# For Sale > Land First Coast Technology Pkwy. (North)

Northeast Florida

Colliers



### First Coast Technology Pkwy. Jacksonville, FL 32224

#### W. WADE POWERS

Senior Associate +1 904 861 1155 wade.powers@colliers.com

COLLIERS INTERNATIONAL NORTHEAST FLORIDA 50 N. Laura Street, Suite 1725 Jacksonville, FL 32202 www.colliers.com/jacksonville

## 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**

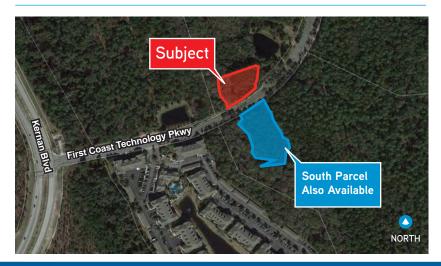
	1-Mile	3-Mile	5-Mile
2017 Population Estimate	3,810	53,079	152,393
2022 Population Estimate	3,972	57,328	163,371
2017 Median Age	27.1	32.7	33.9
2017 Estimated Avg. Household Income	\$81,273	\$90,637	\$80,624

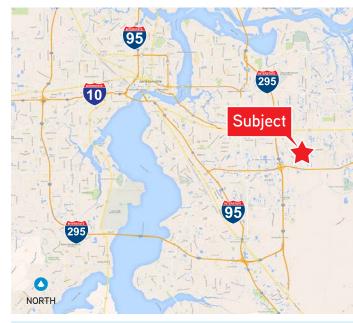
Source: Esri Business Analyst Online

#### Plat Map



### Close-Up Aerial





#### Contact Us

#### W. WADE POWERS

Senior Associate +1 904 861 1155 wade.powers@colliers.com

COLLIERS INTERNATIONAL NORTHEAST FLORIDA 50 N. Laura Street, Suite 1725 Jacksonville, FL 32202 www.colliers.com/jacksonville

This document has been prepared by COLLIERS INTERNATIONAL | Northeast Florida for advertising and general information only. COLLIERS INTERNATIONAL makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. COLLIERS INTERNATIONAL excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. COLLIERS INTERNATIONAL is a worldwide affiliation of independently owned and operated companies. This publication is the copyrighted property of COLLIERS INTERNATIONAL and /or its licensor(s). © 2015-2018. All rights reserved.

