



Merrill Publix

9100 Merrill Road
Jacksonville, Florida 32225

Property Overview

Located in Jacksonville, FL, Merrill Publix Plaza is an attractive all-brick shopping center located on Merrill Road on the east side of I-295, the city's outer highway belt. The center's location at an exit to I-295 gives the shopping center a steady customer base, with more than 21,000 vehicles a day passing the front door. Notable tenants at the property include Publix, Brooks Health and Rehabilitation, Hair Cuttery, Burger King as well as many others.

Demographics 3 Miles 5 Miles 10 Miles

Total Households	29,847	70,379	241,960
Total Population	70,029	170,345	535,710
Average HH Income	\$58,258	\$62,477	\$68,335

Offering Summary

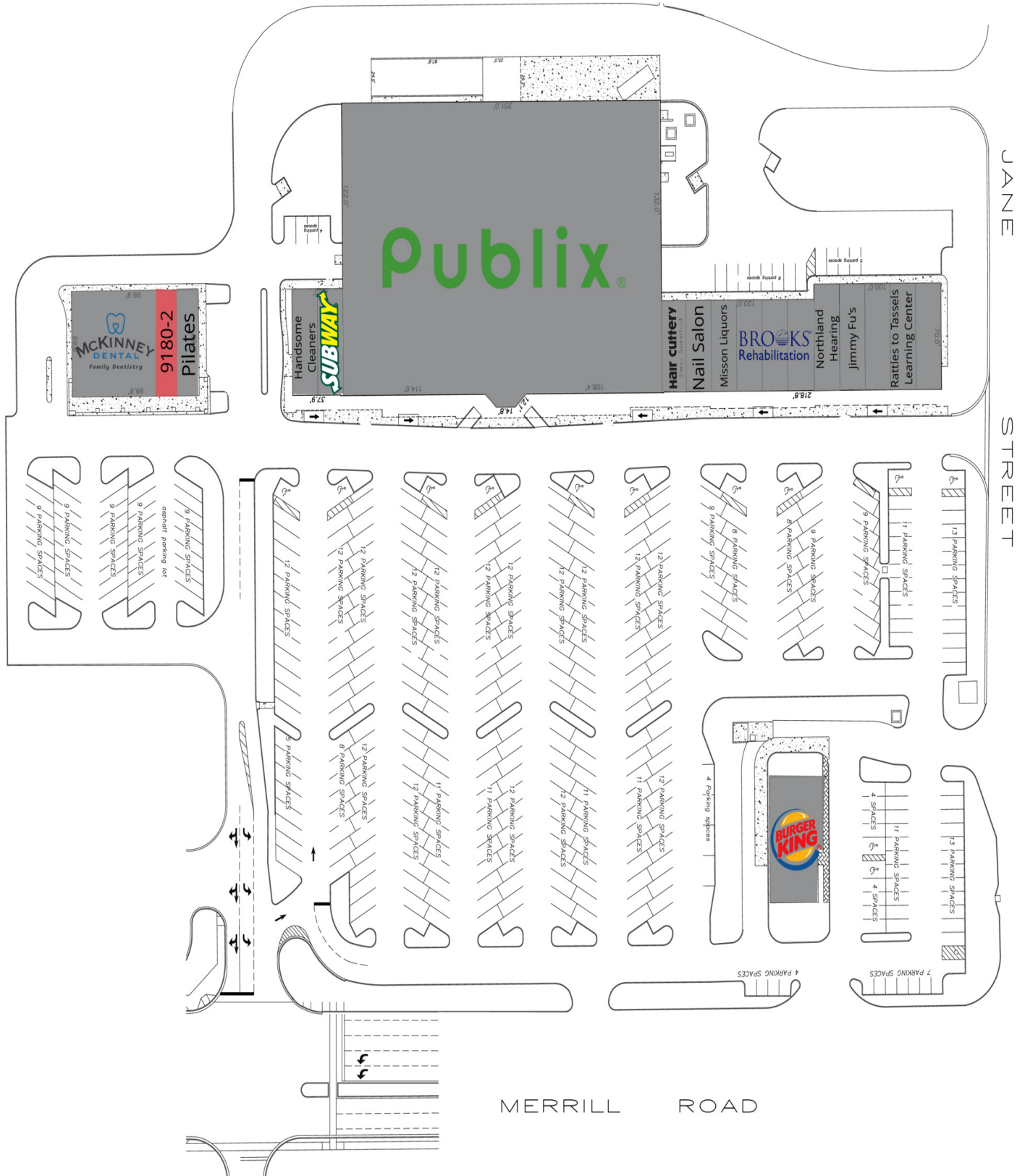
Lease Rate:	Negotiable
Building Size:	64,955 SF
Available SF:	1,400 SF
Lot Size:	10.04 Acres
Traffic Count:	21,000 A.A.D.T. on Merrill Road

Spaces	Lease Rate	Space Size
9180-2	Negotiable	1,400 SF

For More Information



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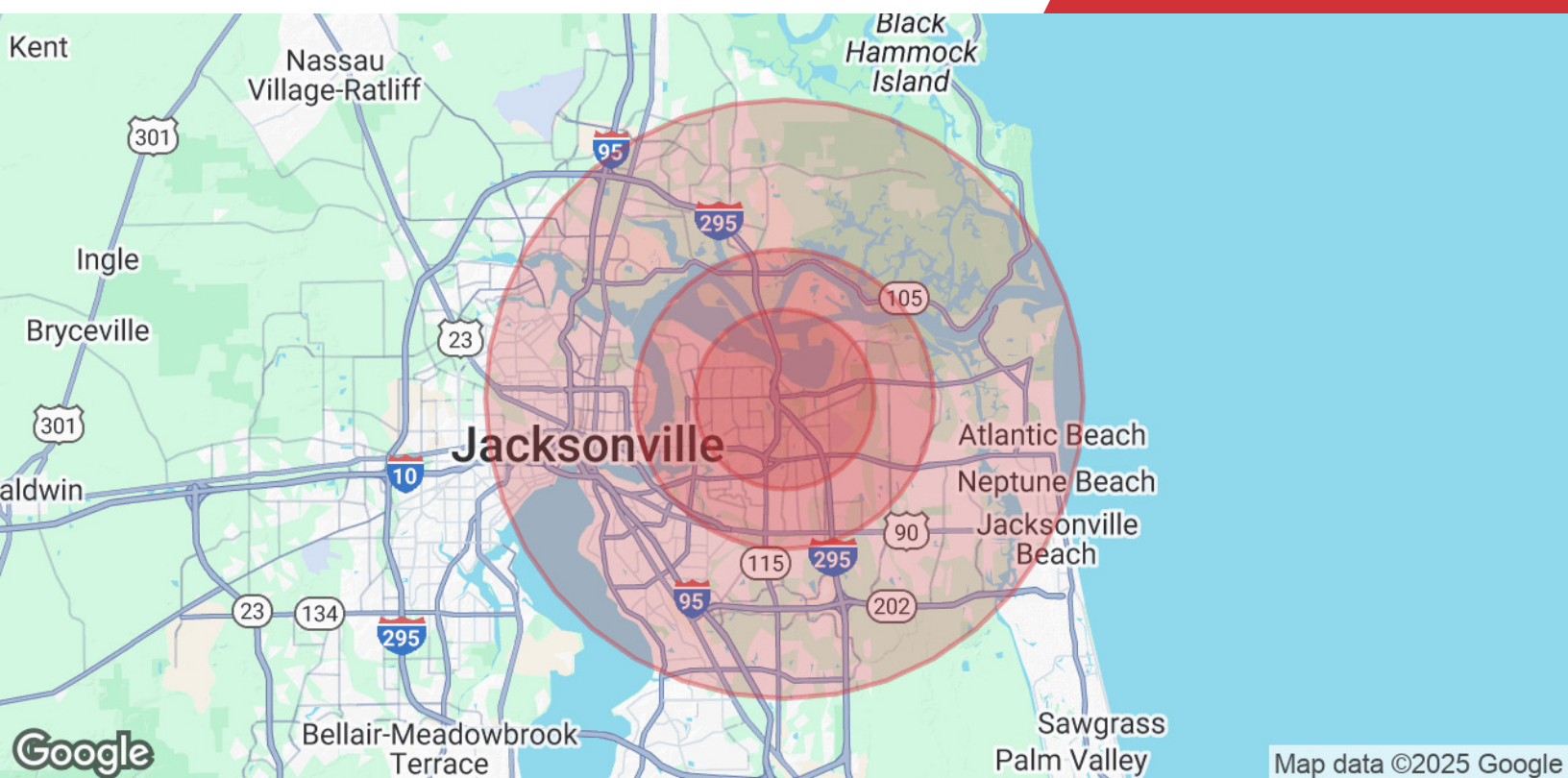
Available Spaces

Suite	Tenant	Size	Type	Rate
9100-1	Handsome Cleaners	1,050 SF	NNN	-
9100-2	Subway	1,750 SF	NNN	-
9100-3	Publix	47,955 SF	NNN	-
9100-7	Hair Cuttery	1,200 SF	NNN	-
9100-8	Nail Salon	1,200 SF	NNN	-
9100-9	Mission Liquors	1,200 SF	NNN	-
9100-10	Brooks Health Rehabilitation Clinic	3,600 SF	NNN	-
9100-13	Northland Hearing Centers	1,400 SF	NNN	-
9100-14	Jimmy Fu's	1,400 SF	NNN	-
9100-15	Rattles to Tassels Learning Center	4,200 SF	NNN	-
Outparcel	Burger King	0.79 Acres	NNN	-
9180-1	The Sculpt Studio Jax	1,400 SF	NNN	-
9180-2	Available	1,400 SF	NNN	Negotiable
9180-3-4-5	McKinney Dental	4,200 SF	NNN	-





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Population	3 Miles	5 Miles	10 Miles
Total Population	70,029	170,345	535,710
Average Age	36.1	36.3	37.1
Average Age (Male)	35.5	35.5	35.9
Average Age (Female)	36.8	37.0	38.4
Households & Income	3 Miles	5 Miles	10 Miles
Total Households	29,847	70,379	241,960
# of Persons per HH	2.3	2.4	2.2
Average HH Income	\$58,258	\$62,477	\$68,335
Average House Value	\$167,030	\$177,401	\$203,680

* Demographic data derived from 2020 ACS - US Census