

**SOUTHPOINT OFFICE CENTER 2502 & 2503
6817 SOUTHPOINT PRKY, JACKSONVILLE, FL 32216**

**OFFICE SUITE
FOR LEASE**



Suites 2502 & 2503

2,280 Square Feet

Lease rate: \$21/sf/yr (\$3,990/mo)

Suites 2502 & 2503 are prime suites with numerous windows providing abundant natural light. The combined suites feature a reception and waiting area, break room, 2 ADA-compliant bathrooms, 10 private offices. There is 1 large open space that could be used as a conference room or easily converted into private offices or work spaces. Conveniently located near St. Vincent's Hospital, Southpoint Office Center offers easy access to I-95, I-295, US-1, and Jay Turner Butler Blvd. Ideal for both office and medical tenants.

- No NNN or CAM fees, Modified Gross Lease
- Excellent location offering easy access to I-295, I-95, and Jay Turner Butler Blvd.
- Restaurants and shopping nearby
- ADA-Compliant

Eric Akers, Broker

Phone: (904)535-8465

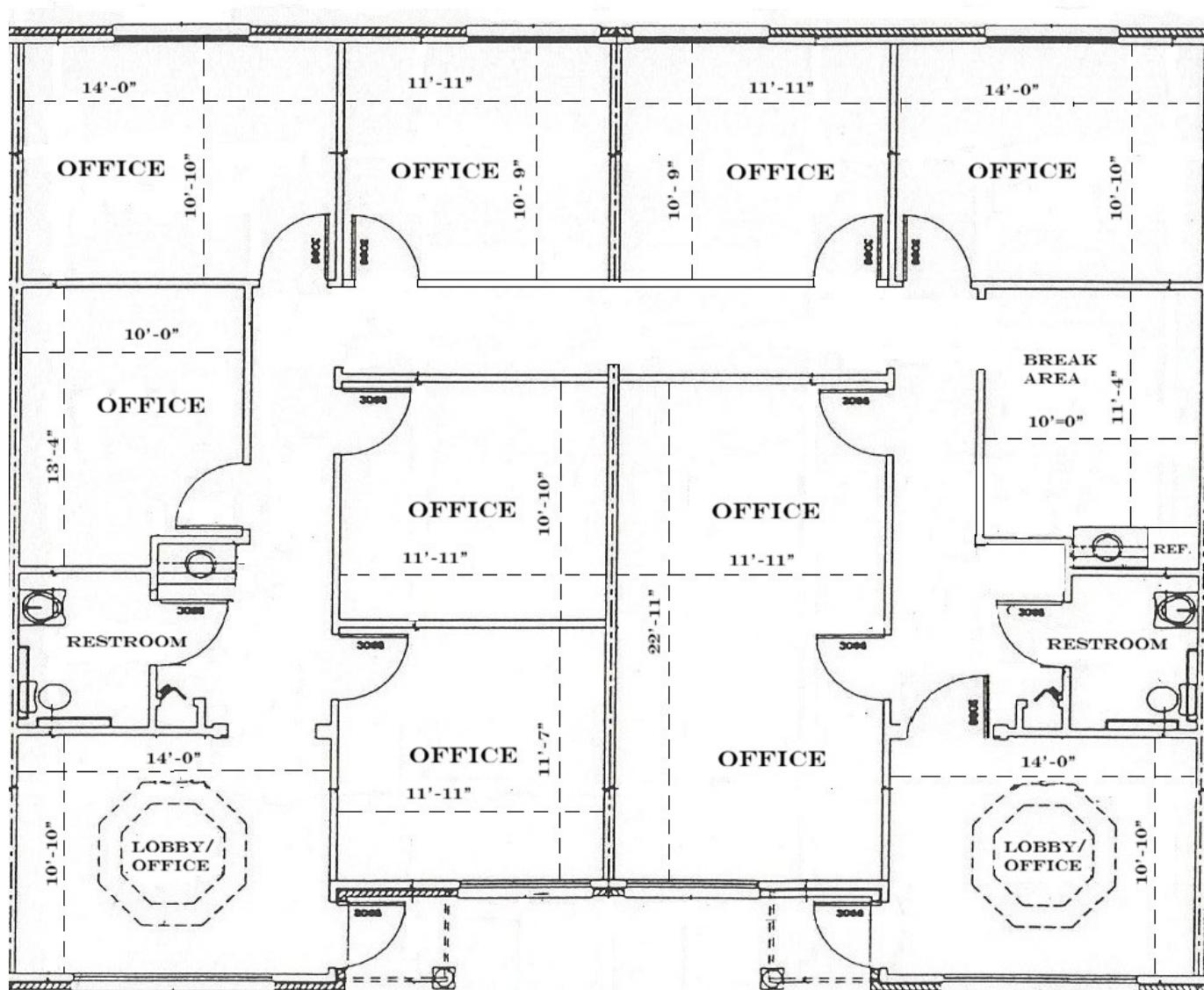
william.e.akers@gmail.com

JAA | Jim Akers
& Associates
COMMERCIAL REAL ESTATE BROKERAGE

The information contained herein was obtained from reliable sources and is believed to be accurate. All information presented should be verified. All or part of the property may be withdrawn from the market at any time without notice.

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FLOOR PLAN



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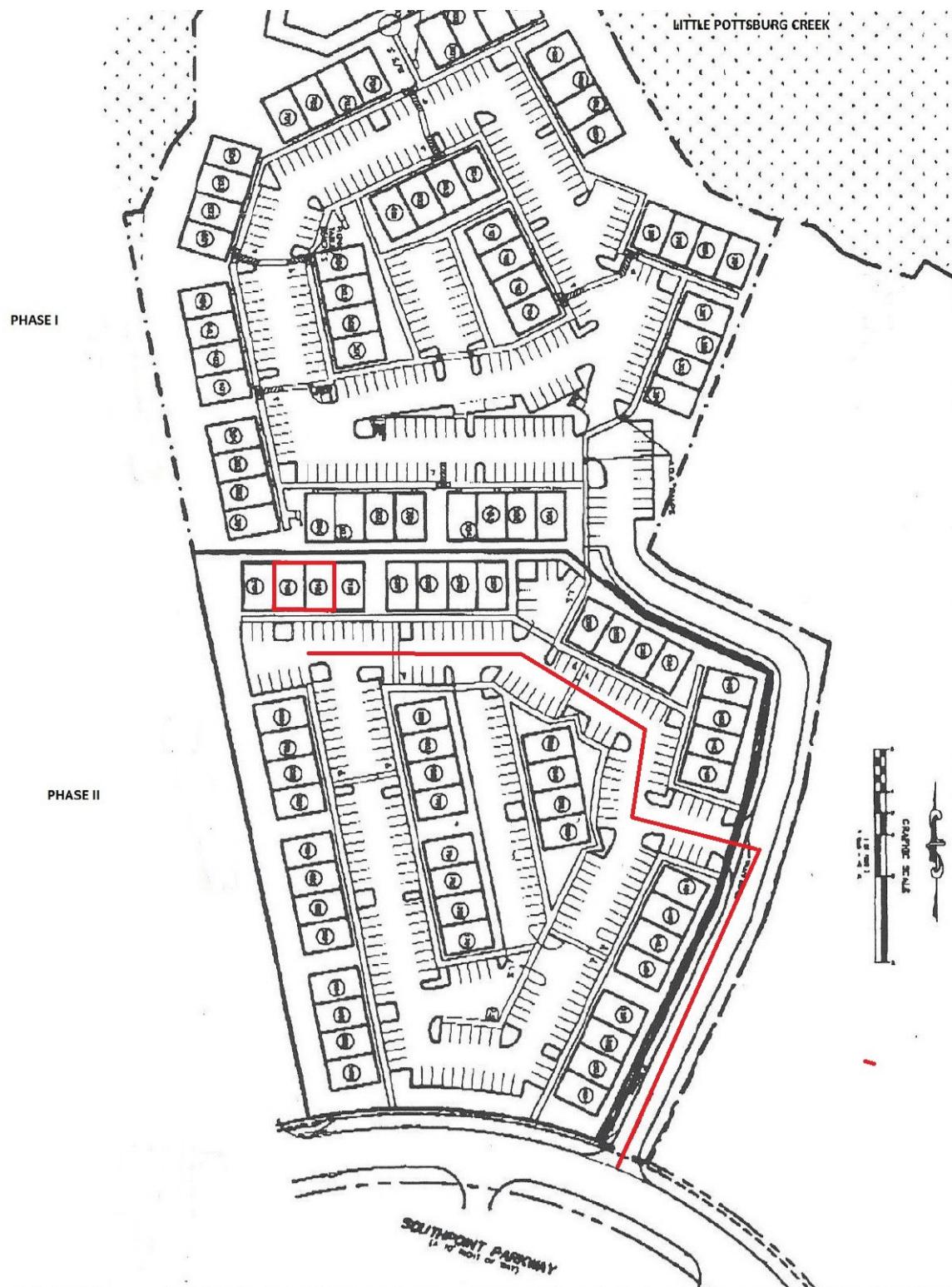
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SITE PLAN



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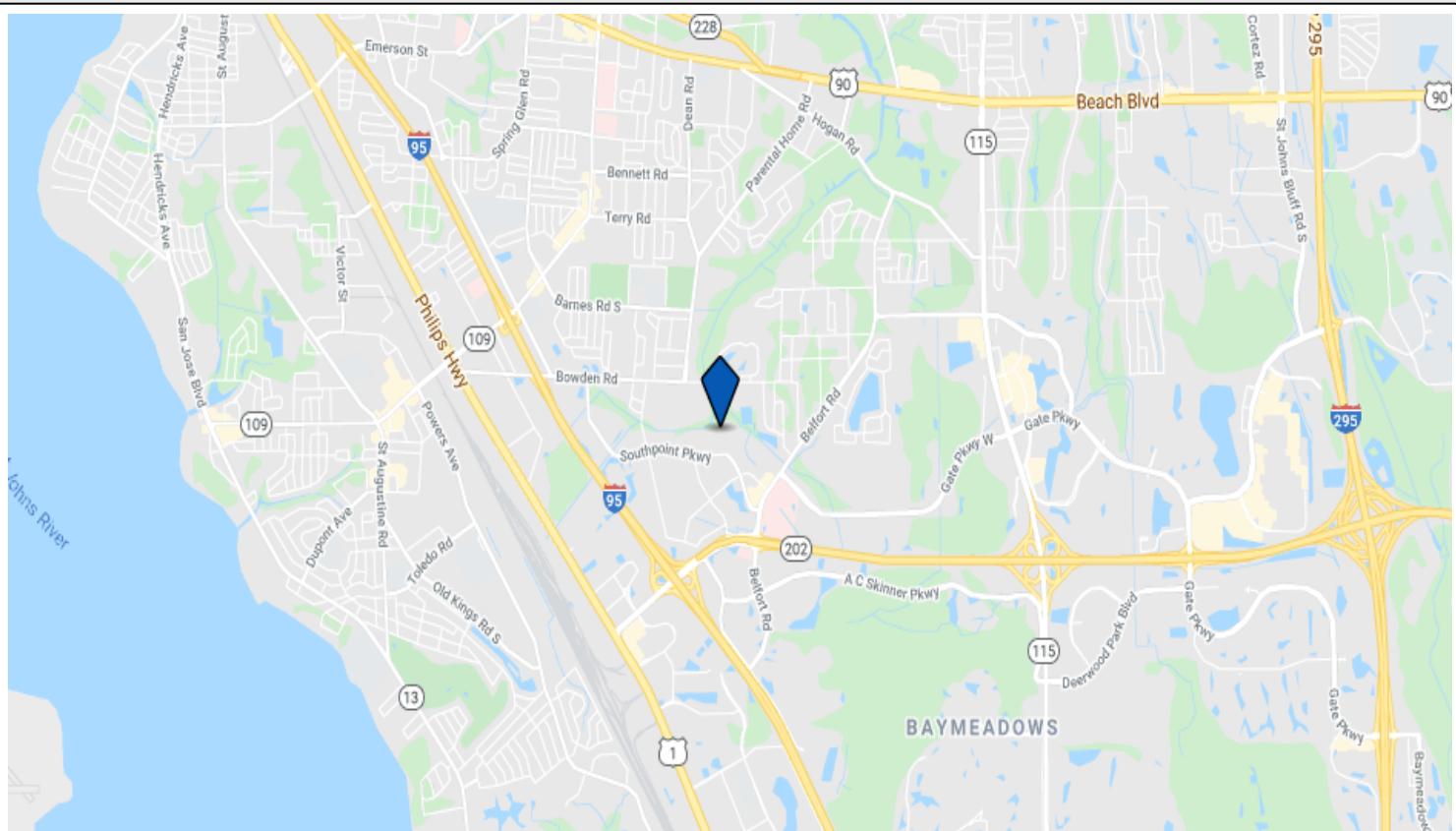
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**SOUTHPOINT OFFICE CENTER 2502 & 2503
6817 SOUTHPOINT PRKY, JACKSONVILLE, FL
32216**

**PHOTOS &
LOCATION MAP**



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