



SOUTHSIDE OFFICE / WAREHOUSE FOR LEASE

5109-1 STEPP AVENUE, JACKSONVILLE, FL 32216

Property Features

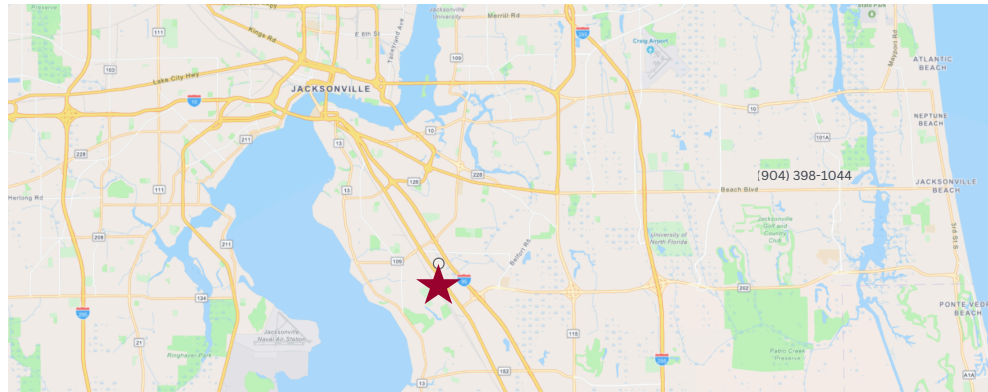
Buildings	2
Combined SF	18,900± SF
Land Size	1.74± Acres
Zoning	Industrial Light (IL)
Utilities	City water & septic

Building 1

Total SF	13,900± SF
Warehouse SF	12,600± SF
Office SF	1,300± SF
Ceiling Height	21'±
Loading	5 Grade-level doors

Building 2

Total SF	5,000± SF
Warehouse SF	5,000± SF
Ceiling Height	16'±
Loading	2 Grade-level doors



Lease Rate: \$19.50 PSF, NNN

For Additional Information Contact:

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(904) 728-1085

Mark@psrps.com

Summer Wainwright

(904) 377-4949

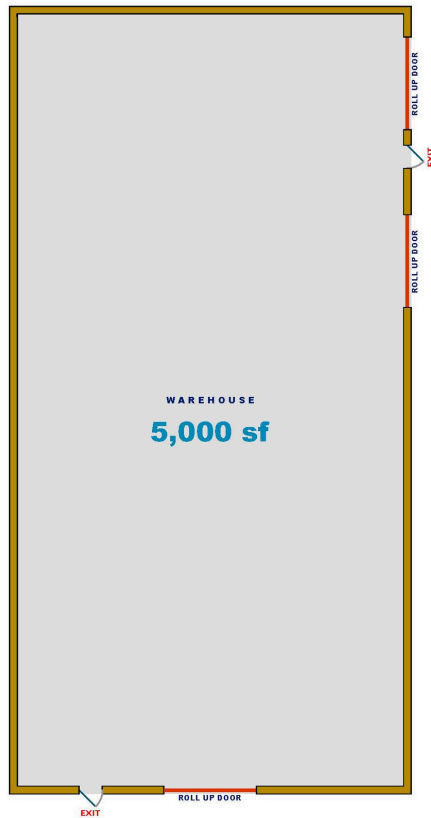
Summer@psrps.com



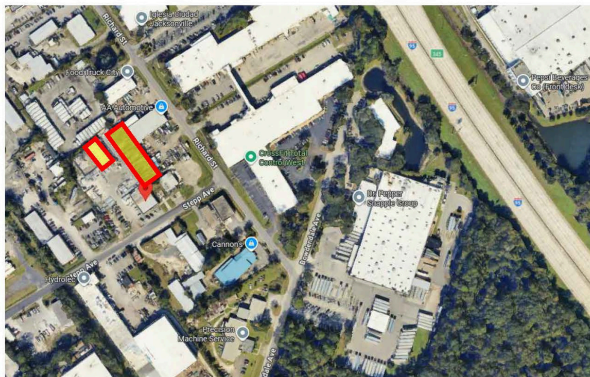
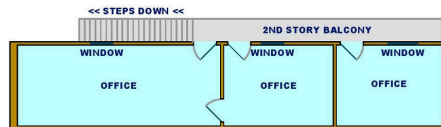
Pine Street / RPS

SOUTHSIDE OFFICE / WAREHOUSE FOR LEASE: 5109-1 STEPP AVENUE, JACKSONVILLE, FL





TRUCK COURT



Building Key



Pine Street / RPS

2650-2 Rosselle Street

Jacksonville, FL 32204

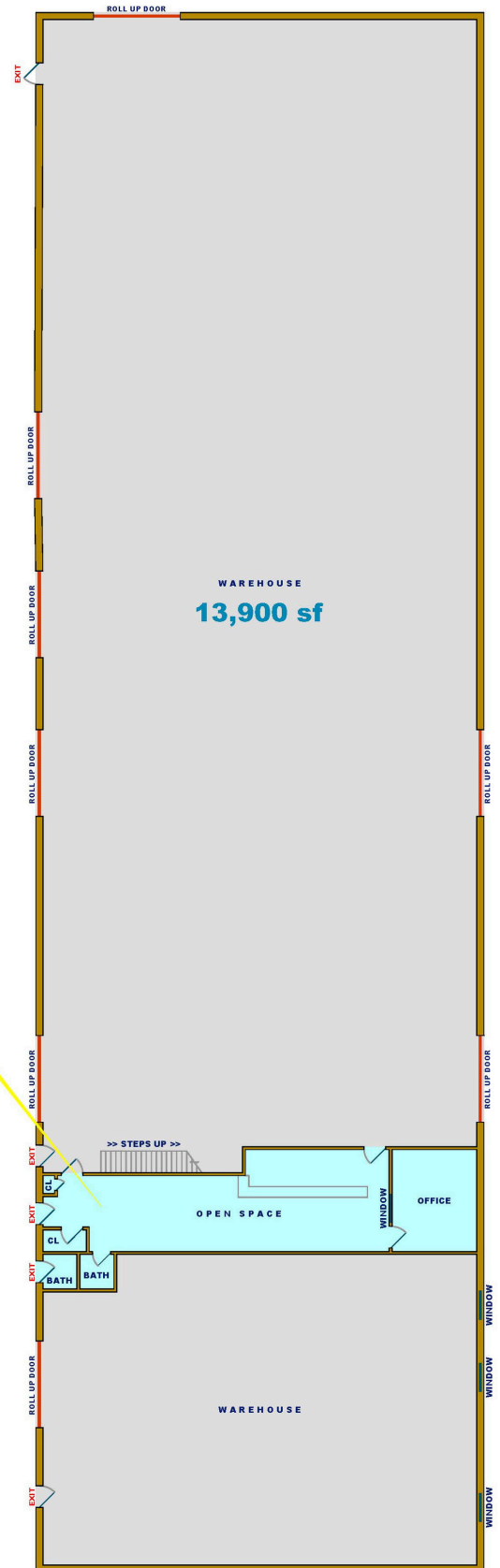
904.398.1044



North



Scale: 1" = 24'



Dimensions shown are to the nearest TENTH of a foot.
Use labeled dimensions, NOT scaled.
Some dimensions will not scale due to undetectable-
UN-SQUARE & VARIED wall thickness.

TLS PLANNING & DESIGN

5109 Stepp Avenue