

# 2.93-Acres of Vacant Commercial Land For Sale

Convenient Access to Major Transportation Routes Including Interstate 95, Interstate 295, US 1 and Interstate 10



2.93-Acres

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**2.93-Acres of Vacant Commercial Land For Sale**  
 7525 Baymeadows Way W, Jacksonville, FL 32256

For Sale



|                        |                             |
|------------------------|-----------------------------|
| <b>Size</b>            | 2.93 acres                  |
| <b>Zoning</b>          | PUD / HDR                   |
| <b>Use Description</b> | RES HD 20-60 UNITS PER ACRE |
| <b>RE #</b>            | 152578-2080                 |

| Name                                            | Type     | Distance   |
|-------------------------------------------------|----------|------------|
| JTA Bus Route 27 Stop                           | Transit  | 0.01 miles |
| JTA Bus Route 27 Stop (2x)                      | Transit  | 0.1 miles  |
| Duval County Charter School (K-12)              | School   | 0.3 miles  |
| River City Science Academy (K-8)                | School   | 0.5 miles  |
| Chappell Schools Deerwood (Pre-School)          | School   | 0.7 miles  |
| Amar European Grocery Store                     | Grocery  | 0.9 miles  |
| BJ Wholesale Club                               | Grocery  | 1.1 miles  |
| Southeastern Pharmacy                           | Pharmacy | 1.2 miles  |
| CVS Pharmacy                                    | Pharmacy | 1.3 miles  |
| JTA Park-n-Ride (BRT Station)                   | Transit  | 1.5 miles  |
| Guidepost Montessori at Baymeadows (Pre-School) | School   | 1.5 miles  |
| Winn-Dixie                                      | Grocery  | 1.7 miles  |
| Winn-Dixie Pharmacy                             | Pharmacy | 1.7 miles  |

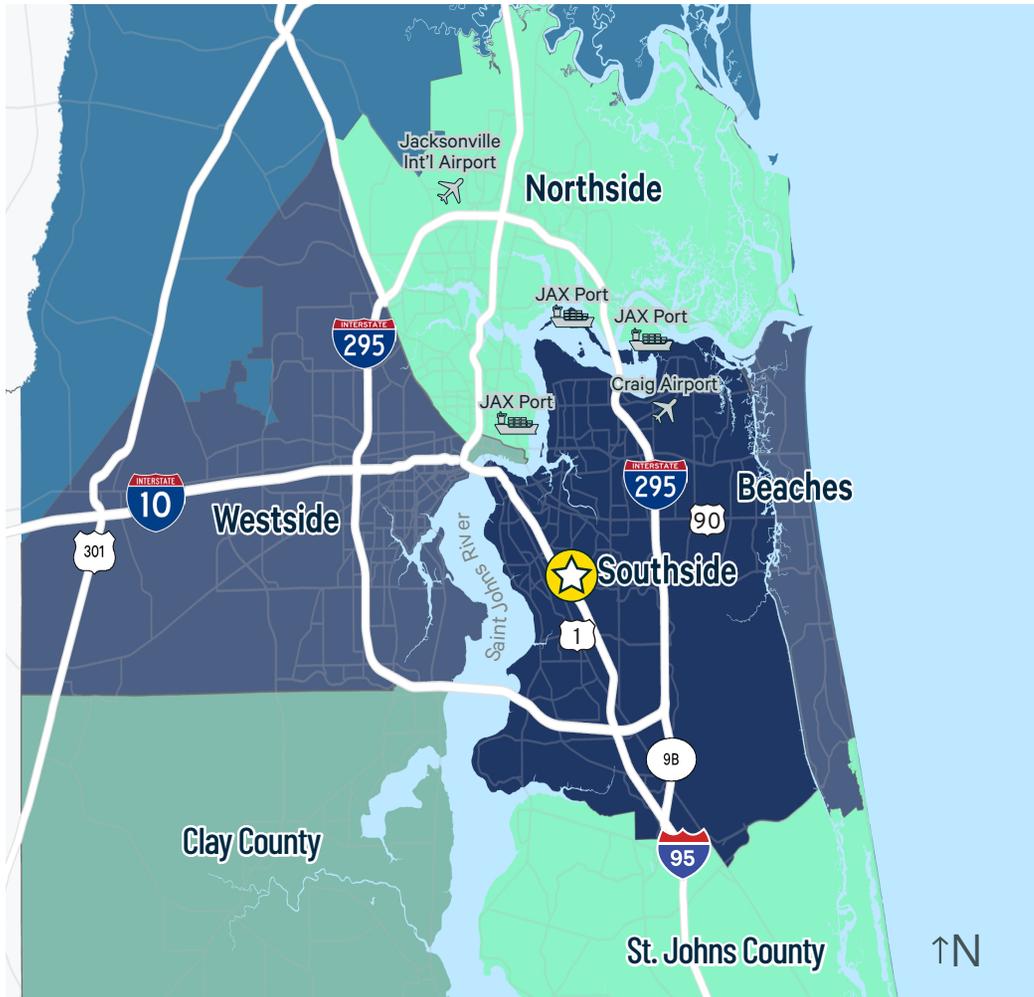
**Summary**

This 2.93 acre industrial site offers open, level land suitable for a wide range of operational and development needs. Its position within the Jacksonville region provides access to major transportation routes including Interstate 95, Interstate 295, US 1 and Interstate 10, which are key corridors serving the broader Jacksonville area.

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| Key Metrics                                                  | 10 mins  | 20 mins   | 30 mins   |
|--------------------------------------------------------------|----------|-----------|-----------|
| Population                                                   | 92,155   | 533,873   | 1,198,983 |
| Daytime Population                                           | 148,017  | 694,752   | 1,278,379 |
| Businesses                                                   | 8,187    | 353,190   | 530,495   |
| Bachelor's Degree or Higher                                  | 28,547   | 155,358   | 330,273   |
| Avg HH Income                                                | \$94,191 | \$104,128 | \$111,239 |
| Labor Force<br>(Transportation, Production, Material Moving) | 6,753    | 36,581    | 78,673    |

| Points of Interest                 |            |
|------------------------------------|------------|
| US-1 (Philips Hwy)                 | 0.5 miles  |
| I-95                               | 2 miles    |
| I-295                              | 2 miles    |
| FEC Intermodal                     | 2.7 miles  |
| I-10                               | 3 miles    |
| Jaxport   Talleyrand               | 12.7 miles |
| Jaxport   Dames Point              | 19.7 miles |
| Jaxport   Blount Island            | 20.5 miles |
| CSX Intermodal                     | 20.5 miles |
| Norfolk Southern Intermodal        | 21 miles   |
| Jacksonville International Airport | 24 miles   |
| Port of Savannah                   | 151 miles  |
| Port of Tampa                      | 216 miles  |
| Port of Charleston                 | 249 miles  |

### For More Information, Please Contact:

#### Kyle Fisher

First Vice President  
+1 864 540 5926  
kyle.fisher@cbre.com

#### Kyle Murphy

Associate  
+1 845 416 3890  
kyle.murphy@cbre.com

#### Alliah Hardee

Associate  
+1 904 814 9961  
alliah.hardee@cbre.com

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