

Macro Aerial

Race Track Rd, Jacksonville, FL 32259



Summary

- Lease Rate: Inquire for Pricing
- Building Size: \pm 10,500 SF
- Available For Lease: \pm 1,200-10,500 SF
- Co-Tenants: TBD

Property Overview

- End-cap with drive-thru available
- Positioned next to a 1,600 acre mixed-use master plan community under development directly south
- Adjacent to Durbin Pavilion - a power center with over 650,000 SF of anchors, junior box retail, and shadowed anchored shop space including Walmart and Home Depot
- Excellent AHHI exceeding \$140K near multiple residential communities

Demographics

2025 Population

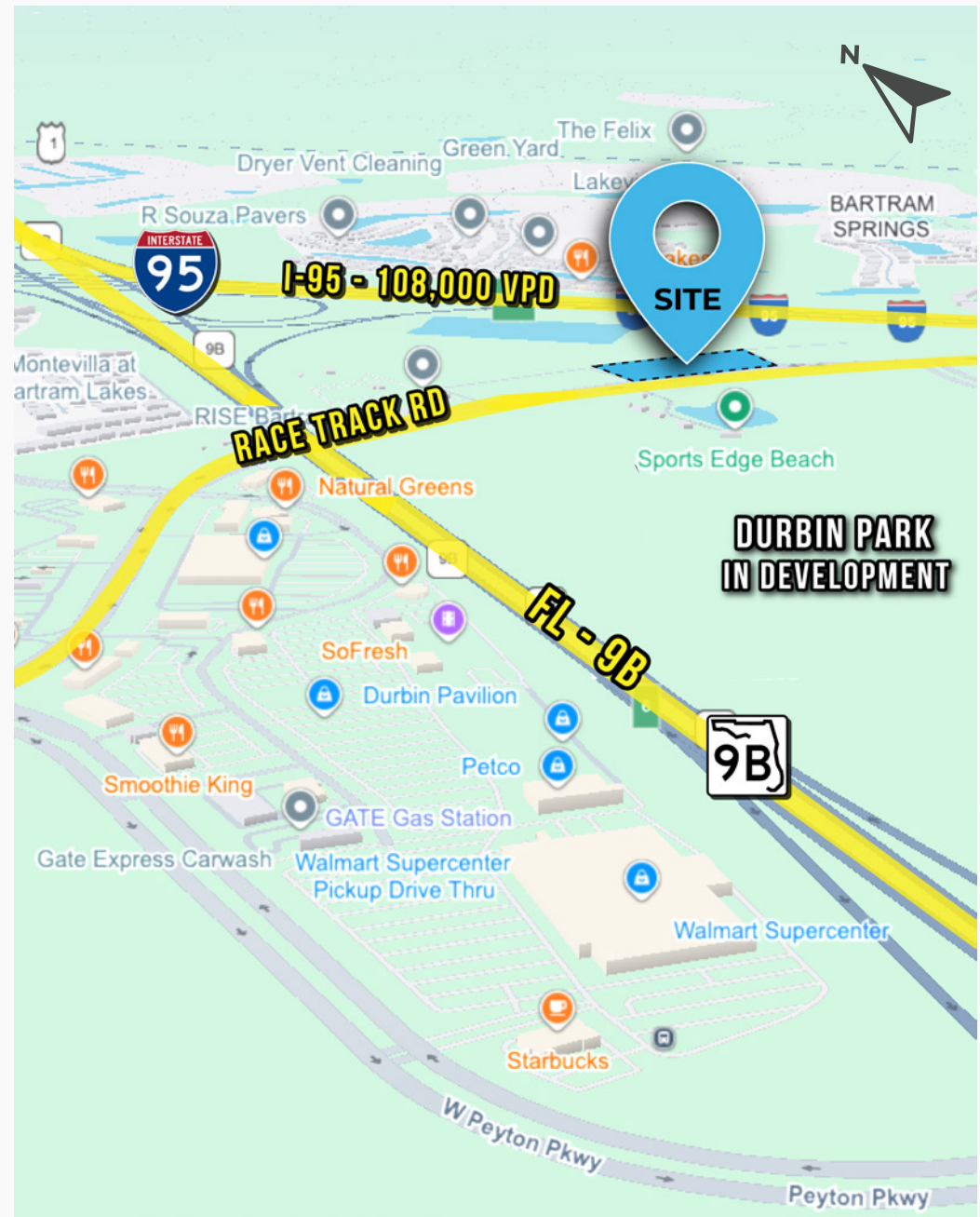
5,377	44,087	102,317
1 Mile	3 Mile	5 Mile

2029 Projected Growth ('25-'29)

8.20%	18.65%	23.17%
1 Mile	3 Mile	5 Mile

Avg. Household Income

\$141,980	\$136,800	\$138,719
1 Mile	3 Mile	5 Mile







Reid Richardson
Director, Retail Leasing - Florida

O: +1 (405) 300-4003
P: +1 (405) 615-0562
E: reidrichardson@ashtongray.com



Jack Geurkink
Director, Healthcare Leasing

O: +1 (405) 300-4003
P: +1 (405) 249-0890
E: jackgeurkink@ashtongray.com

