

EXCLUSIVE

GATES OF PONCE DE LEON NORTH

RETAIL SPACE FOR LEASE

± 12,876 sq ft



1570 US Hwy 1 S
St. Augustine, FL 32084



LOCAL DEMOGRAPHICS



51.4k +/- daytime employees
within 5 miles.



Average income \$102k +/-
within 5 miles.



89.3k +/- is the surrounding
population within 5 miles.



42.9k +/- Vehicles per
day along Dixie Hwy.



904-757-4000



Janet Keister

SVP Leasing

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Robby Wendland

Leasing Associate

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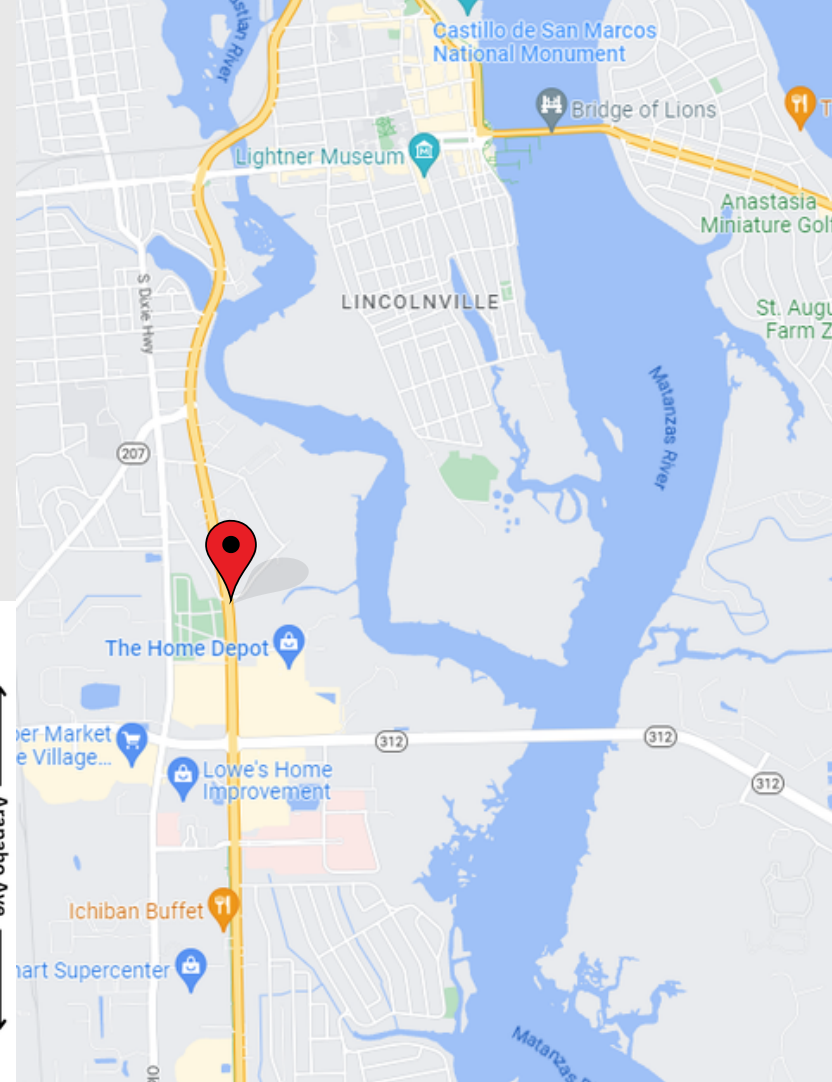
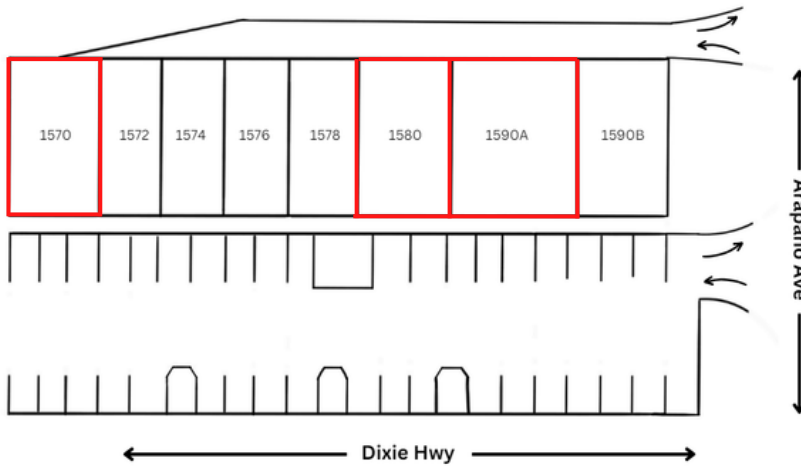
HAKIMIAN HOLDINGS
7077 Bonneval Road, Suite 400
Jacksonville, FL 32216
www.Hakimian.us



TENANT LIST

UNIT | TENANT | SQ FT

1570	Available	2,000
1572	Saint Augustine Nails	1,000
1574	La Fleuriste	1,000
1576	Cellular Phone Hospital	1,000
1578	Mimosas Hair Studios	1,200
1580	Available	1,640
1590A	Available	2,213
1590B	Wingstop	1,600



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