

# First Coast Technology Pkwy. (North)



First Coast Technology Pkwy.  
Jacksonville, FL 32224

**W. WADE POWERS**

Senior Associate

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## Property Highlights

- > **Land Area:** 0.93± AC
- > Located in the Southside submarket
- > Adjacent to the University of North Florida
- > Less than 5 miles from St. Johns Town Center
- > **Parcel ID #:** 173970-0335
- > **Zoning:** IBP (Industrial Business Park)
- > **Permitted uses and structures:** medical offices and clinics, hospitals, professional offices, banks, union halls, warehousing, show rooms, laboratories, broadcasting offices and vocational schools

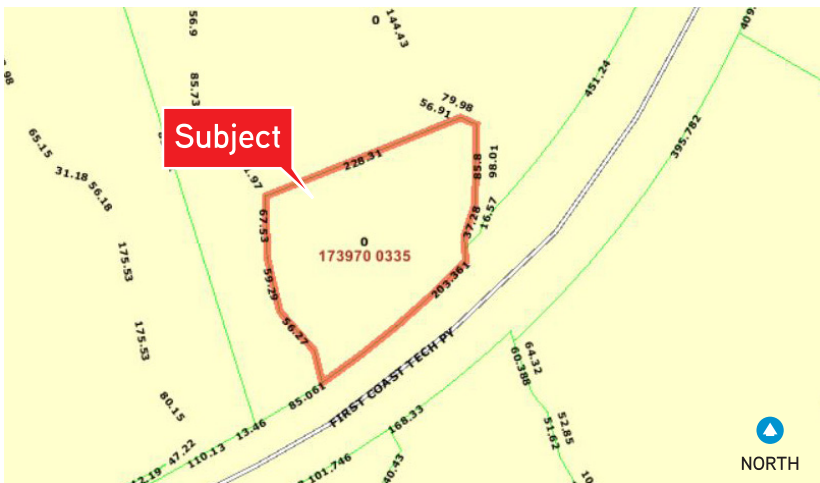
## FOR SALE > LAND

### Demographics Snapshot

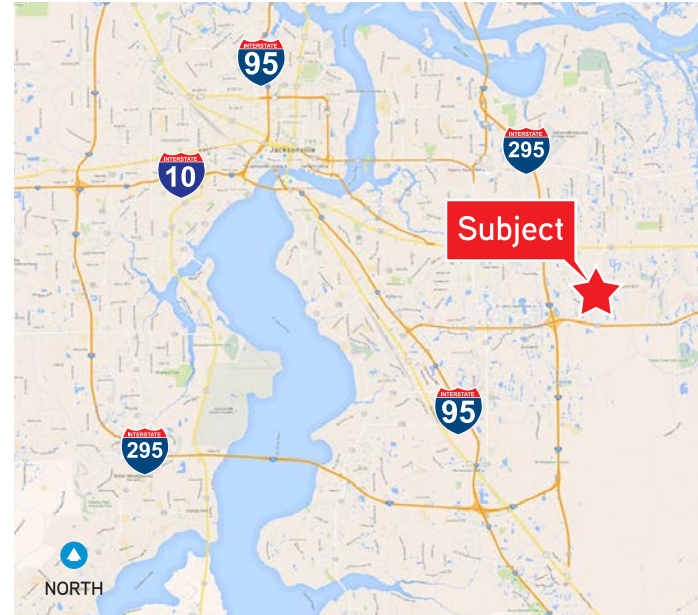
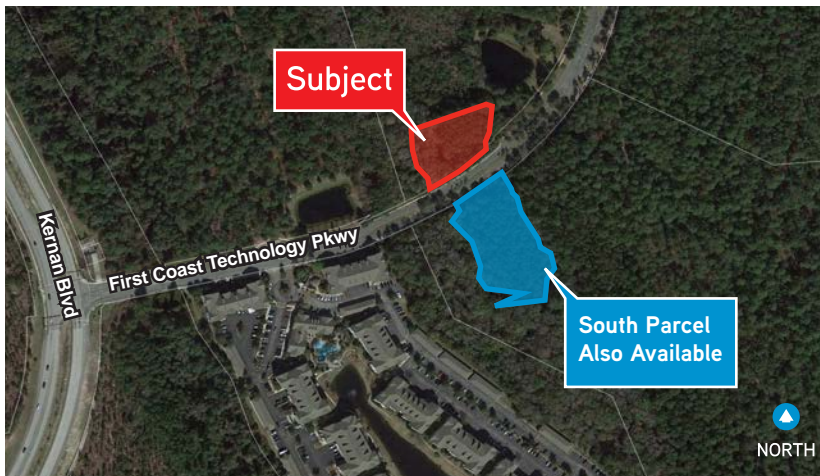
	1-Mile	3-Mile	5-Mile
2017 Population Estimate	3,810	53,079	152,393
2022 Population Estimate	3,972	57,328	163,371
2017 Median Age	27.1	32.7	33.9
2017 Estimated Avg. Household Income	\$81,273	\$90,637	\$80,624

Source: Esri Business Analyst Online

### Plat Map



### Close-Up Aerial



### Contact Us

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