



1632 N Main St

Jacksonville, Florida 32206

Property Highlights

- On-Site Parking With 50± Parking Spaces
- Zoning: CCG-S
- High Visibility and Frontage
- Excellent Walkability Allowing Visitors to Navigate the Neighborhood Comfortably
- Close Proximity to a Vibrant Culinary Scene

Property Overview

A prime location, only 1.3 miles from Downtown Jacksonville, 1632 Main Street sits in the heart of historic Springfield's neighborhood retail strip. The building's location provides a perfect blend of shopping and dining experiences, creating a dynamic destination for consumers.

Offering Summary

Lease Rate:	\$17.85 - 19.75 SF/yr (NNN)
Building Size:	6,425 SF
Traffic Count:	Main St N AADT: 10,300

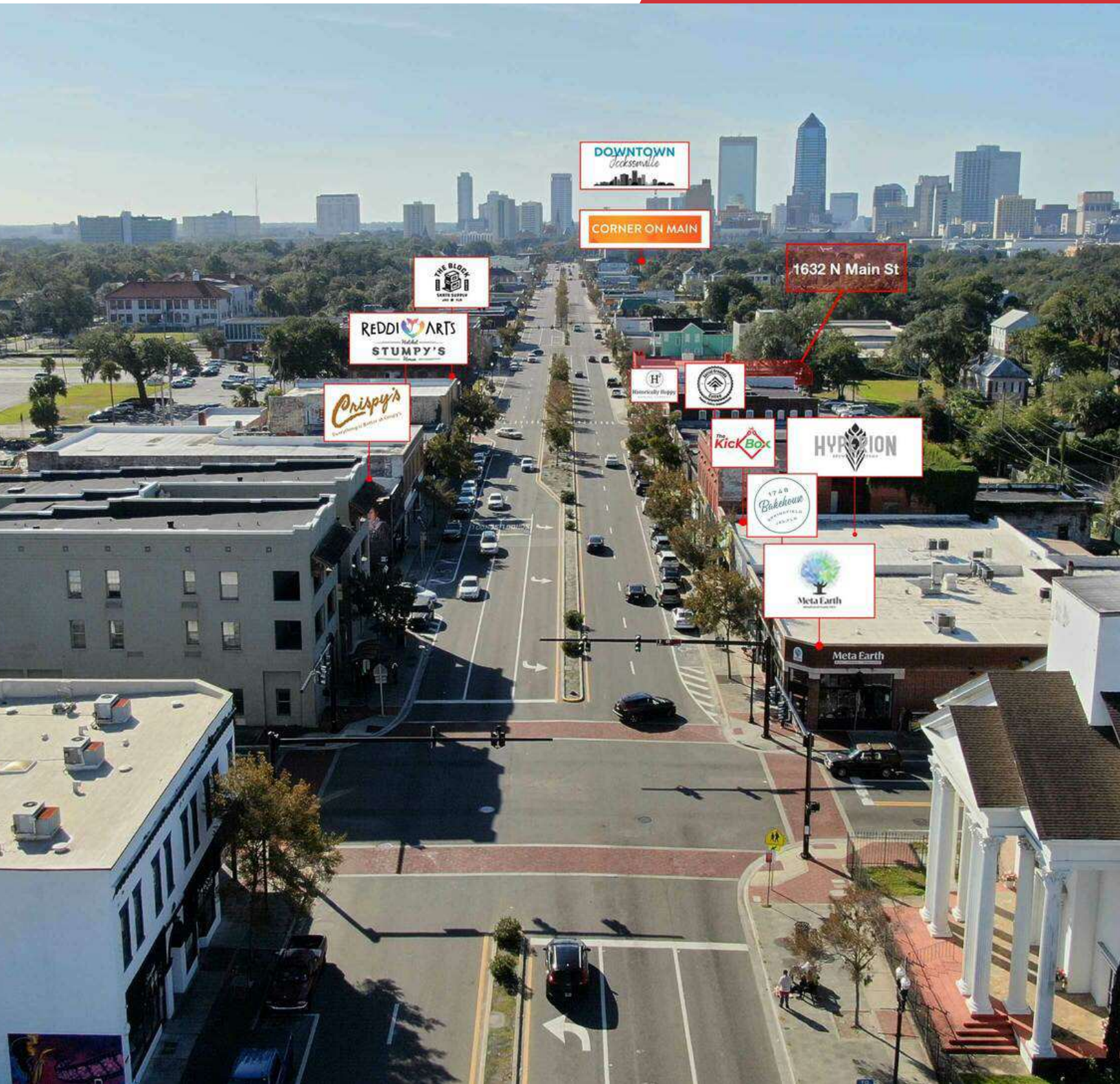
Spaces	Lease Rate	Space Size
1632	\$17.85 SF/yr	3,470 - 6,425 SF
1636	\$19.75 SF/yr	2,955 - 6,425 SF

For More Information



Austin Kay

Vice President, Retail Specialist
 O: 904 493 4495 | C: 904 386 4881
 ak@naihallmark.com



For Lease

2,955 - 6,425 SF Retail

\$17.85 - 19.75 SF/yr



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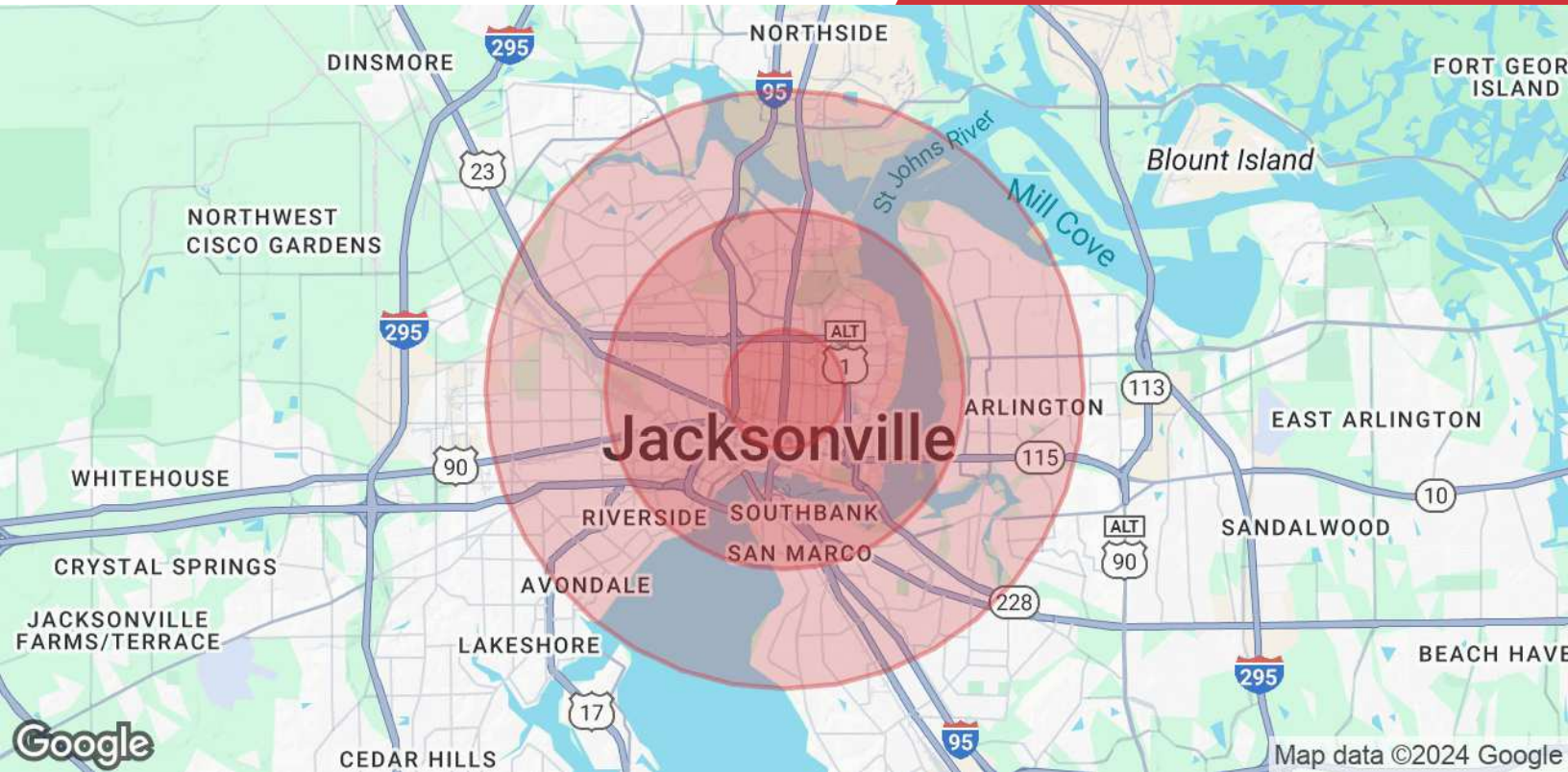
200 Riverside Avenue, Suite 5
Jacksonville, FL 32202
904 363 9002 tel
naihallmark.com





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 Jacksonville, FL 32202
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Population	1 Mile	3 Miles	5 Miles
Total Population	11,823	80,817	214,177
Average Age	40	40	40
Average Age (Male)	39	39	39
Average Age (Female)	41	42	41
Households & Income	1 Mile	3 Miles	5 Miles
Total Households	5,038	34,118	88,885
# of Persons per HH	2.3	2.4	2.4
Average HH Income	\$53,111	\$50,817	\$64,865
Average House Value	\$245,686	\$225,363	\$271,441

Demographics data derived from AlphaMap