

GROUND LEASE
OR BUILD TO
SUIT

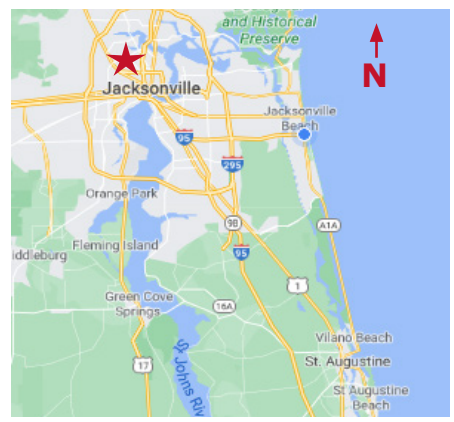
Edgewood Avenue

5927 Avenue B, Jacksonville, FL 32209



- Ground Lease: Call for pricing and details
- +/-9,619 SF
(+/-125 Feet of road frontage)
- Utilities at the site
- Zoning: CCG-1
- May build up to +/-6,000 SF
- Signalized intersection
- Drive thru potential
- Highly visible corner location. Cleared and ready for construction.
- Shared parking/easement with KFC

2024 Demographics	1 Mile	3 Mile	5 Mile
Estimated Population	9,420	82,595	171,324
Average HH Income	\$66,949	\$58,458	\$68,285
Daytime Total Employees	2,474	26,910	122,354



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Client First through Service, Knowledge and Integrity

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