

WELL- MAINTAINED JAX PROFESSIONAL OFFICES COMPLEX  
12276 SAN JOSE Boulevard #603 Jacksonville, FL 32223 | \$336,000



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## PROPERTY OVERVIEW

12276 SAN JOSE Boulevard #603 Jacksonville, FL 32223

- Exterior access
- AADT 45,000
- 5 offices, reception area, 2 bathrooms & a kitchen
- PUD Zoning
- 1,200 sq ft office/retail/medical condo



Spacious ground-level office/retail suite available in the well-maintained Jax Professional Offices complex, located in the heart of Mandarin. This versatile space features a private entrance, five fully built-out offices, a welcoming reception area, a kitchen, and two restrooms, making it ideal for a variety of uses including professional, medical, or retail operations.

The property offers excellent visibility and convenience, with easy access to I-295, San Jose Blvd, and Racetrack Rd, providing strong connectivity for clients and employees alike.

# PROPERTY PHOTOS

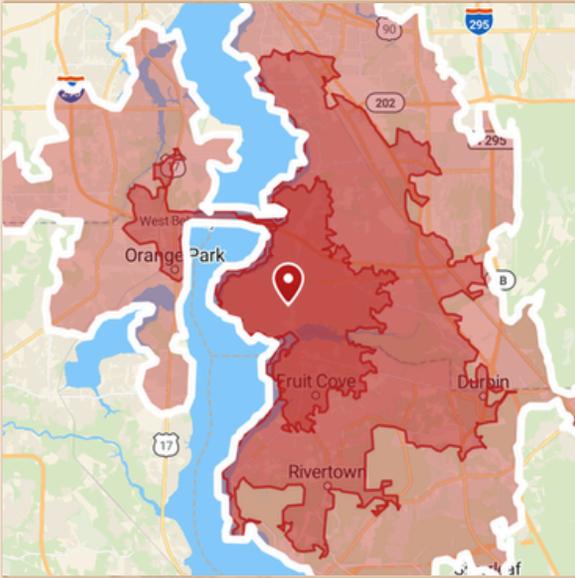
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# BENCHMARK DEMOGRAPHICS

12276 San Jose Blvd, Suite 603, Jacksonville, Florida, 32223

Drive time of 5 mins, 10 mins, & 15 mins



Based on ideas by Gary M. Ralston, CCIM, SIOR, CPM, CRE, CLS, CDP, CRX, FRICS

Source: This infographic contains data provided by Esri (2025, 2030), Esri-Data Axle (2025)

THE CCIM INSTITUTE



	DRIVE TIME			GEOGRAPHY			
	5 mins	10 mins	15 mins	Counties Duval County	CBSAs Jacksonville, FL Metropolitan Statistical Area	States Florida	USA
<b>AGE SEGMENTS</b>							
0 - 4	3.83%	4.17%	4.76%	5.69%	5.44%	4.69%	5.39%
5 - 9	4.59%	4.84%	5.38%	5.93%	5.86%	5.03%	5.75%
10 - 14	4.94%	5.31%	6.09%	5.73%	6.04%	5.34%	5.98%
15 - 19	4.31%	5.53%	6.20%	6.05%	6.22%	5.84%	6.47%
20 - 34	14.16%	15.49%	16.98%	21.29%	19.22%	18.43%	20.33%
35 - 54	23.40%	24.40%	26.14%	25.70%	25.63%	24.41%	25.20%
55 - 74	30.31%	27.99%	24.98%	22.41%	23.50%	25.55%	22.82%
75+	14.47%	12.22%	9.50%	7.24%	8.09%	10.74%	8.05%
<b>HOUSEHOLD INCOME</b>							
<\$15,000	3.7%	3.9%	5.1%	9.8%	8.1%	8.0%	8.3%
\$15,000-\$24,999	2.1%	2.9%	3.2%	5.5%	5.0%	5.8%	5.9%
\$25,000-\$34,999	3.0%	5.0%	4.6%	6.4%	5.8%	6.7%	6.3%
\$35,000-\$49,999	7.0%	6.9%	7.6%	11.0%	9.8%	10.5%	9.8%
\$50,000-\$74,999	12.2%	12.6%	14.8%	17.8%	16.5%	16.9%	15.6%
\$75,000-\$99,999	11.8%	12.4%	12.1%	12.8%	12.8%	12.9%	12.5%
\$100,000-\$149,999	20.8%	21.7%	21.3%	18.9%	19.6%	18.4%	17.8%
\$150,000-\$199,999	12.9%	14.5%	12.0%	7.5%	9.3%	8.7%	9.8%
\$200,000+	26.7%	20.0%	19.3%	10.3%	13.0%	12.1%	14.0%
<b>KEY FACTS</b>							
Population	4,594	38,085	110,810	1,054,465	1,764,628	23,027,836	339,887,819
Daytime Population	7,710	37,817	101,766	1,140,746	1,765,462	22,846,618	338,218,372
Employees	2,255	18,470	55,795	525,747	841,514	10,832,721	167,630,539
Households	1,747	14,885	42,872	431,039	699,626	9,263,074	132,422,916
Average HH Size	2.56	2.51	2.55	2.39	2.47	2.43	2.50
Median Age	50.5	47.1	43.1	38.7	40.4	43.6	39.6
<b>HOUSING FACTS</b>							
Median Home Value	452,735	453,933	436,810	355,630	395,594	416,969	370,578
Owner Occupied %	83.0%	81.0%	74.6%	58.2%	66.7%	67.2%	64.2%
Renter Occupied %	17.0%	19.0%	25.4%	41.8%	33.3%	32.8%	35.8%
Total Housing Units	1,832	15,414	44,640	468,453	767,323	10,635,372	146,800,552
<b>INCOME FACTS</b>							
Median HH Income	\$119,432	\$111,275	\$104,375	\$74,128	\$82,649	\$78,205	\$81,624
Per Capita Income	\$63,826	\$57,350	\$53,466	\$41,767	\$45,252	\$44,891	\$45,360
Median Net Worth	\$791,084	\$581,038	\$446,995	\$153,805	\$249,654	\$253,219	\$228,144

# LOCATION OVERVIEW

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