

## For Lease 10,459 - 39,459 SF Inline Retail Space



# **Gateway Town Center**

5156 & 5166 Norwood Avenue Jacksonville, Florida 32208

### **Property Highlights**

- · Vanilla box inline retail with access to a grade-level door
- · Located in the Norwood Area just off I-95
- Part of Gateway Town Center with national tenants such as Winn Dixie, Burlington, Roses, Five Below, Hibbett Sports, Family Dollar, Planet Fitness, Rent-A-Center and numerous restaurants.

### **Property Overview**

Vanilla box inline retail with access to a grade-level door situated within Gateway Town Center. Undergoing redevelopment with a new 2-story indoor self-storage facility and multifamily residential development proposed to serve this bustling area with new tenants revitalizing Gateway Town Center.

### Offering Summary

Lease Rate:	Negotiable
Available SF:	10,459 - 39,459 SF
Lot Size:	17.1 Acres

Demographics	1 Mile	3 Miles	5 Miles
Total Households	4,921	31,905	78,125
Total Population	11,923	79,063	192,213
Average HH Income	\$40,442	\$46,881	\$58,452

### For More Information



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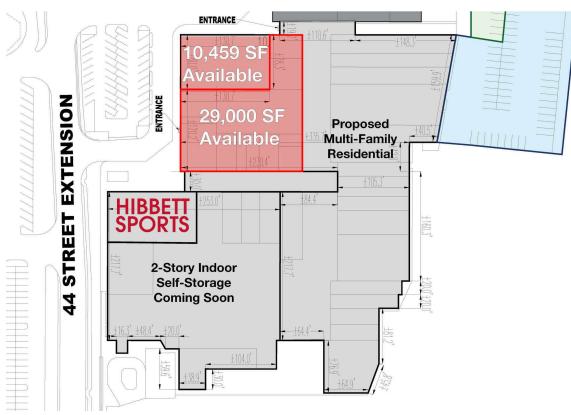
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## For Lease

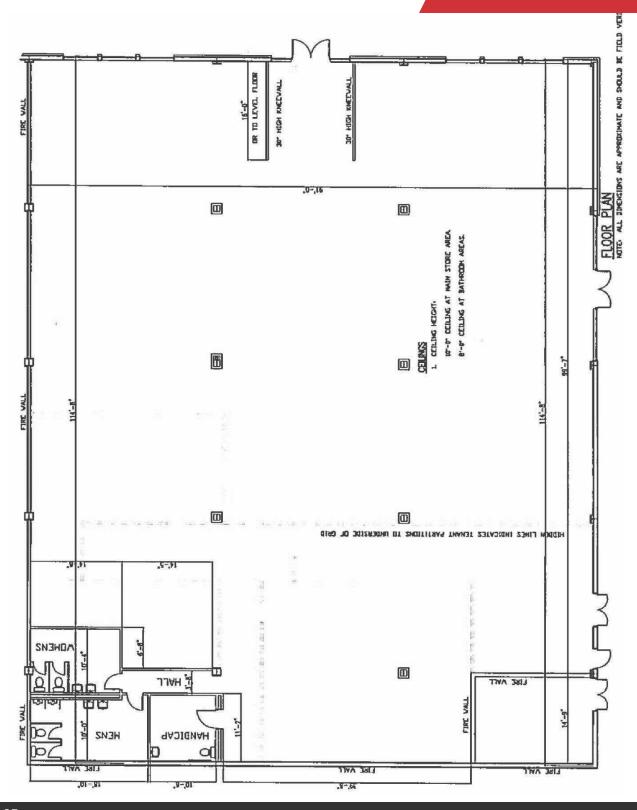
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5156 - 10,459 SF



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10,459 - 39,459 SF | Negotiable Inline Retail Space



Population	1 Mile	3 Miles	5 Miles
Total Population	11,923	79,063	192,213
Average Age	39	40	40
Average Age (Male)	37	38	38
Average Age (Female)	40	41	41
Households & Income	1 Mile	3 Miles	5 Miles
Total Households	4,921	31,905	78,125
# of Persons per HH	2.4	2.5	2.5
Average HH Income	\$40,442	\$46,881	\$58,452
Average House Value	\$202,556	\$186,068	\$231,884

Demographics data derived from AlphaMap