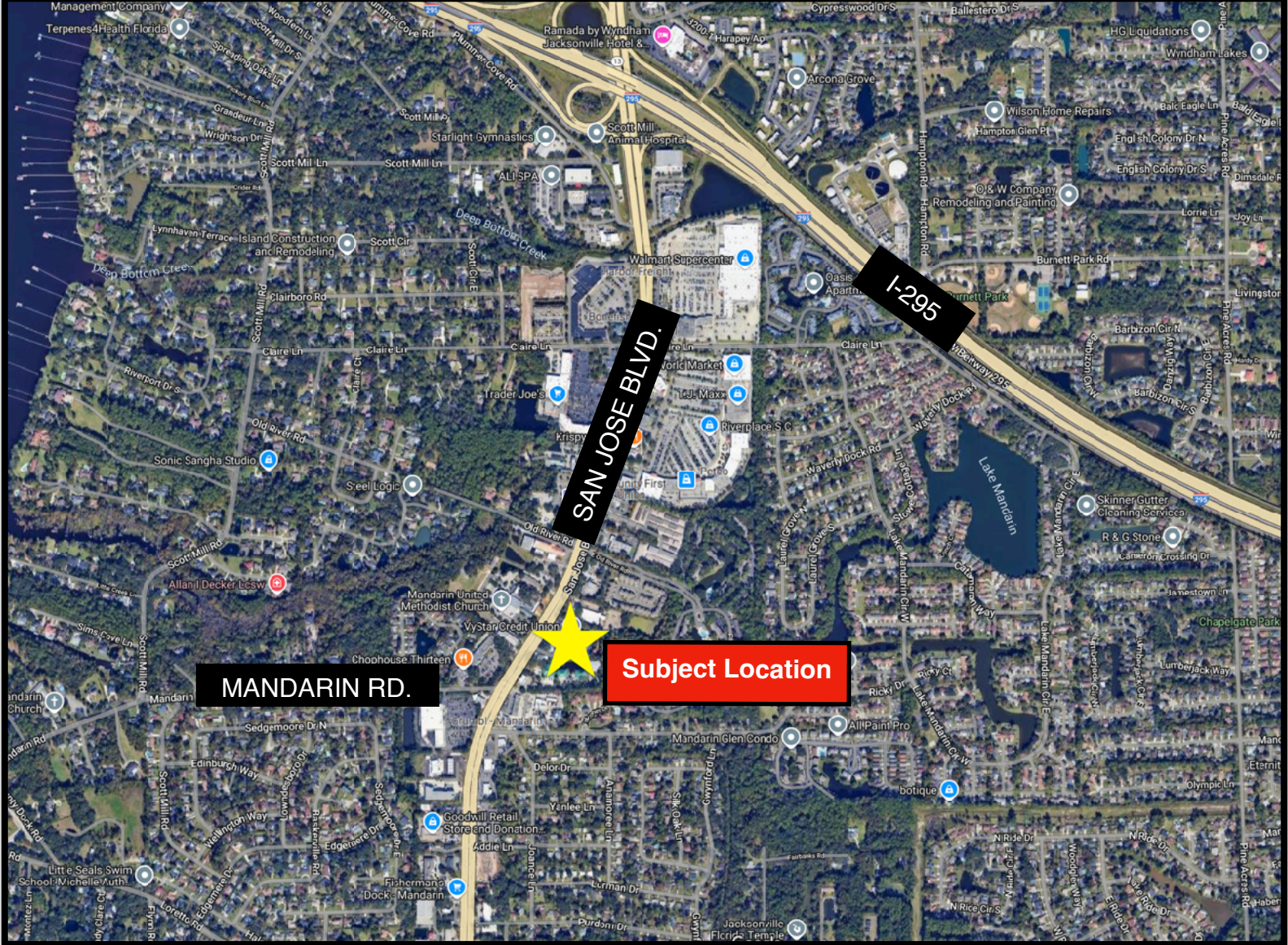


Subject Premises





FLOOR PLAN





SUBJECT PROPERTY