

FREE-STANDING RETAIL/RESTAURANT SPACE

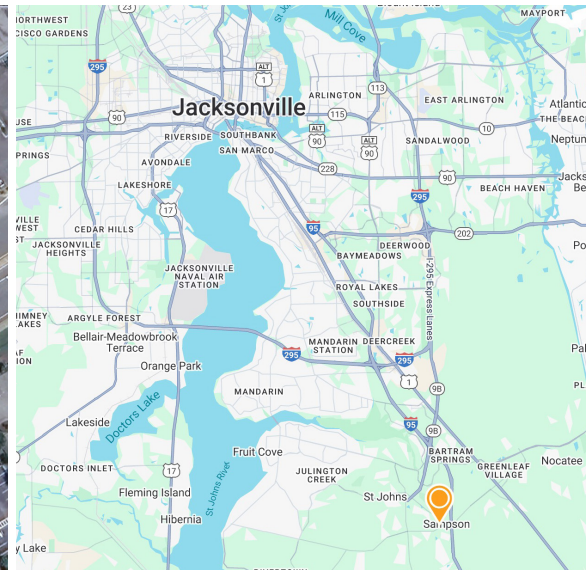
141 Gateway Circle, St. Johns, FL 32259

FOR LEASE



PROPERTY OVERVIEW

- » 3,200 SF free-standing existing QSR restaurant with drive-thru
- » 60+ parking spaces
- » Sits on 1.15 Acres with 200 feet of frontage on CR-210 West
- » Rare QSR opportunity in affluent, growing area with an average household income of more than \$170,000
- » Nearby national retailers include:



DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	4,681	33,188	77,530
Households	1,584	11,173	27,606
Daytime Pop.	2,523	13,924	34,248
Ave. HH Income	\$168,042	\$170,811	\$171,254



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