

10625 PHILIPS HIGHWAY

10625 Philips Highway, Jacksonville, Florida 32256

N NEAL
LEASE • MANAGE • SELL

2,999 SF former bank building offers exceptional potential for a variety of users, featuring a drive-thru option and a strong parking ratio.



For Information Contact: Harrison Stier // Neal Realty & Investments // (786) 390-8358 // Harrison@NealRealty.net

Information contained herein has been obtained from sources deemed reliable. Although we have no reason to doubt its accuracy, we regret we cannot guarantee it. All properties are subject to change or withdrawal without notice.

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Property Highlights

- High Daily Traffic: 35,000+ Vehicles on Philips Highway
- Easy Access to I-295 and I-95
- Close Proximity to The Avenues Mall
- Ample Parking
- 3-Lane Drive-Thru
- Former Bank Branch with Existing Infrastructure

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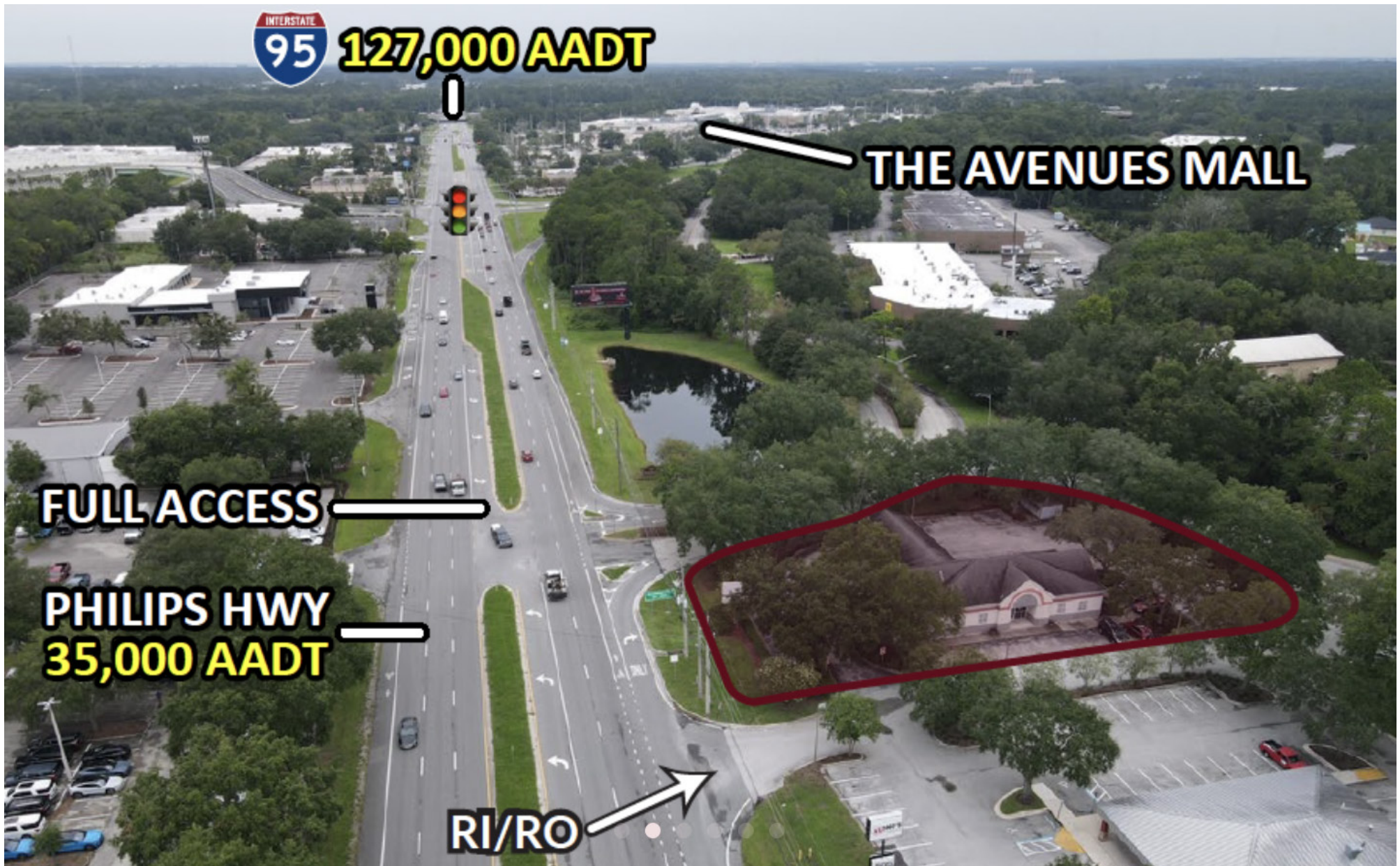
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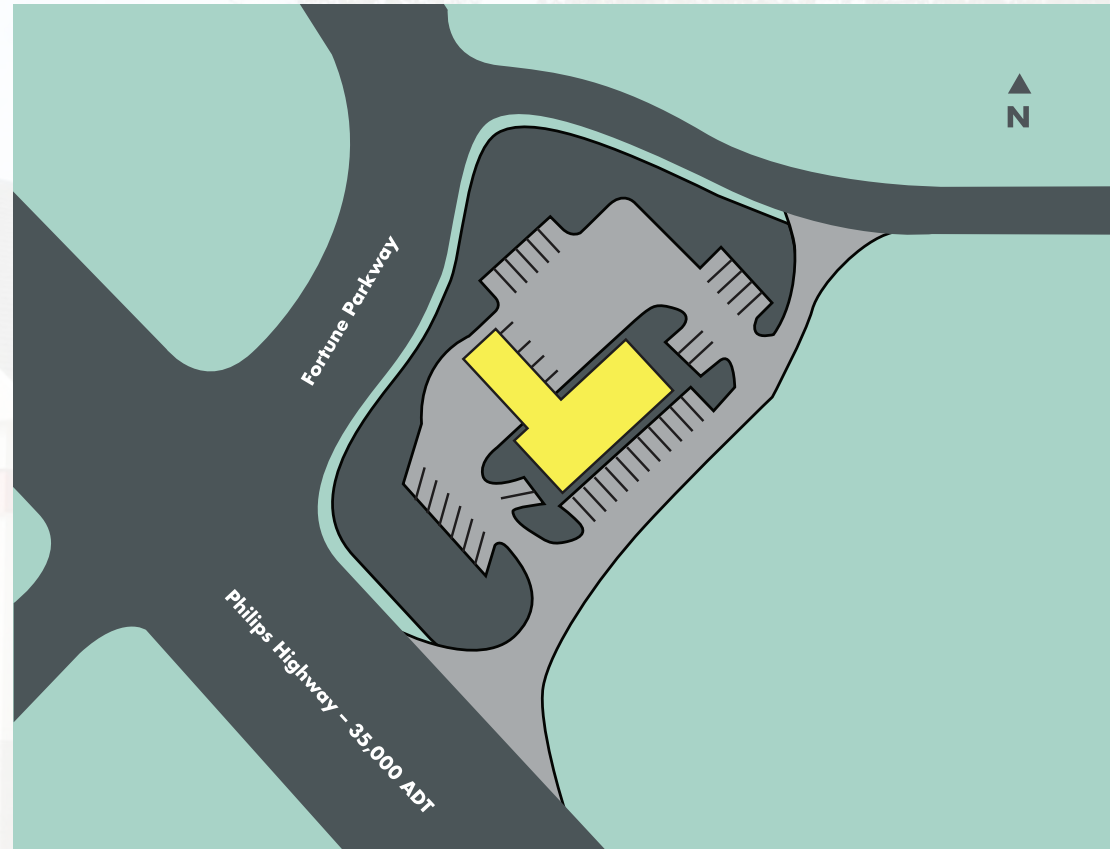
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Available Space

2,999 sf Available



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Demographics

	3 MILE	5 MILE
POPULATION	55,510	204,504
HOUSEHOLDS	25,681	88,171
MEDIAN AGE	34.2 yrs	35.2 yrs
MEDIAN HH INCOME	\$80,557	\$78,317
AVERAGE HH INCOME	\$109,766	\$106,782

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