



1839 Ionia Street

Jacksonville, Florida 32206

Property Highlights

- 18' clear height industrial warehouse with two dock-high loading doors and two grade-level drive-in bays
- Immediate occupancy ready for contractors, logistics, distribution, and service users
- Excellent access to I-95, I-10, and US-1, providing convenient regional connectivity and quick access to Downtown Jacksonville and the urban core
- IL (Light Industrial) zoning with convenient access to nearby retail, dining, and service amenities
- Additional parking available in a dedicated lot across Ionia Street

Property Overview

1839 Ionia Street offers a functional 10,514 SF industrial warehouse ideal for contractors, logistics, distribution, and light industrial users. The property features 18' clear height, dock-high and grade-level loading, and immediate access to I-95, I-10, and US-1 for efficient regional connectivity.

Offering Summary

Lease Rate:	\$5.95 SF/yr (NNN)
Available SF:	10,514 SF
Lot Size:	0.59 Acres
Zoning:	IL, Light Industrial
Clear Height:	18'
Dock High Loading Door:	2
Grade Level Drive In Bays:	2

VIDEO

For More Information

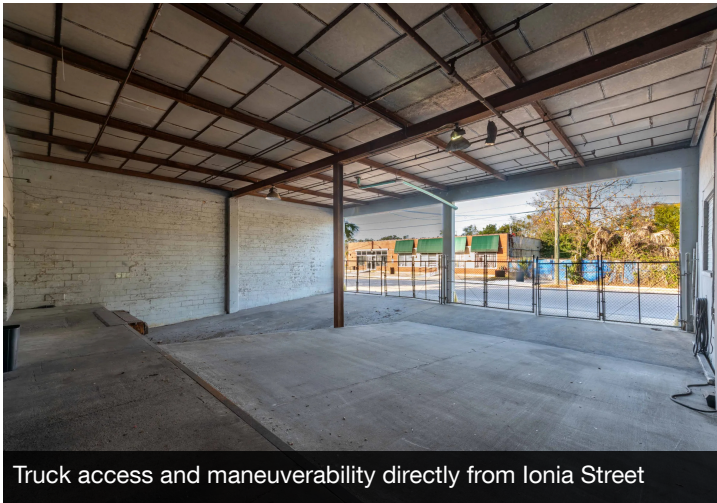
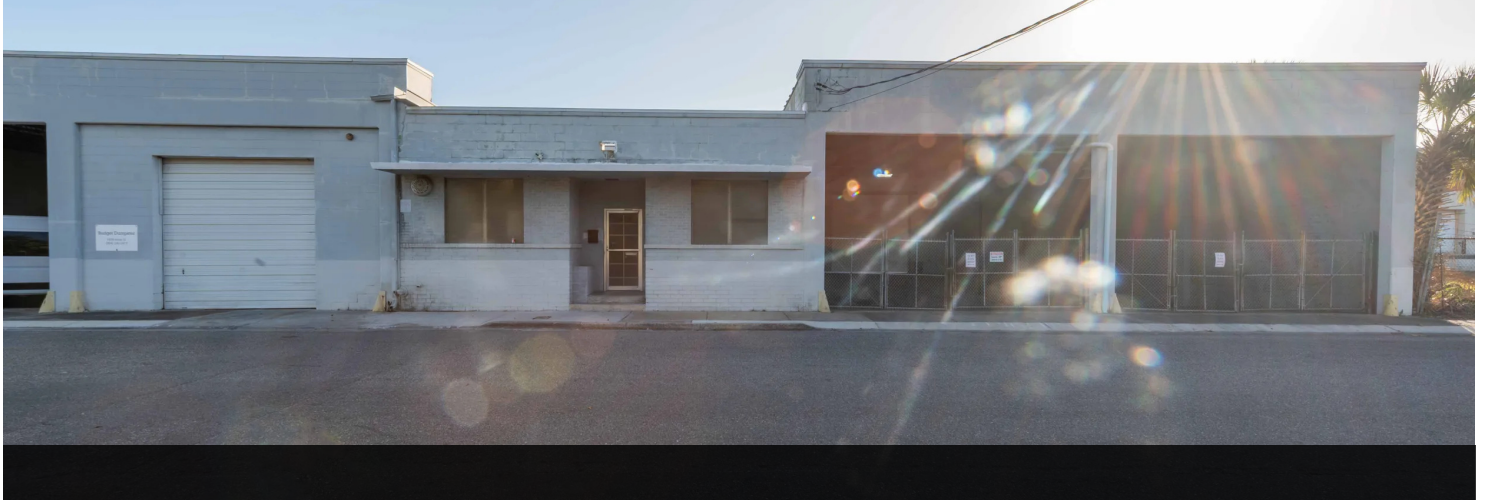


Stephen Edmonds

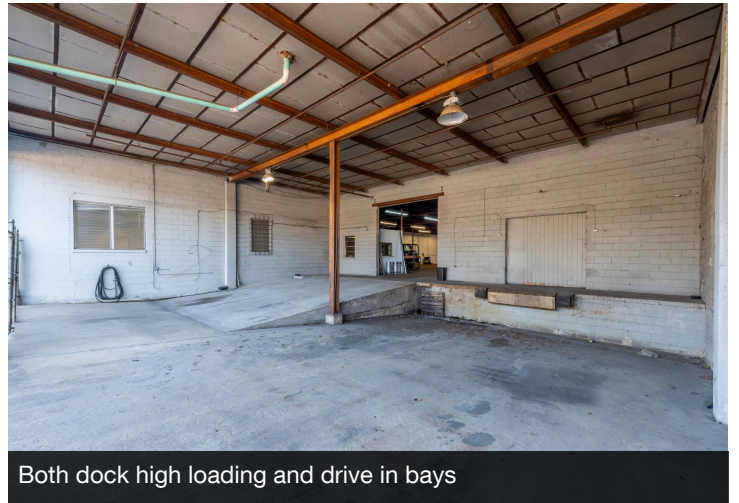
Associate Vice President
O: 904 614 9715
se@naihallmark.com

For Lease

10,514 SF | \$5.95 SF/yr
Industrial Space



Truck access and maneuverability directly from Ionia Street



Both dock high loading and drive in bays



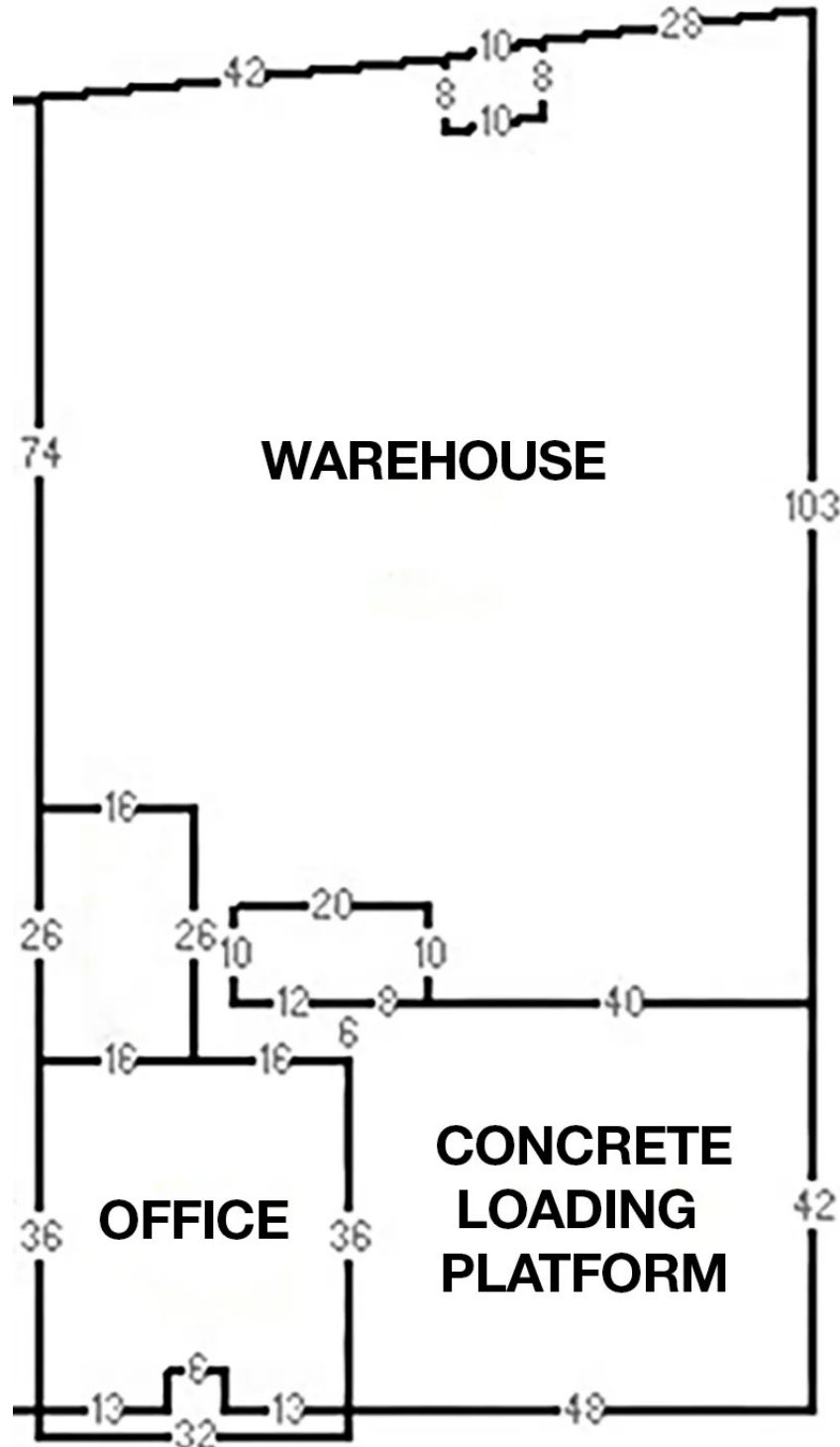
18' clear height ceilings in warehouse



Warehouse area approximately 100' deep X 72' wide

For Lease

10,514 SF | \$5.95 SF/yr
Industrial Space



For Lease

10,514 SF | \$5.95 SF/yr
Industrial Space



