

— FOR LEASE —

GATOR GATEWAY TOWN CENTER

INVESTMENTS 5238 NORWOOD AVENUE | JACKSONVILLE, FL 32208



PROPERTY OVERVIEW

- Anchored by Winn Dixie, Family Dollar, Rainbow, Hibbett Sports, Rose's, Burlington, Five Below, Planet Fitness & Dollar Tree
- Pylon/Billboard Signage on I-95
- GLA of +/-308,092 SF

LOCATION OVERVIEW

- Located in the Norwood Area
- Just off I-95 and Golfair Blvd & Norwood Ave Exits
- Located next to Jacksonville Transportation Authority's New Public Transportational Terminal
- Duval County
- Intersection Traffic Count: 13,000 AADT

www.GatorInvestments.com

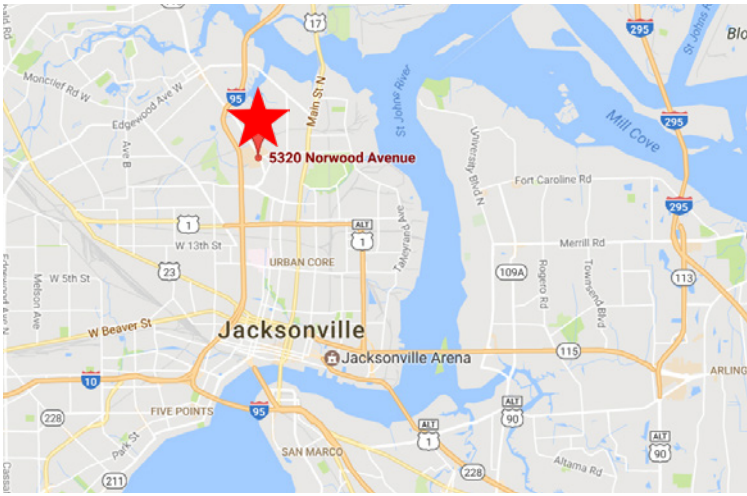
7850 NW 146th Street, 4th Floor | Miami Lakes | FL 33016

James A. Goldsmith, Lic. Real Estate Broker

LEASING INFO: 877.459.9605

Leasing@GatorInvestments.com

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DEMOGRAPHICS

• 2025 Estimates

**5238 NORWOOD AVENUE
JACKSONVILLE, FL 32208**

TRADE AREA	1 MILE	3 MILE	5 MILE
POPULATION	11,974	81,610	192,936
AVG. HH INCOME	\$47,377	\$54,556	\$70,699
AVG. AGE	35	36	36

SPACE AVAILABLE



Owned and Operated By A
GATOR
Affiliated Company

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