



6805 Stuart Lane South, Jacksonville, FL 32254

Suite 2: 15,456 SF Available 1/1/2026

Asking Rate: Please Inquire

For More Information, Please Contact:

Kyle Fisher

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Kyle Murphy

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Suite 2 Available

Space Available	15,456 SF
Office Space	2,484 SF
Dock Doors	2 Dock High
Load Configuration	Front Load
Zoning	Light Industrial (IL)
Clear Height	22'
Warehouse Lighting	LED
Fire Suppression	Wet Pipe
Truck Court	95'
Auto Parking	0.47/1,000 SF
Landlord Renovations	<div><div>Warehouse:</div><ul style="list-style-type: none">• Paint perimeter interior walls white• Add 1 dock door<div>Office area:</div><ul style="list-style-type: none">• New vinyl plank flooring and interior paint planned</div>

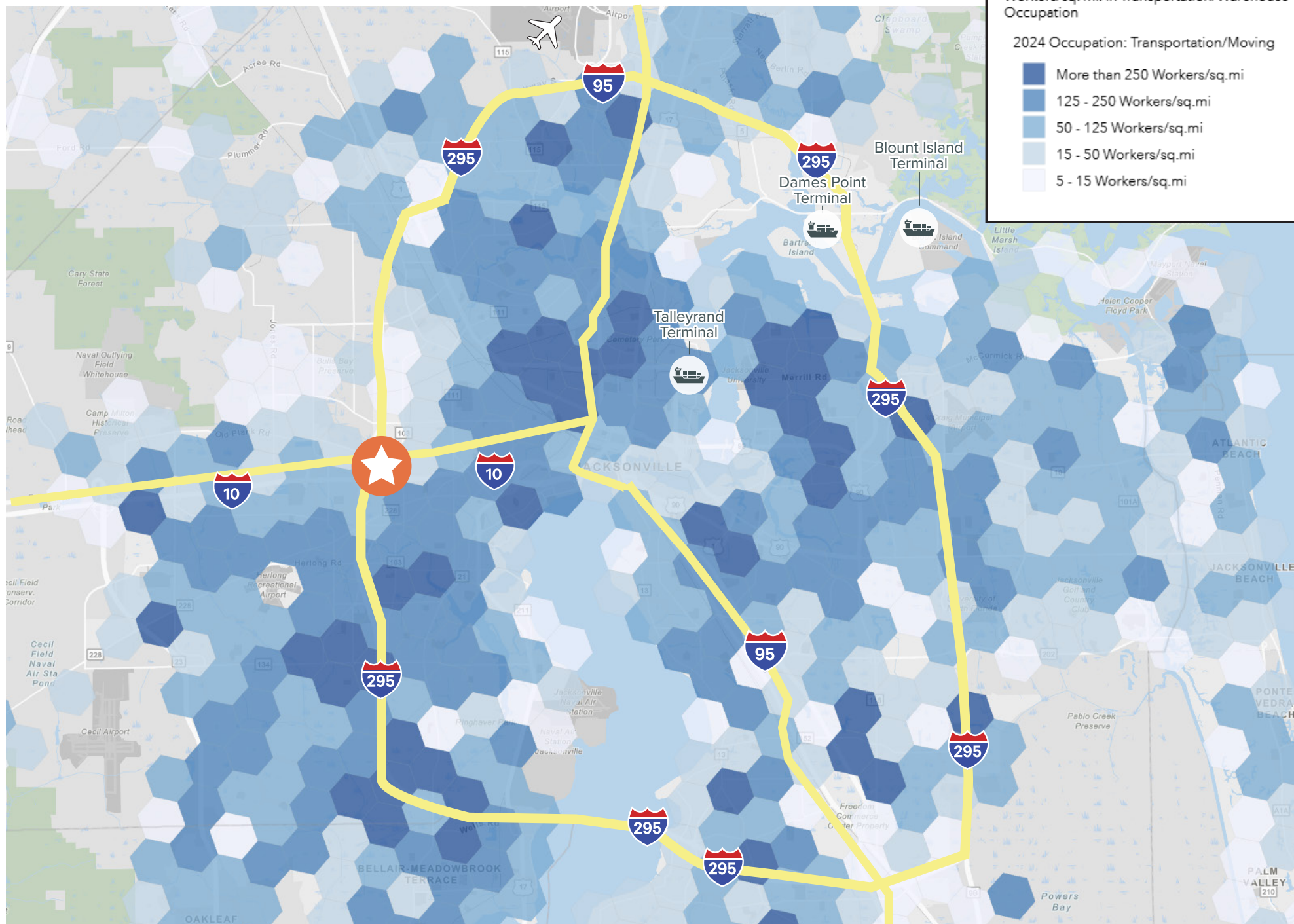


Interior Office

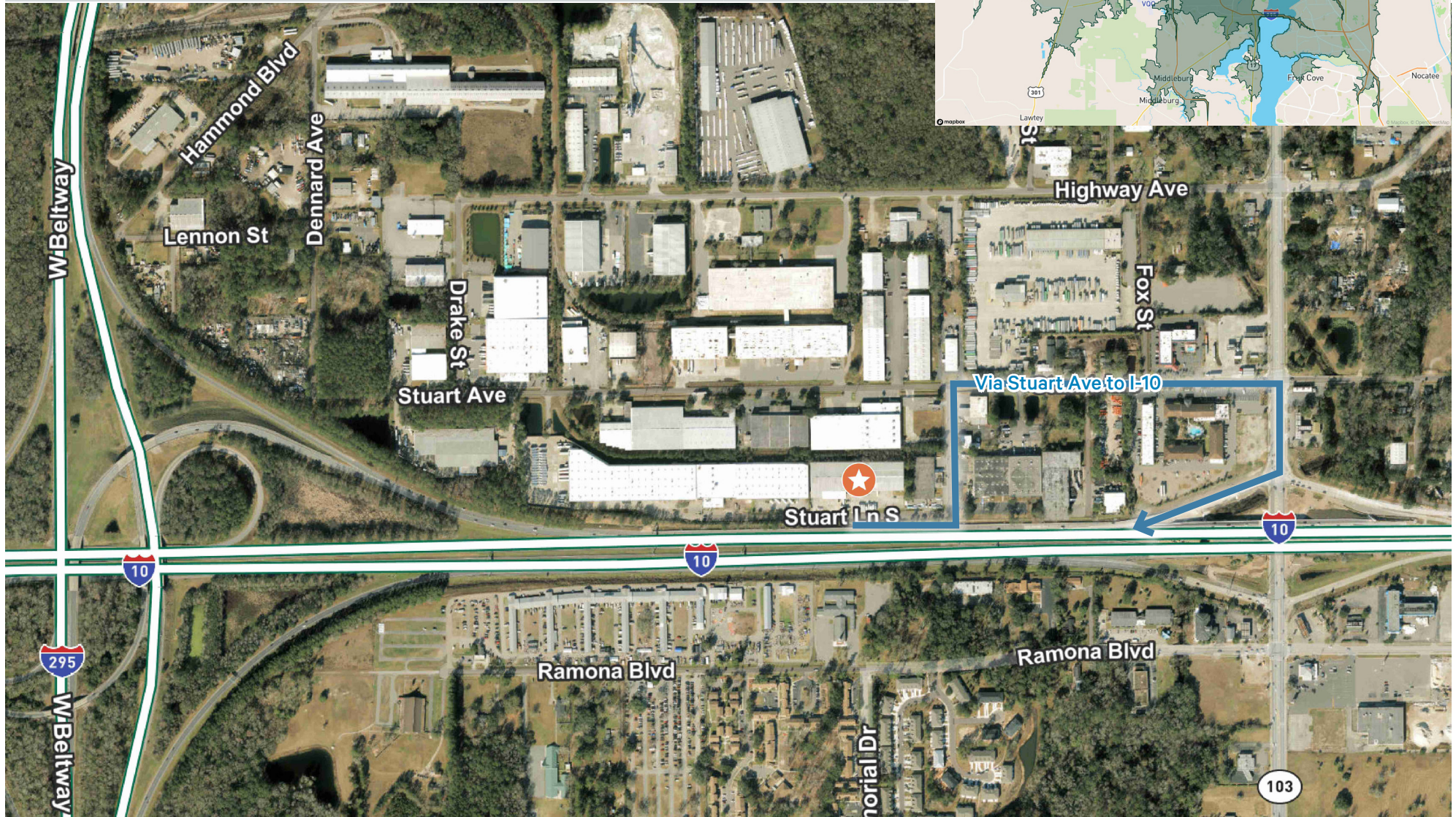
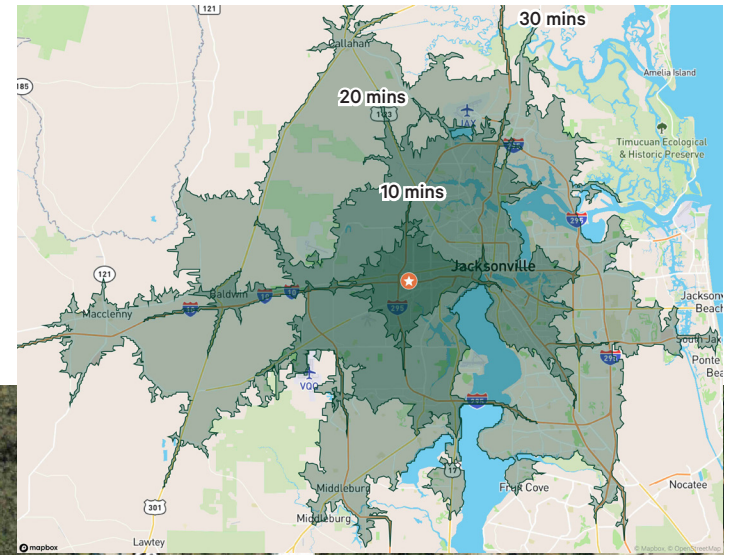
**Conceptual/Planned Renovations*

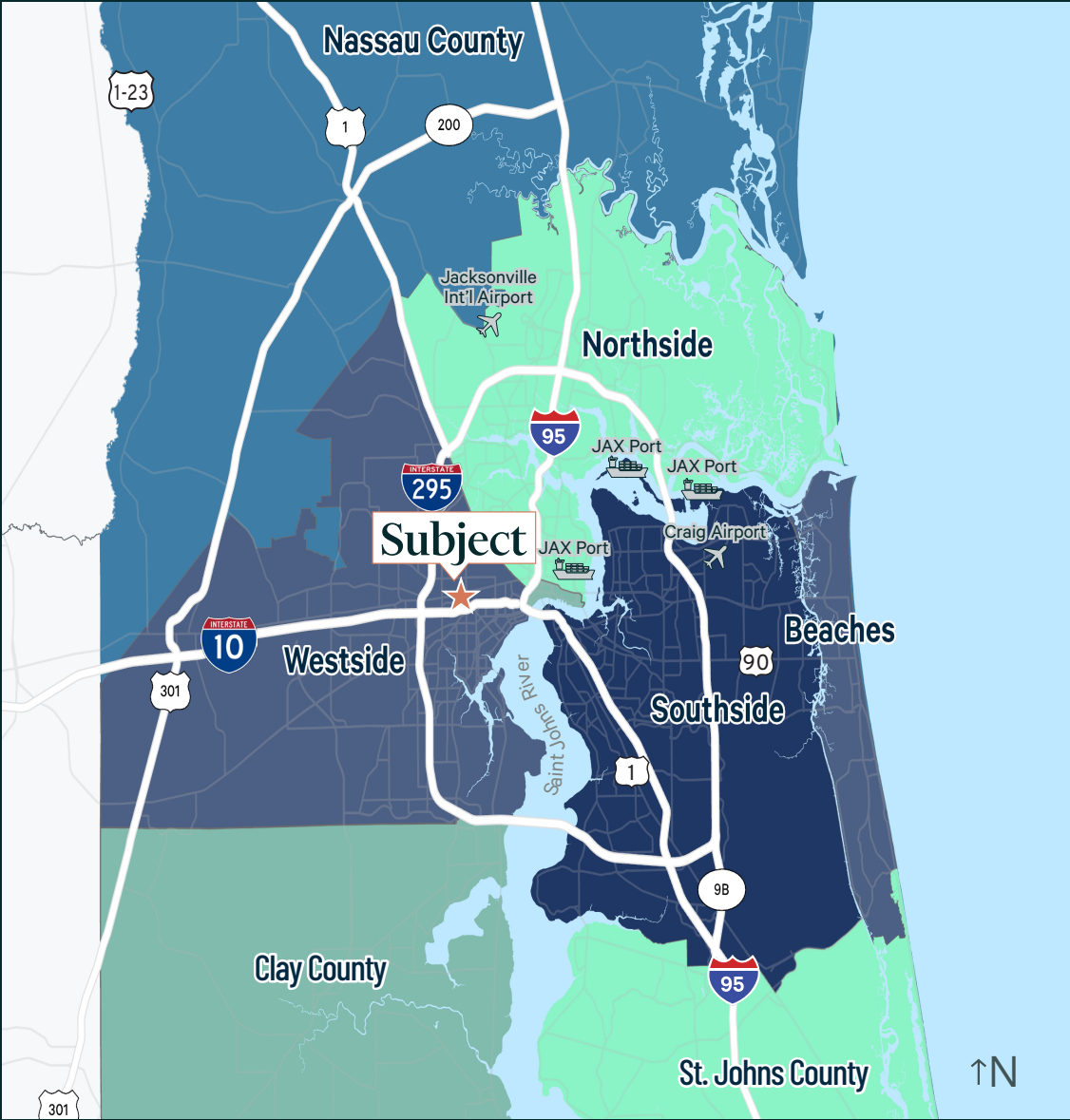


Transportation/Warehousing Workforce Density



Key Metrics (Drive Time)	10 minutes	20 minutes	30 minutes
Population	88,001	518,879	1,099,447
Daytime Population	101,495	619,361	1,175,285
Labor Force (Transportation, Production, Material Moving)	5,723	32,891	72,332
Bachelor's Degree or Higher	14,095	92,231	256,417
Businesses	4,377	25,339	45,586
Avg Household Income	\$77,361	\$82,471	\$97,940





Points of Interest	Distance
US-10	0.2 miles
Interstate 295	1 mile
Interstate 95	4.8 miles
US-1	5 miles
CSX Intermodal Facility	6.8 miles
Norfolk Southern Intermodal Facility	8.1 miles
JAXPORT Talleyrand	10.5 miles
FEC Intermodal Facility	11.8 miles
Jacksonville Int'l Airport	17.6 miles
JAXPORT Dames Point	19.5 miles
JAXPORT Blount Island	19.5 miles
Port of Savannah	146 miles
Port of Tampa	195 miles
Port of Charleston	245 miles

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