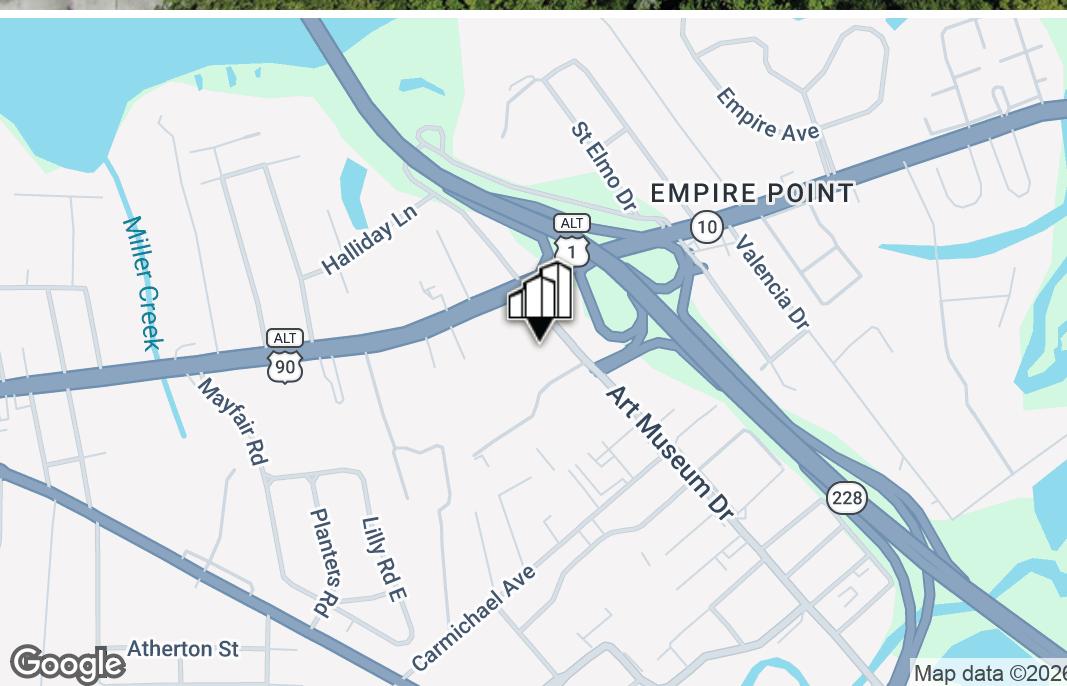
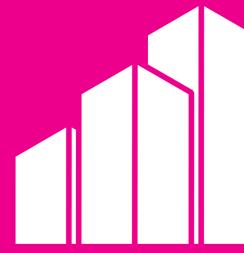


# RETAIL PROPERTY FOR LEASE

## SOLOMON PLAZA

1650 ART MUSEUM DR, JACKSONVILLE, FL 32207



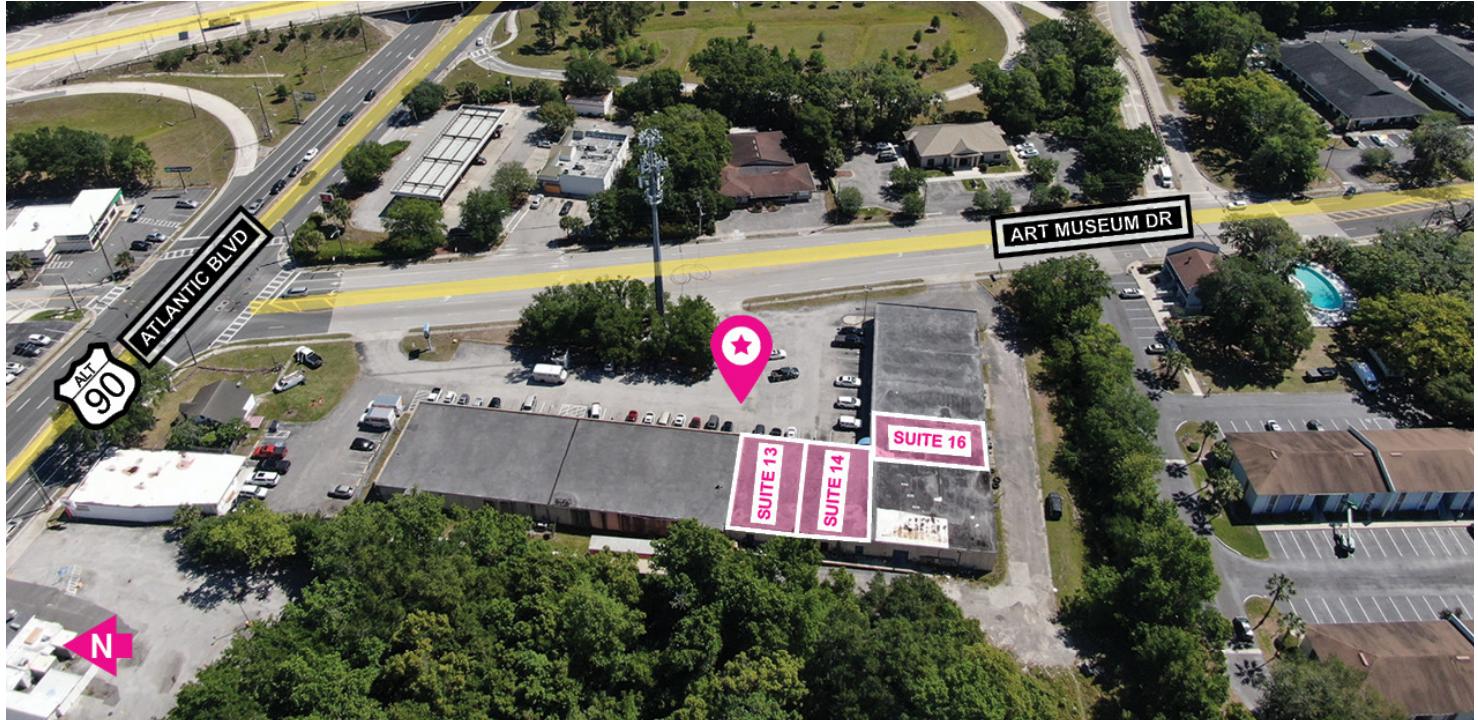
For More Information:

**Kevin Baez**  
Associate Director  
904.467.3993  
kbaez@primerealtyinc.com

# Retail Property For Lease | Solomon Plaza



1650 Art Museum Dr, Jacksonville, FL 32207



Lease Rate	<b>\$11.00 - 1,500.00 PER MONTH</b>
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## OFFERING SUMMARY

Building Size:	28,058 SF
Available SF:	1,200 - 3,800 SF
Lot Size:	2.99 Acres
Year Built:	1982
Zoning:	CCG-1

## PROPERTY OVERVIEW

Prime Realty is delighted to introduce the Solomon Plaza, situated at 1650 Art Museum Drive. This conveniently positioned shopping center is in close proximity to the Commodore Point Expressway and Atlantic Boulevard. The property features 3 Phase Power, abundant parking, and the added convenience of a drive-thru ATM.



**Kevin Baez**

Associate Director

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# Retail Property For Lease | Solomon Plaza



1650 Art Museum Dr, Jacksonville, FL 32207



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4237 Salisbury Road North, Building 2, Suite 212 | Jacksonville, FL 32216 | 904.352.1400

Office | Industrial | Retail | Multi-Family

# Retail Property For Lease | Solomon Plaza



1650 Art Museum Dr, Jacksonville, FL 32207



## LEASE INFORMATION

Lease Type:	Gross	Lease Term:	Negotiable
Total Space:	1,200 - 3,800 SF	Lease Rate:	\$11.00 - \$1,500.00 per month

## AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Suite 19	Available	1,200 SF	Gross	\$1,500 per month	1-3 Year Terms
Suite 15	Available	3,800 SF	Gross	\$11 per month	1-3 Year Terms

**Kevin Baez**

Associate Director

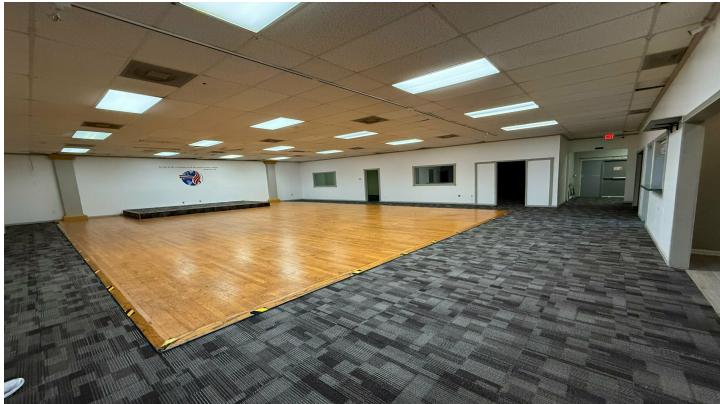
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# Retail Property For Lease | Solomon Plaza



1650 Art Museum Dr, Jacksonville, FL 32207 Suite 15



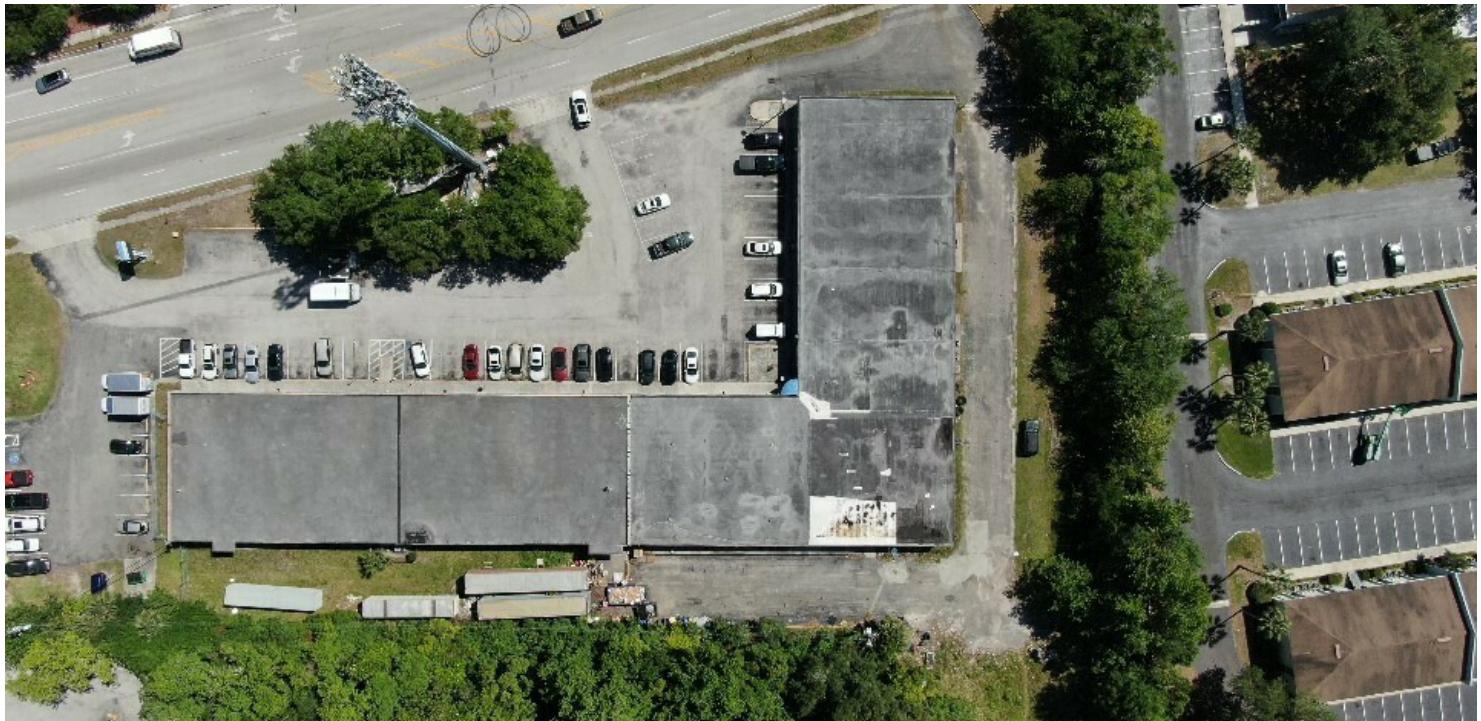
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# Retail Property For Lease | Solomon Plaza



1650 Art Museum Dr, Jacksonville, FL 32207 Suite 19



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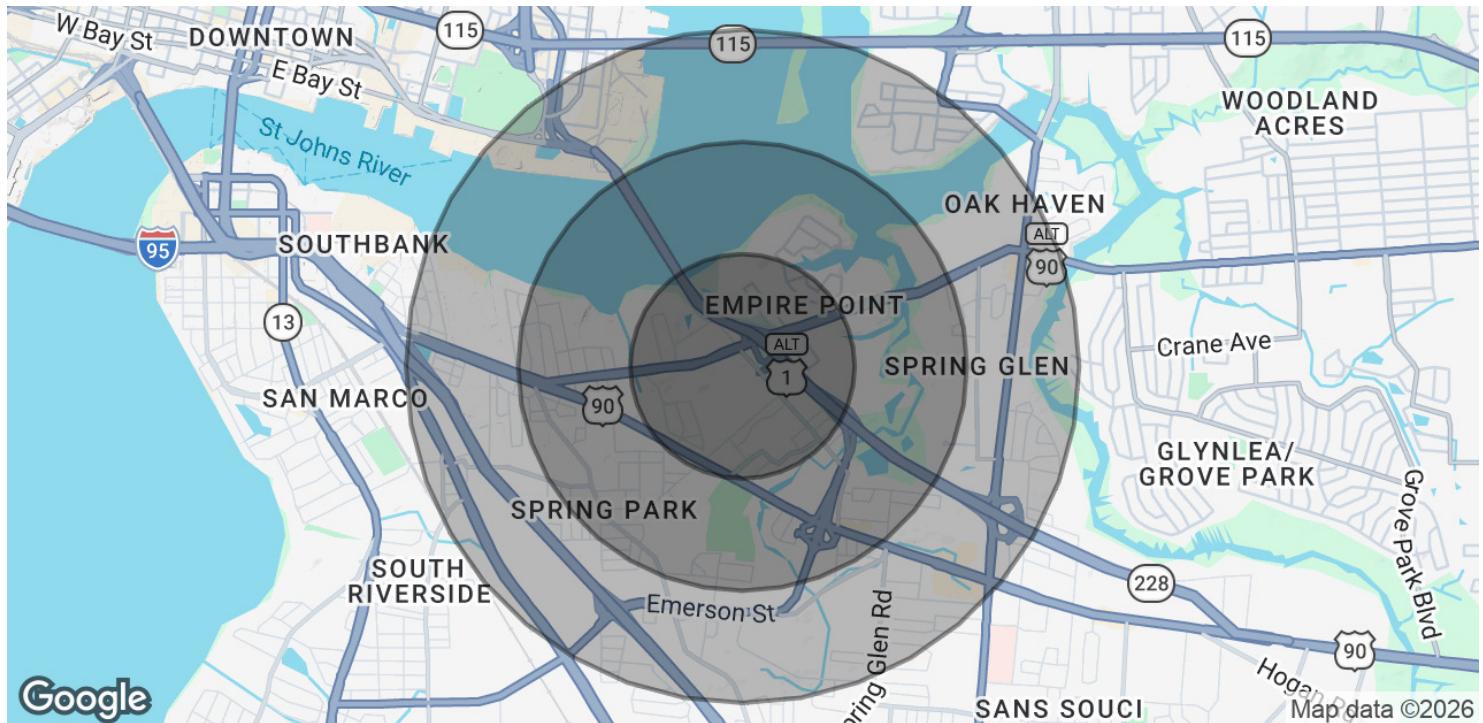
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# Retail Property For Lease | Solomon Plaza



1650 Art Museum Dr, Jacksonville, FL 32207



POPULATION	0.5 MILES	1 MILE	1.5 MILES
Total Population	1,784	7,223	16,591
Average Age	41.8	41.2	39.9
Average Age (Male)	40.3	41.4	40.4
Average Age (Female)	41.6	41.0	39.4

HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	1.5 MILES
Total Households	1,097	3,743	8,275
# of Persons per HH	1.6	1.9	2.0
Average HH Income	\$41,180	\$47,814	\$49,501
Average House Value	\$265,240	\$187,195	\$158,825

2020 American Community Survey (ACS)

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