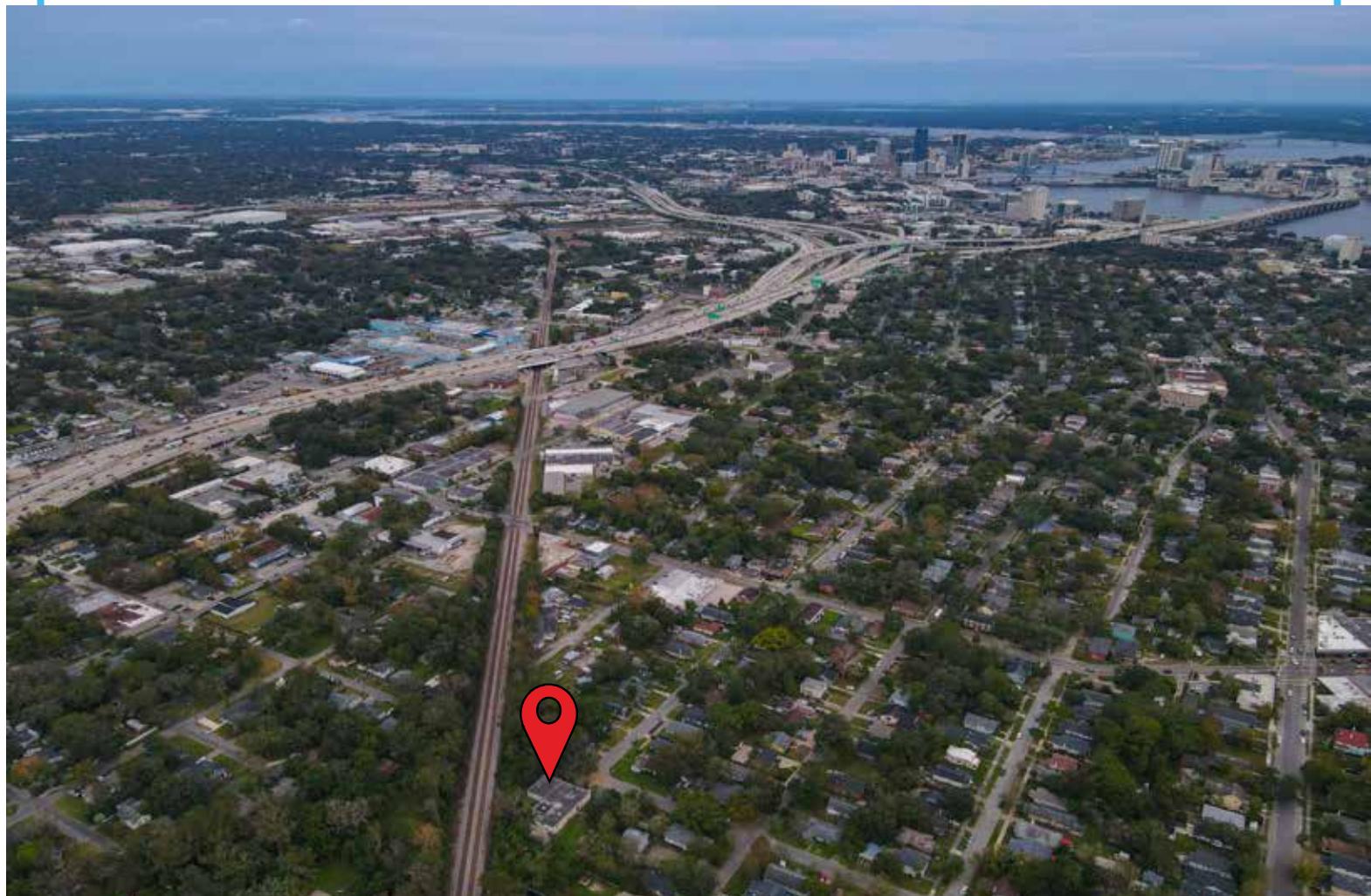


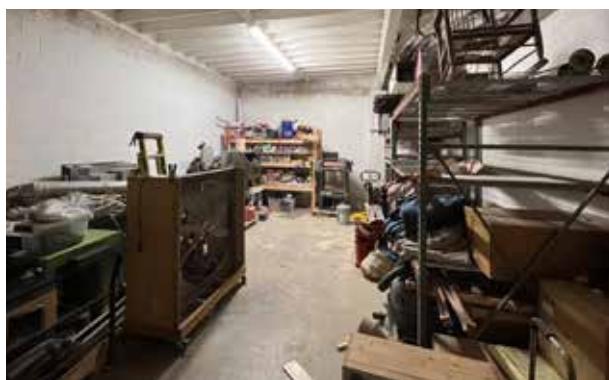
800 JAMES ST
JACKSONVILLE, FL 32205



FOR LEASE



Discover an exceptional opportunity
to grow your business in this
flex/semi-industrial space.



PRIME FLEX SPACE



Adjacent to I-10 with easy access to main roads, including I-95.



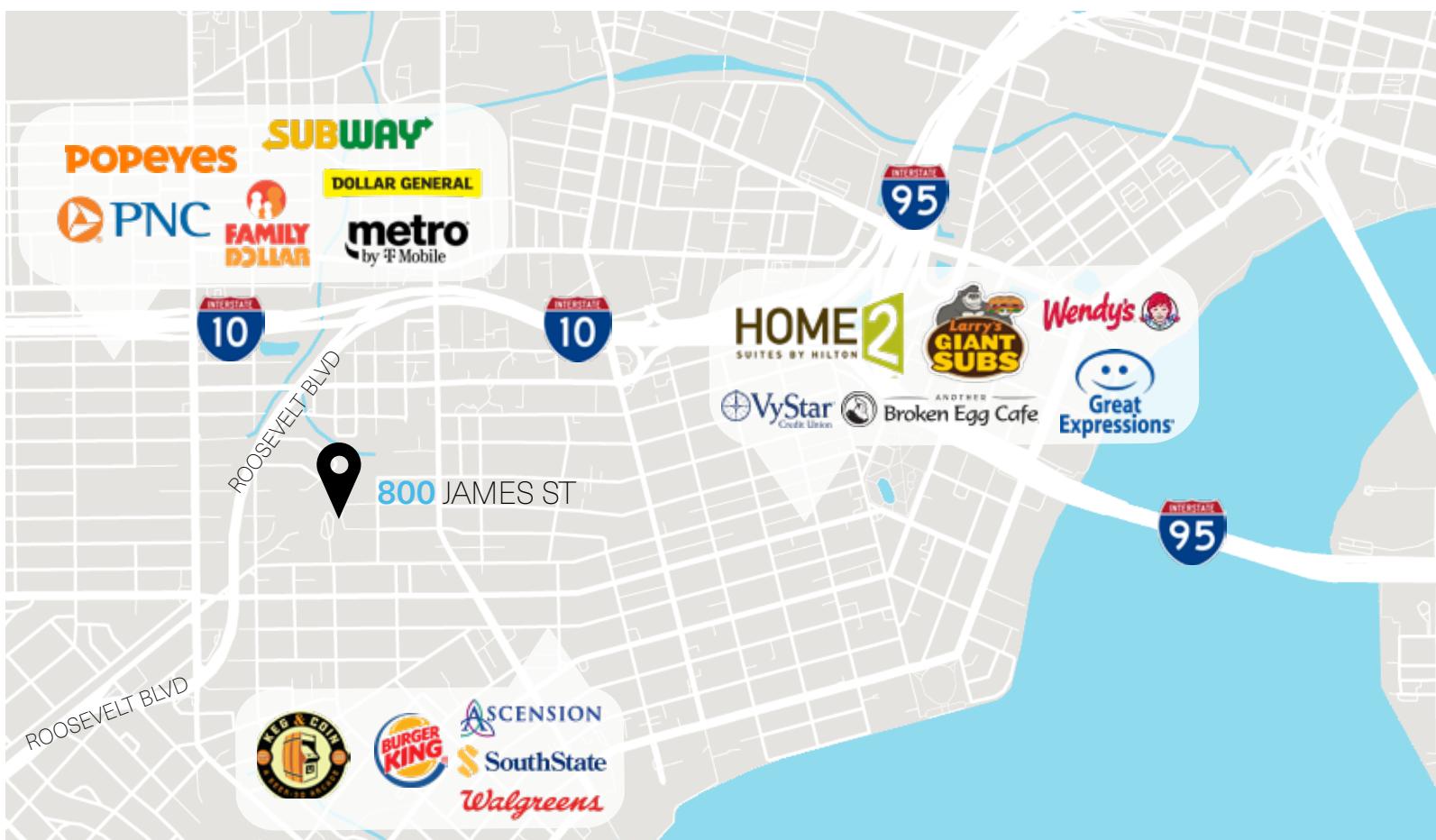
Available 5,325± square feet of prime retail space with .72 AC lot.



Located just outside Downtown Jacksonville.



Side roll-up door for convenient loading and unloading.



DEMOCRAPHICS

HOUSEHOLDS

2020 Households

2 MILE

5 MILE

10 MILE

2024 Households

18,072

77,071

238,407

2029 Projection

19,022

82,861

246,380

20,114

87,947

259,959

INCOME

Average Household Income

2 MILE

5 MILE

10 MILE

Median Household Income

\$73,282

\$62,898

\$67,941

\$49,672

\$41,720

\$50,983



WHO WE ARE

Cross Regions Group, based in Jacksonville, Florida, stands out as a premier development firm and brokerage, specializing in a diverse range of real estate services. With a strong commitment to excellence, the firm integrates innovative development strategies with expert brokerage services.

LISTING CONTACTS



Mert Kerimoglu
Commercial Expansion & Investments

📞 (617) 899-3046

✉ Mert.Kerimoglu@crossregions.com



Taylor Rice
Sales Associate - Land Specialist

📞 (516) 816-9745

✉ Taylor.Rice@crossregions.com