

All acreage is High, Dry, Usable (All wetlands have been mitigated)

Franklin Street Real Estate Services, LLC -A Licensed Florida Broker: CQ1032352



Just off I-295 -Pritchard Rd & Old Kings Rd



Currently Zoned Residential (Buyer/Seller to Rezone to Heavy Industrial - Highest & Best Use)

29.06 Acres For Sale

Site allows up to 450,000 Plus SF Warehouse



Asking Price: \$6,974,400 (\$240,000 per acre)





GENERAL CONCEPT NOTES

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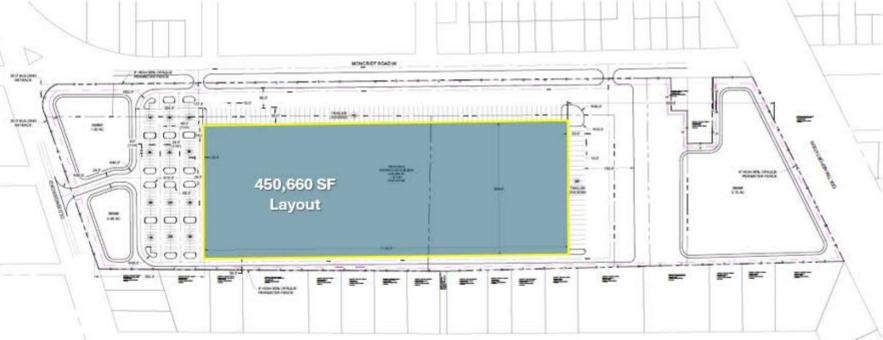
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FRANKLIN STREET WOB PARK

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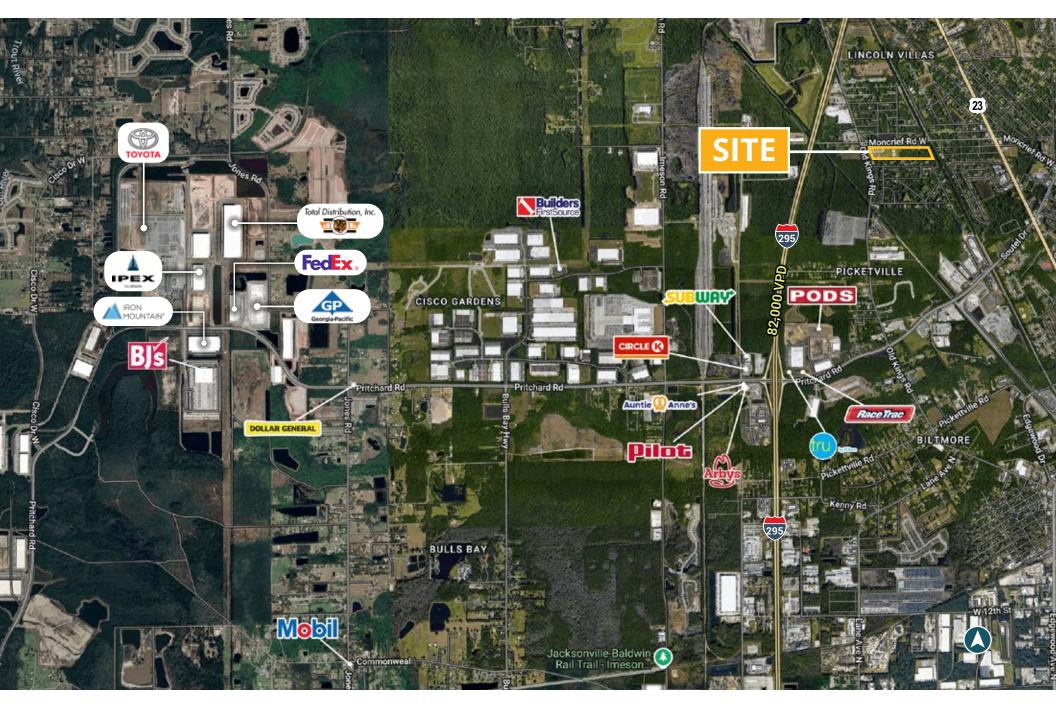
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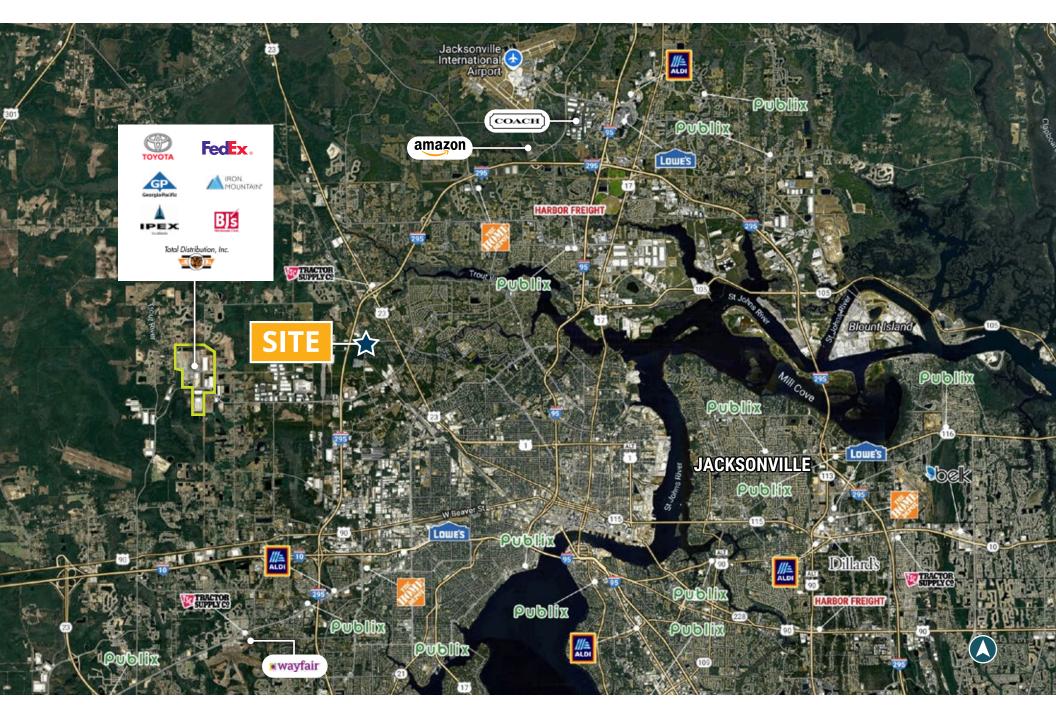
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MICRO RETAIL/INDUSTRIAL



MACRO RETAIL/INDUSTRIAL-



PROPERTY **AERIAL**



PROPERTY **AERIAL**





7775 Old Kings Rd

Jacksonville, FL, 32219

- 29.06 Acres For Sale
- All Acreage is High, Dry, Usable (All wetlands have been mitigated)
- 640 ft of rail frontage
- Asking Price of \$6,974,400 (\$240,000 per acre)
- Just off I295- Pritchard Rd & Old Kings Rd
- Between Highway Exits- Pritchard Rd (Exit 25) & New Kings Rd (Exit 28/ US 23)
- Currently zoned Residential (Buyer/ Seller to Rezone to Heavy Industrial - Highest & Best Use - commissioner supportive)

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