



**0 Max Leggett Pkwy.  
Jacksonville, FL 32218 | \$1,050,000**

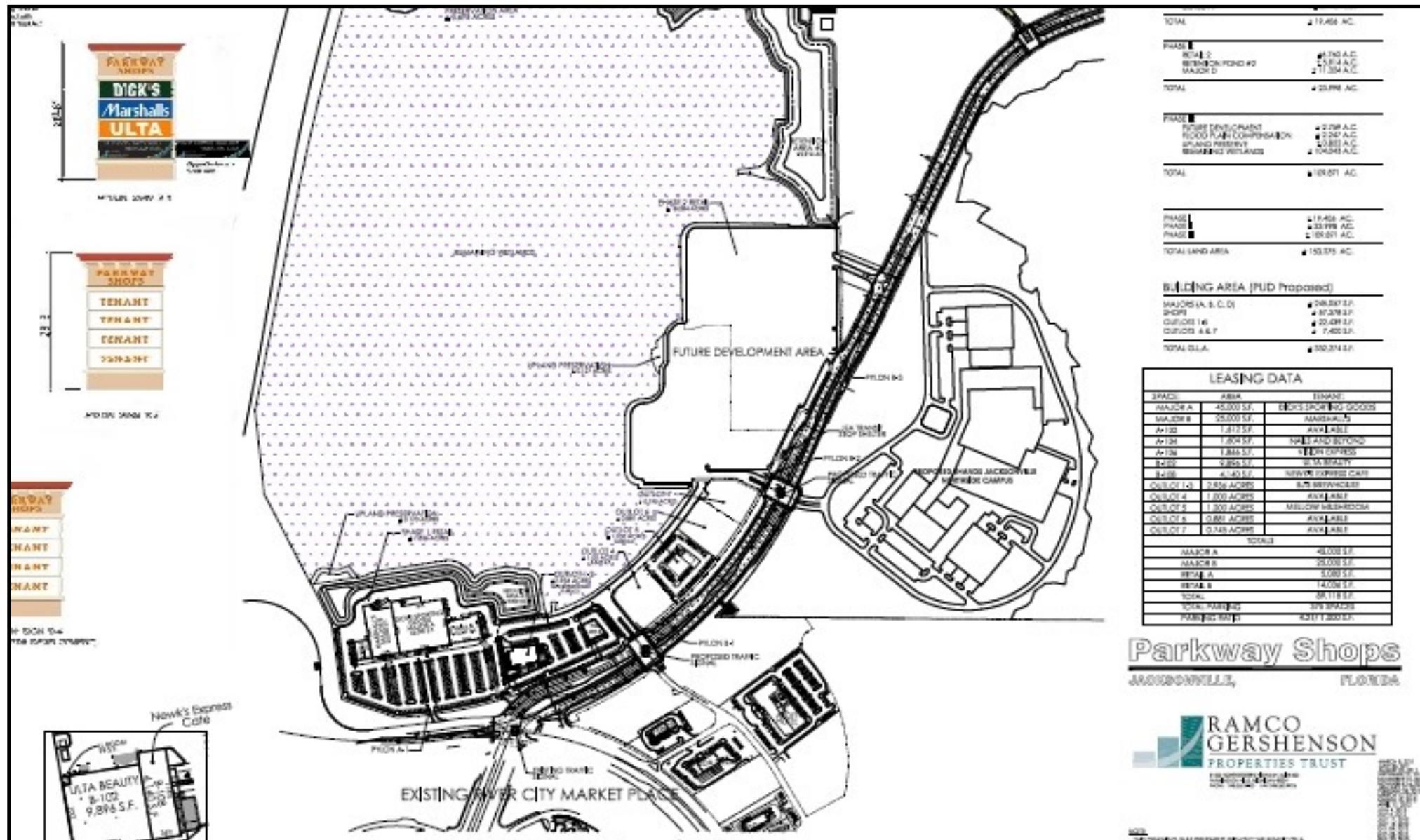


**LoopNet® Listing ID #17811642**

**Watson Commercial Realty Inc.**  
4685 Sunbeam Road, Suite 4  
Jacksonville, FL 32257  
**904-421-6626**  
**Paul J. Reed, P.A.**

# **22.22 ACRES ZONED IL FOR SALE**

Located Adjacent to UF Shands Hospital and Medical Complex at River City Marketplace an Outdoor Shopping Mall in North Jacksonville. Due Diligence and Plat/Survey on File. Call Listing Agent For Details.





## Demographic Statistics

Proximity:	1 mile	3 miles	5 miles
Total Population:	3,547	15,891	56,252
Median Age:	34.41	36.73	35.28
Households:	1,245	5,731	20,450

## Population

Radius:	1 mile	3 miles	5 miles
2023 Projection	4,100	18,986	65,925
Growth 2018 -2023	4.7%	5.5%	4.01%

## Price History

Date	Event	Price	Notes
12/17/2019	Listed	\$1,300,000	Original Price
6/26/2020	Change	\$1,050,000	19.2% Reduction



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## PAUL J. REED, P.A.

*Commercial Sales Associate*

Mobile: **904-316-7433**

Direct: **904-421-6626**

Email: **preed@watsoncommercial.com**

Web: **WatsonCommercial.com**