

FOR LEASE

# JACKSONVILLE REGIONAL SHOPPING CENTER

3000 DUNN AVENUE, JACKSONVILLE, FL 32218



78,823 SF  
AVAILABLE

SITE

BIG BOX AND INLINE SPACE AVAILABLE

EXCLUSIVE RETAIL LEASING

## KATZ & ASSOCIATES

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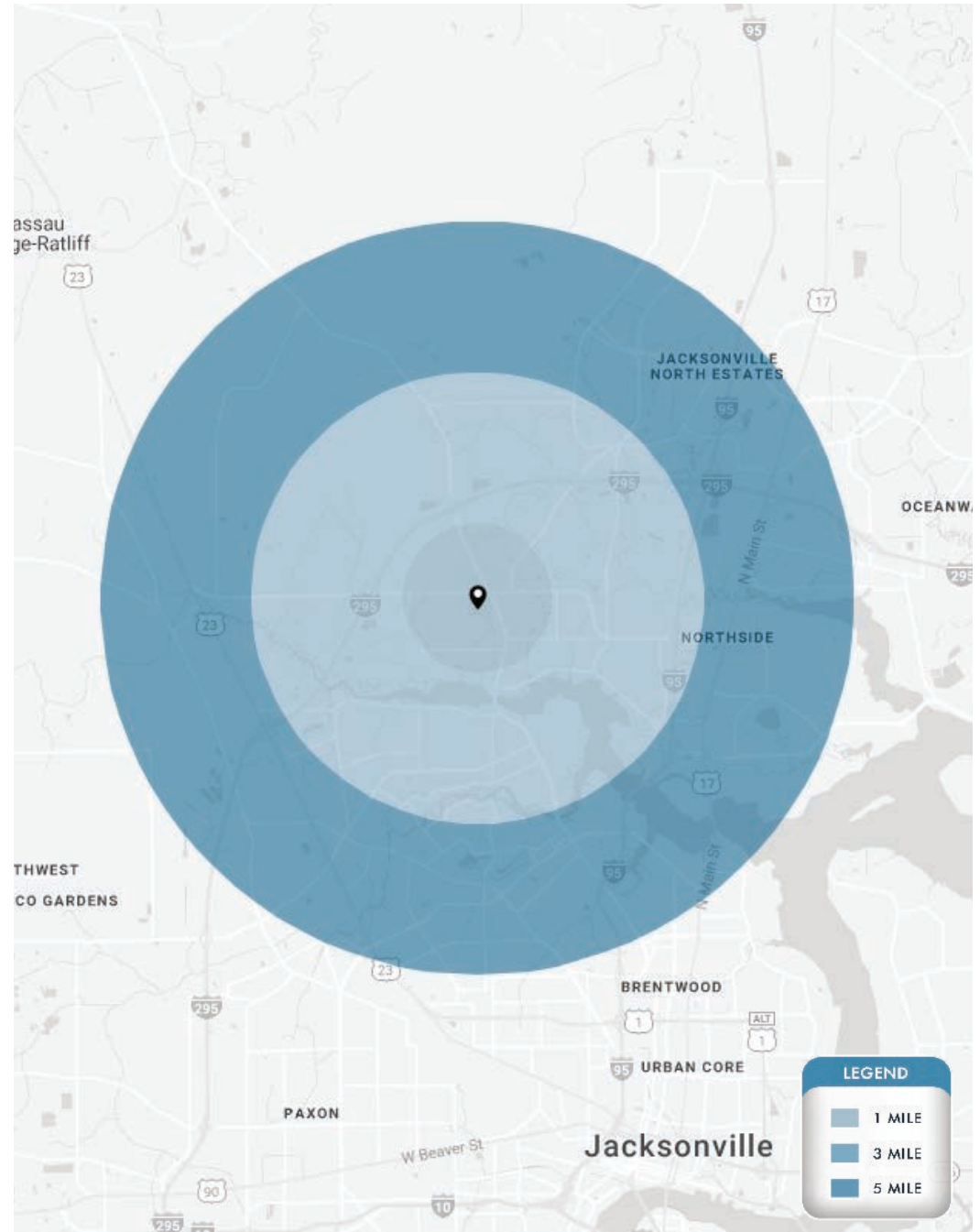
## PROPERTY OVERVIEW

### HIGHLIGHTS

- GLA 219,733 SF
- 78,823 SF big box available for lease (will consider subdividing)
- Seeking retail, medical, fitness, or alternative uses
- Small shop and second gen restaurant spaces available
- Dense demographics with over 103,000 people in 5 miles
- Ample parking
- Pylon signage available for big box users

### DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
POPULATION	9,355	50,303	103,058
HOUSEHOLDS	3,499	19,044	39,668
DAYTIME EMPLOYEES	7,441	40,127	82,113
AVERAGE HH INCOME	\$67,933	\$68,298	\$66,275
	5 Minutes	10 Minutes	15 Minutes
POPULATION	18,518	63,422	131,276
HOUSEHOLDS	6,864	24,125	50,710
DAYTIME EMPLOYEES	14,713	50,652	104,267
AVERAGE HH INCOME	\$67,655	\$69,215	\$65,533



# JACKSONVILLE REGIONAL SHOPPING CENTER | EXECUTIVE SUMMARY



# JACKSONVILLE REGIONAL SHOPPING CENTER | MARKET AERIAL



## TENANT ROSTER

8	Kreative Minds	40	Mattress & Linen Depot*
9	Cato	42	Mikal Jewellery
12	Ebony Fashion	43	H&R Block
13	Amazing Spine Care	44	SaBoRYaH'Z HouZZ
14	3,040 SF Available	46	2,800 SF Available
15	Hibbett Sporting Goods	47-48	Power Up Dragon
20	7,580 SF Available	52	Beauty Depot
24	78,823 SF Available	58	It's Fashion Metro
27	3,950 SF Available	61	Clipper Flippers
29	Lauren'eles Salon and Spa	62	Duval Wings
30	1,500 SF Available	63	Crossroads Church
31	900 SF Available	65	3,150 SF Available
32-33	2,700 SF Available	66	Advance America
37	1,400 SF Available	67	Flower Pot
38	Dr. B.R. Shaw	68A	Acceptable Insurance
39	Natural Environment Aquatix	68	Victoria Food Mart

# JACKSONVILLE REGIONAL SHOPPING CENTER | SITE PLAN



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## KATZ & ASSOCIATES

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[katzretail.com](http://katzretail.com)

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