

TOWN CENTER AT 6TH AVE NORTH

RETAIL/ OFFICE FOR LEASE

102 6TH AVE N
JACKSONVILLE BEACH, FL
32250

\$32/SF + NNN



Property Overview



LICENSED REAL ESTATE BROKER



AVAILABLE
2,400 &
7200 ± SF



ZONING:
C1



AVG TRAFFIC COUNT:
A1A/3RD ST N
34,500 ±



CLASS A



LOCATION:
JAX BEACH

Secure your spot in the heart of Downtown Jacksonville Beach. This Class A retail unit in Town Center at 6th Ave North is located one block from beach access and across from the iconic Casa Marina Hotel & Restaurant. The unit is fully built out as a turn-key office space. This location offers a strong retail mix in an established neighborhood. Perfect for retail, office, or specialty concepts looking to capture both local regulars, beach-going visitors, and tourists.



FOR LEASE

102 6TH AVE N, JACKSONVILLE BEACH, 32250

Property Highlights



LICENSED REAL ESTATE BROKER

- \$32/SF + NNN
- 2,400 SF
 - OFFICE LAYOUT
- 7,200 SF AVAILABLE SEPT 1
 - OPEN FLOOR PLAN + OFFICE
- CLASS A RETAIL/OFFICE
- TURN-KEY SPACE IN EXCELLENT CONDITION
- LOCATED IN THE HEART OF DOWNTOWN JAX BEACH
- DEDICATED ON-SITE PARKING
- 1 MINUTE WALK TO BEACH ACCESS
- ACROSS FROM ICONIC CASA MARINA
- 34,500 ± VPD ON A1A NORTH / 3RD ST N



FOR LEASE

102 6TH AVE N, JACKSONVILLE BEACH, 32250

Aerial Map



LICENSED REAL ESTATE BROKER



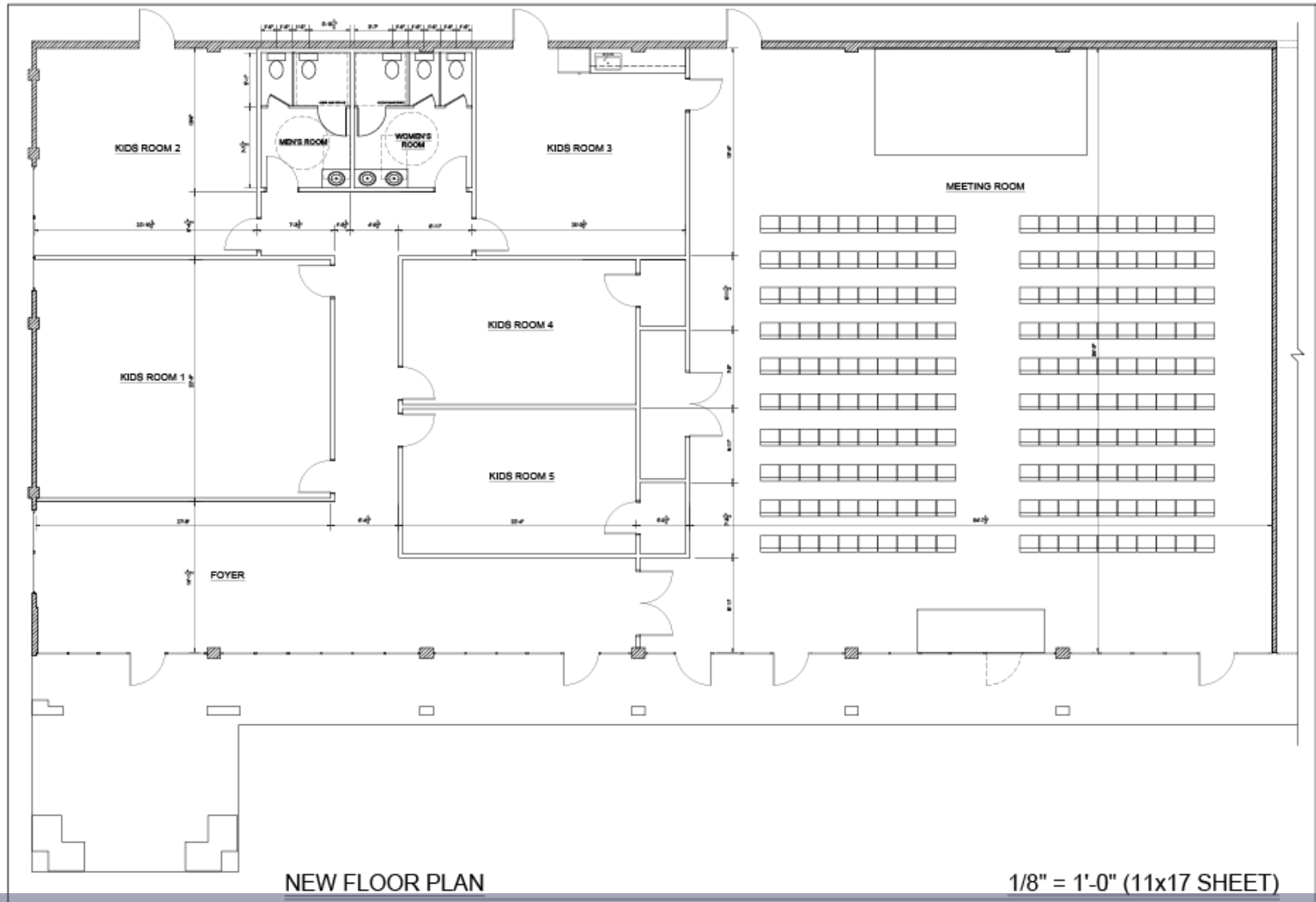
FOR LEASE

102 6TH AVE N, JACKSONVILLE BEACH, 32250

Floor Plan



LICENSED REAL ESTATE BROKER



7,200 SF AVAILABLE SEPT 1

FOR LEASE

102 6TH AVE N, JACKSONVILLE BEACH, 32250



7,200 SF AVAILABLE SEPT 1



2,400 SF AVAILABLE NOW



ELIAS HIONIDES
O. 904.241.1151
C. 904.894.6620



RICHARD TRENDEL
O. 904.241.1151
C. 904.703.7778



ASHLEIGH SHIM
O. 904.241.1151
C. 904.962.2655

DISCLAIMER: THIS FLYER HAS BEEN PREPARED BY PETRA MANAGEMENT, INC. FOR MARKETING AND INFORMATIONAL PURPOSES ONLY. PETRA MANAGEMENT, INC. MAKES NO REPRESENTATIONS, WARRANTIES, OR GUARANTEES, EXPRESS OR IMPLIED, AS TO THE ACCURACY, COMPLETENESS, OR RELIABILITY OF THE INFORMATION PROVIDED HEREIN. INTERESTED PARTIES ARE ENCOURAGED TO CONDUCT THEIR OWN INDEPENDENT INVESTIGATION TO VERIFY ALL DETAILS. PETRA MANAGEMENT, INC. EXPRESSLY DISCLAIMS ANY AND ALL LIABILITY FOR ERRORS, OMISSIONS, OR ANY LOSS OR DAMAGES RESULTING FROM RELIANCE ON THIS MATERIAL. THIS DOCUMENT IS THE COPYRIGHTED PROPERTY OF PETRA MANAGEMENT, INC. ©2025. ALL RIGHTS RESERVED. THIS COMMUNICATION IS NOT INTENDED TO SOLICIT OR INDUCE THE BREACH OF ANY EXISTING AGREEMENTS.