

1409 KINGSLEY AVE STE 6B  
ORANGE PARK, FL 32073



# FOR LEASE



Discover an exceptional opportunity to elevate your professional or medical practice in this classic & practical office on Kingsley Avenue.



## MEDICAL OFFICE SPACE



26,500± AADT on Kingsley Avenue,  
offering high traffic.



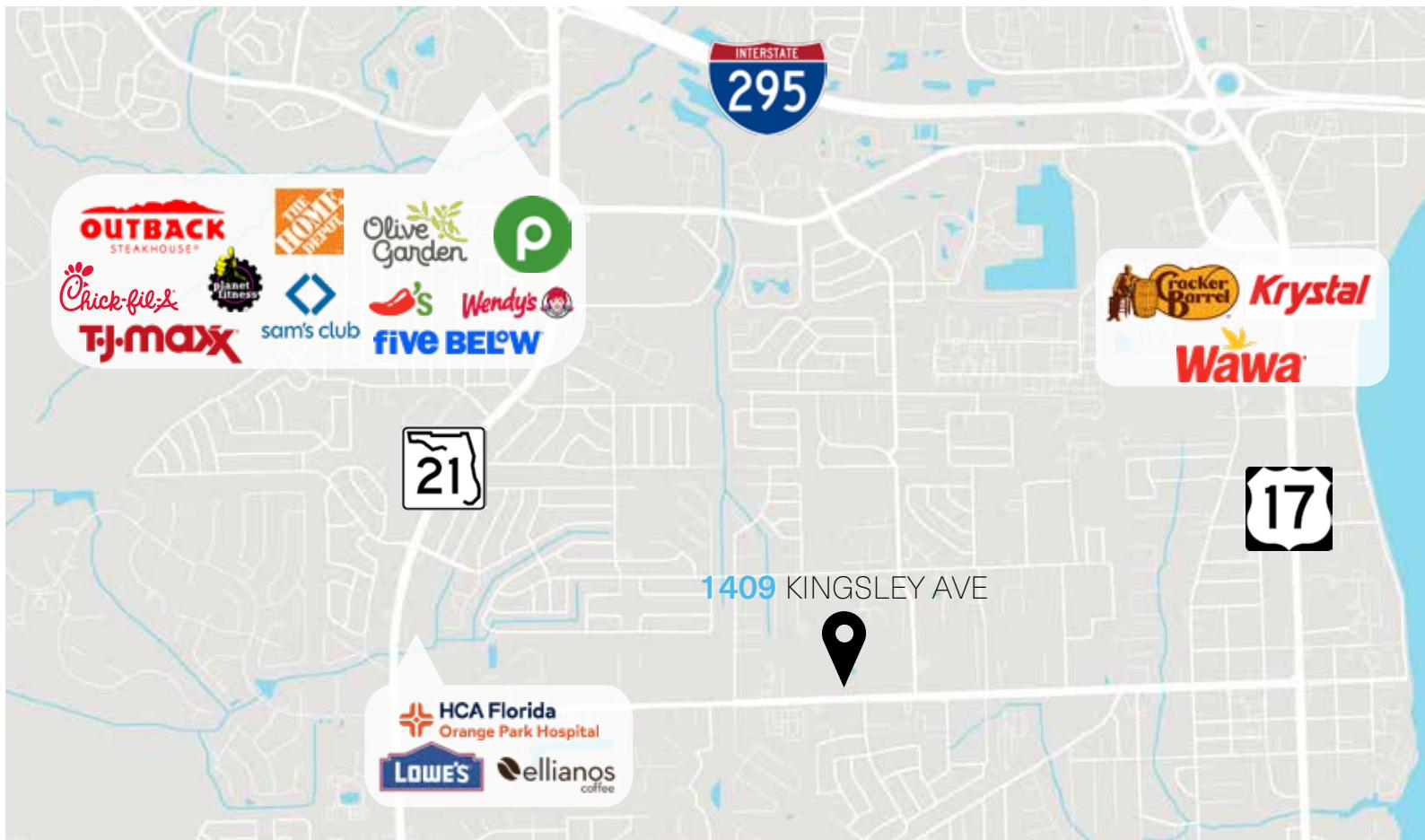
Available 4,579± square feet  
medical or professional office  
space.



Located in Orange Park, a densely  
populated area southwest of  
Jacksonville.



Building is already perfectly  
suited for medical tenants.



## DEMOCRAPHICS

### HOUSEHOLDS

	3 MILE	5 MILE	10 MILE
2020 Households	20,307	46,002	185,460
2024 Households	20,893	46,630	189,512
2029 Projection	22,584	50,023	204,625

### INCOME

	3 MILE	5 MILE	10 MILE
Average Household Income	\$78,740	\$88,418	\$92,882
Median Household Income	\$63,845	\$71,320	\$72,741



## 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



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