



Lease space
and network
with other
professionals
in the
Business Park!

FOR LEASE > 12627 SAN JOSE BLVD., SUITE 701, JACKSONVILLE, FL 32223

Julington Creek Business Park

Property Features

- > 1,140± SF office condo in a professional office park off of San Jose Boulevard and Julington Creek Road
- > Corner unit with many windows for natural light
- > Five large offices or four offices with conference room
- > Decorative lobby with tray ceiling and crown molding on windows
- > Pull down storage attic
- > Recently remodeled and is move-in ready
- > Furniture and telephone system available
- > Minutes from Race Track Road and the St. John County submarket
- > **Monthly Rent:** \$1,425 plus electric and janitorial

Monthly Rate:

\$1,425

+ electric & janitorial

FRAN PEPIS

Senior Director

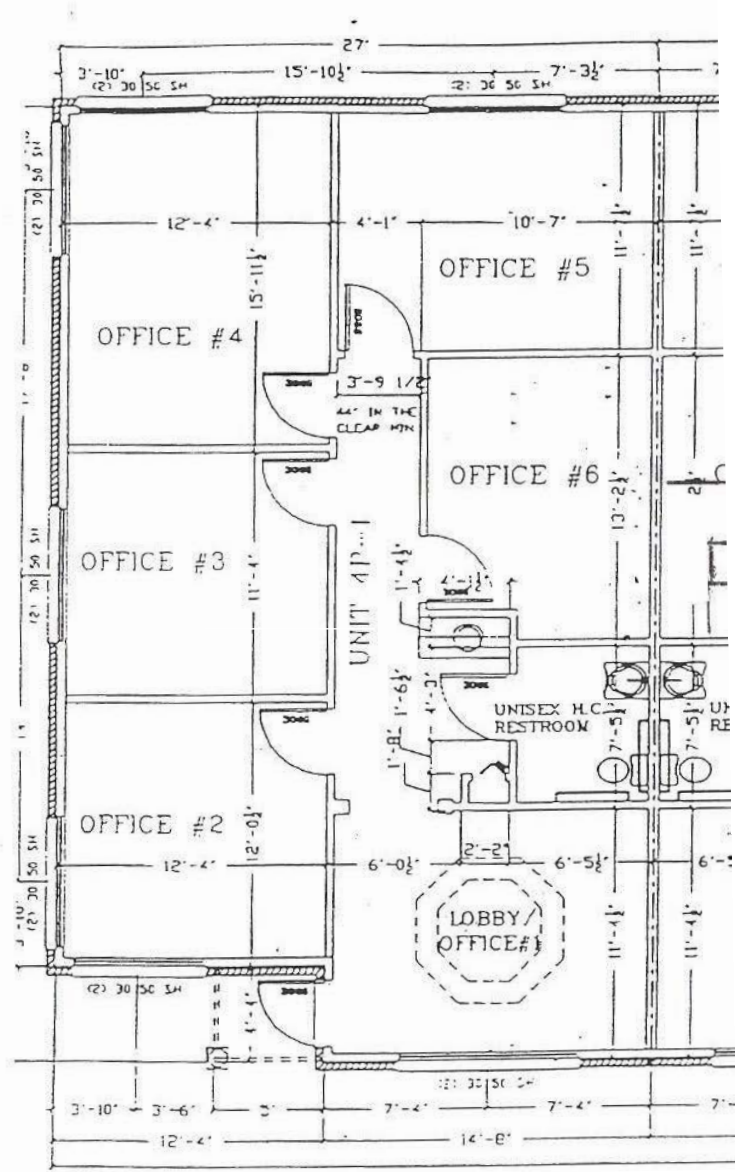
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Floor Plan | 1,140± SF



Demographic Summary

Source: Esri



2018 TOTAL POPULATION

1 Mile: 3,453
3 Mile: 42,402
5 Mile: 116,132



2018 DAYTIME POPULATION

1 Mile: 4,179
3 Mile: 34,363
5 Mile: 89,239



2018 AVERAGE HH INCOME

1 Mile: \$118,030
3 Mile: \$107,005
5 Mile: \$101,475



TRAFFIC COUNT (SOURCE: FDOT)

San Jose Blvd.
49,500± VPD

For Lease > 1,140± SF Office Condo

12627 San Jose Blvd., Suite 701, Jacksonville, FL 32223



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Contact us:

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