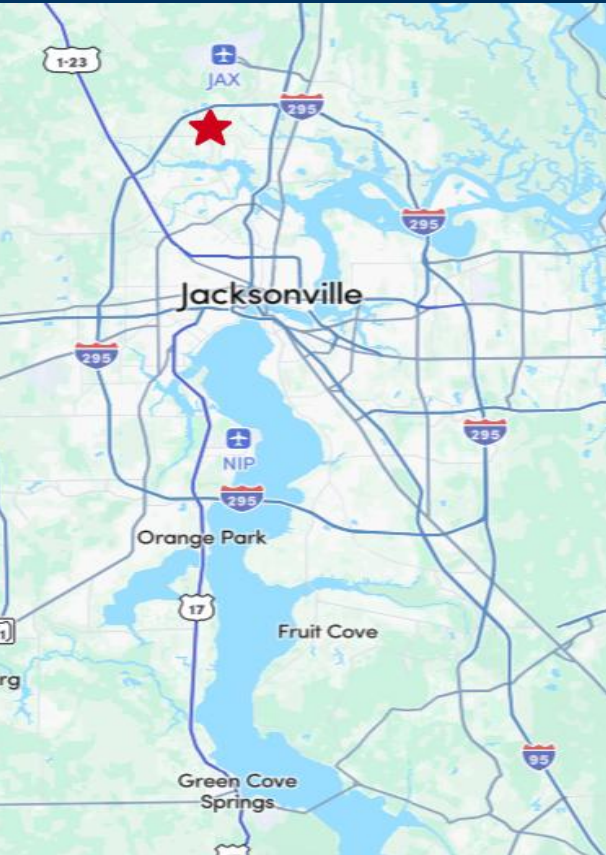


# 12123 Lem Turner Road

12123 Lem Turner Road, Jacksonville, FL 32218



## Leasing Contacts

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## Property Highlights

- This property is located among a high-traffic area of Jacksonville, FL offering excellent visibility along Lem Turner Road with over 16,000 vehicles per day .
- Located across from Walmart and Home Depot Shadow- Anchored
- Easy access off I-295 with a traffic count of over 69,000 vehicles per day
- \$79,919 Average Household Income within 3 mile radius
- Retail Space Available | 4,824 SF Available

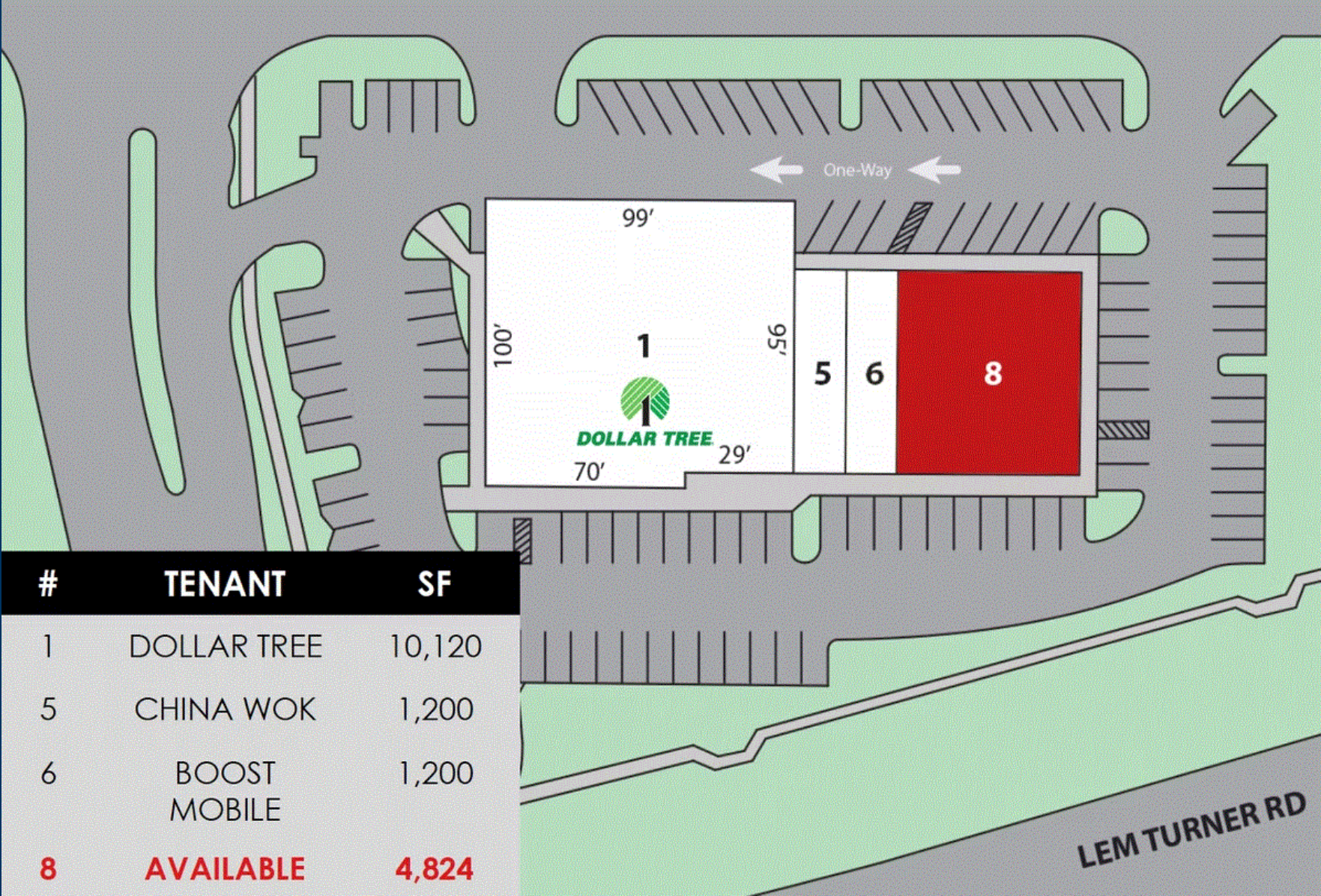
**Site Access:** Property is accessible via two side entrances along Lem Turner Road



12123 Lem Turner Road

TENANTS

1	Dollar Tree	10,120
5	China Wok	1,200
6	Boost Mobile	1,200
7-9	Retail Space Available	4,824
GLA		17,344
AVAILABLE		4,824 SF



12123 LEM TURNER ROAD

Site Plan





# AREA DEMOGRAPHICS



2024  
Population

1 MILE	4,333
3 MILE	37,018
5 MILE	87,378



2024 Daytime  
Population

1 MILE	160,020
3 MILE	803,746
5 MILE	2,723,613



Household 2024

1 MILE	1,549
3 MILE	13,941
5 MILE	33,684



Household  
Income

1 MILE	\$79,300
3 MILE	\$71,800
5 MILE	\$68,400

