

EXCLUSIVE

GATES OF POTTSBURG PLAZA

RETAIL SPACE FOR LEASE

± 35,905 sq ft



57 University Blvd.
Jacksonville, FL 32211



LOCAL DEMOGRAPHICS



Located at the signalized intersection of Atlantic Blvd. & University Blvd.



Average income \$76.4k +/- within 5 miles.



The population within 5 miles is 242k +/-.



66.5k +/- Vehicles per day along University Blvd and Atlantic Blvd.



904-757-4000



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HAKIMIAN HOLDINGS

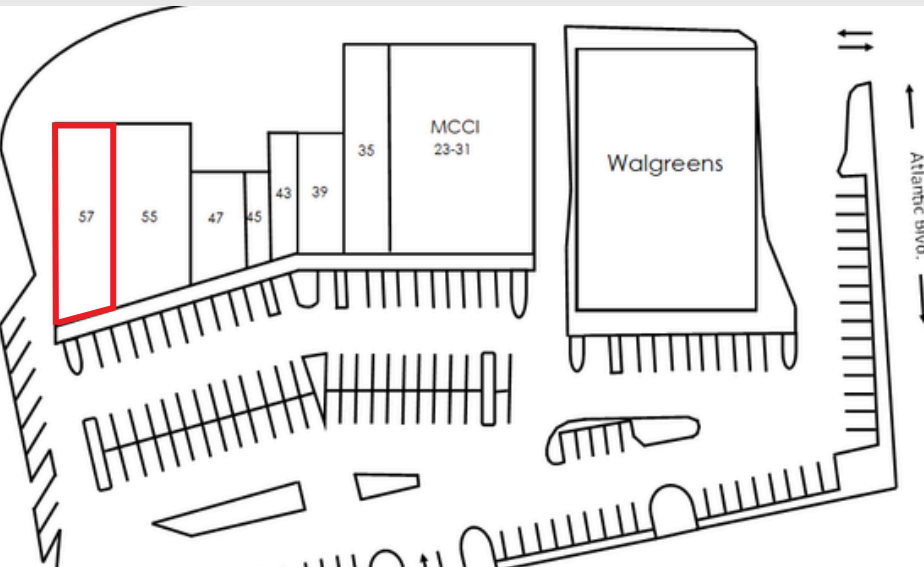
7077 Bonneval Road, Suite 400
Jacksonville, FL 32216
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TENANT LIST

Unit | TENANT | SQ FT

11	Walgreens	13,905
23-31	Conviva Care Center	10,403
35	Smoke N Vape	906
39	Phone Sentrix	854
43	High Achievers Barbershop	1,024
45	Mary's Beauty Bar	694
47	Hot Wok Restaurant	1,620
55	Shining Bright Preschool	3,008
57	Available	3,491



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