

RETAIL PROPERTY FOR SALE

FREE STANDING BUILDING

9432 SAN JOSE BLVD, JACKSONVILLE, FL 32257



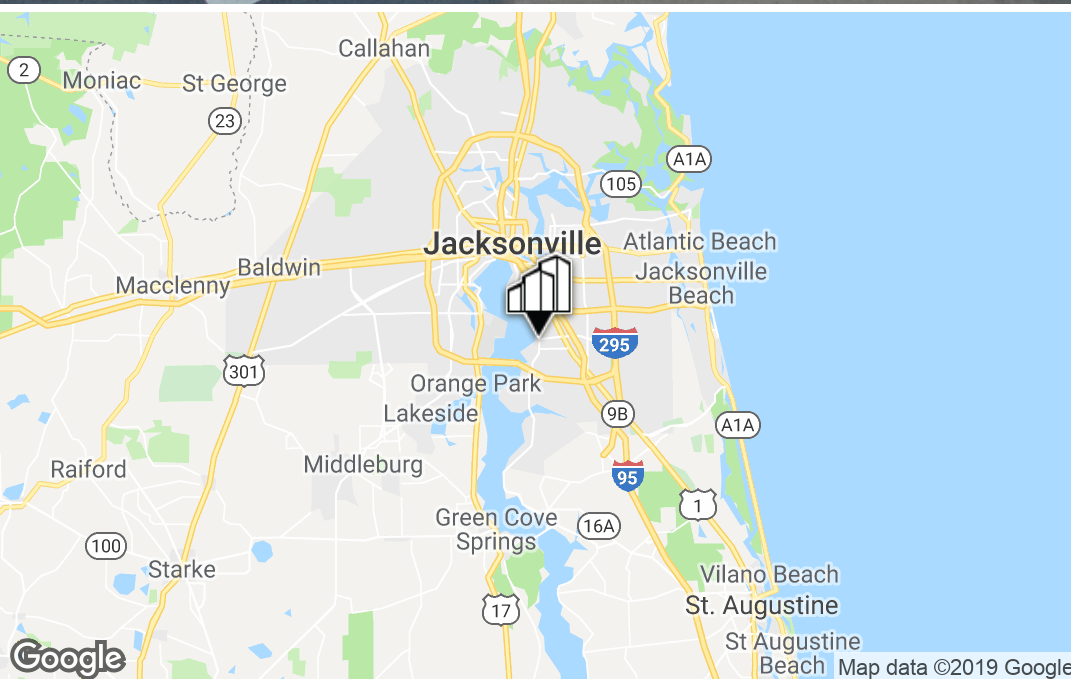
PRIMEREALTY



360'

135' OF FRONTAGE

SAN JOSE BLVD
57,500 VPD



For More Information:

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

Office | Industrial | Retail | Multi-Family | Student Housing | Hotels

Information gathered from sources deemed to be reliable. Buyer shall not rely solely on this information and should check and verify.

9432 San Jose Blvd, Jacksonville, FL 32257



OFFERING SUMMARY

Sale Price:	\$1,500,000
Lot Size:	1.26 Acres
Frontage:	135'
Building Size:	6,932 SF
Zoning	CCG-1
Traffic Count:	57,500 VPD
Price / SF:	\$27.33

PROPERTY OVERVIEW

Prime Realty is pleased to present 9432 San Jose Boulevard for sale. This fantastic free standing building is approximately 6,932 square feet and sits on +/-1.26 acres. The property is currently home to a very successful Japanese restaurant, Sakura! Located in a prime location with frontage on San Jose Boulevard and a high traffic count of 57,500 VPD, this Mandarin property offers a strong retail trade area and a high density of residential homes.

Confidential sale. Please do not disturb the restaurant employees.

PROPERTY HIGHLIGHTS

- Turn Key Operation
- Prime Mandarin Location
- Free Standing Building
- 98 Parking Spaces
- 35 Foot High Pylon Signage
- Great Accessibility
- Adjacent to brand new ABC store

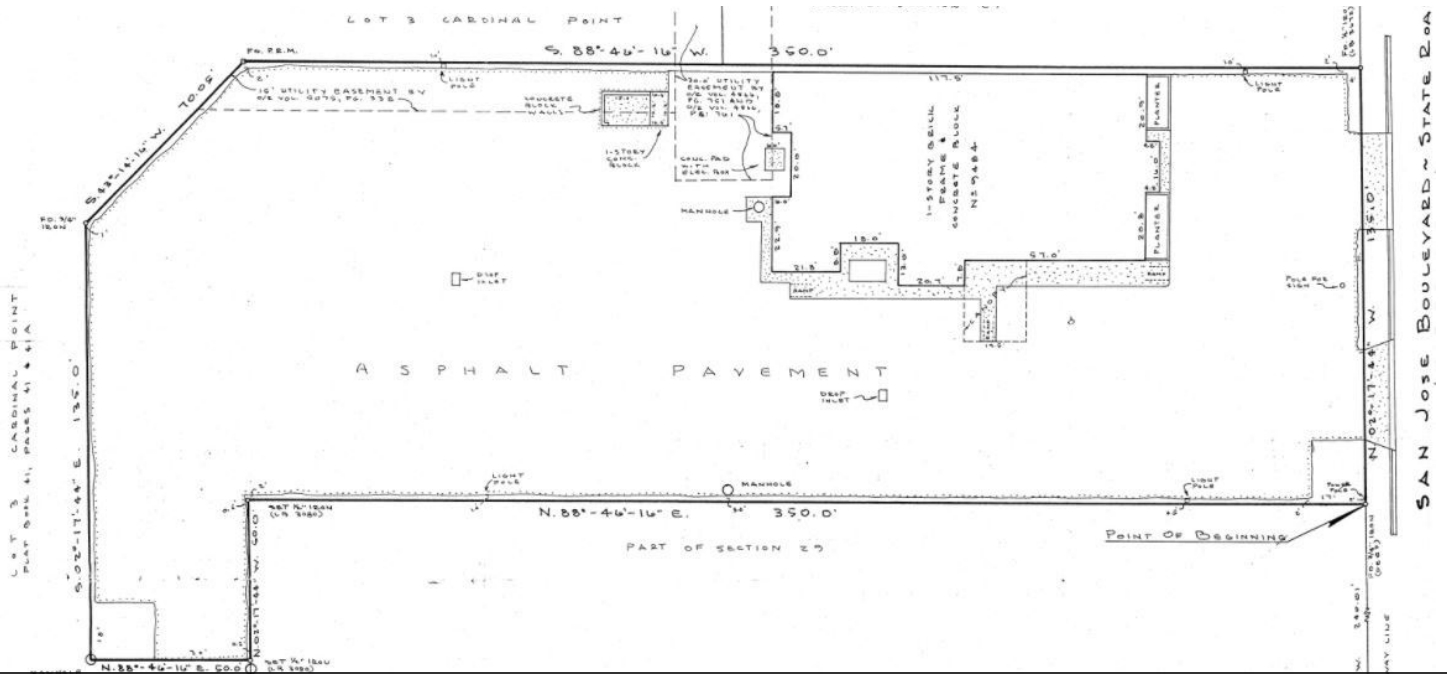
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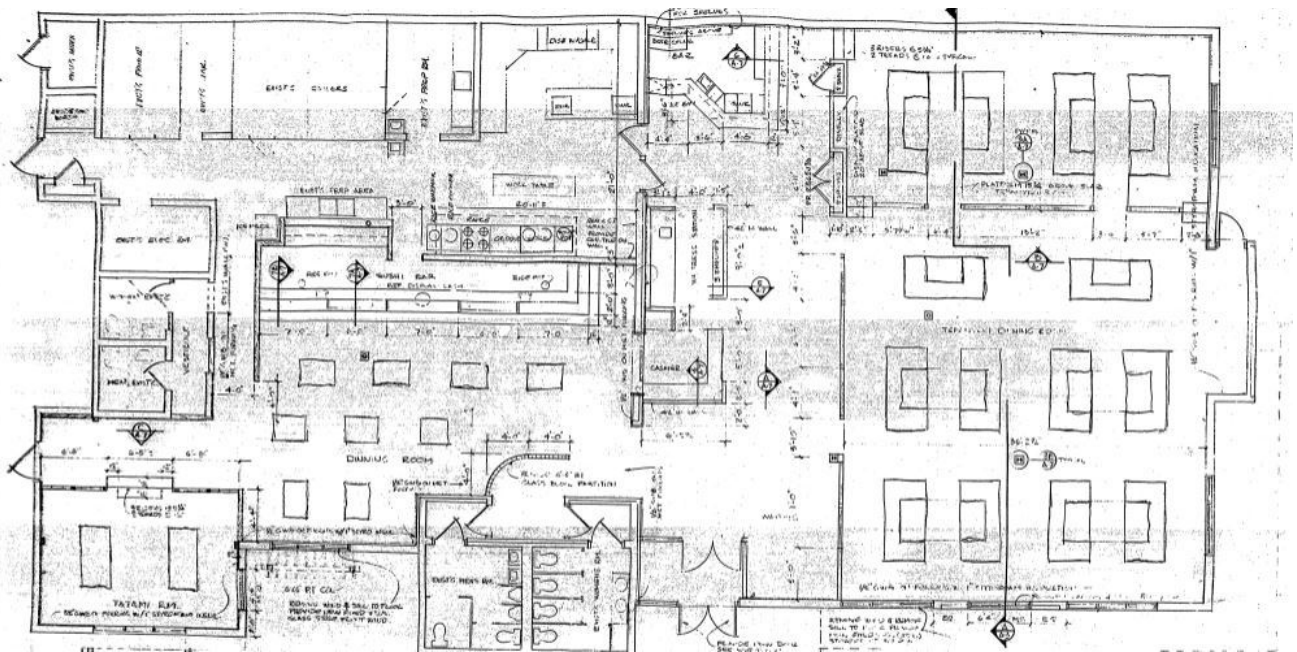
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Survey



Floor Plan

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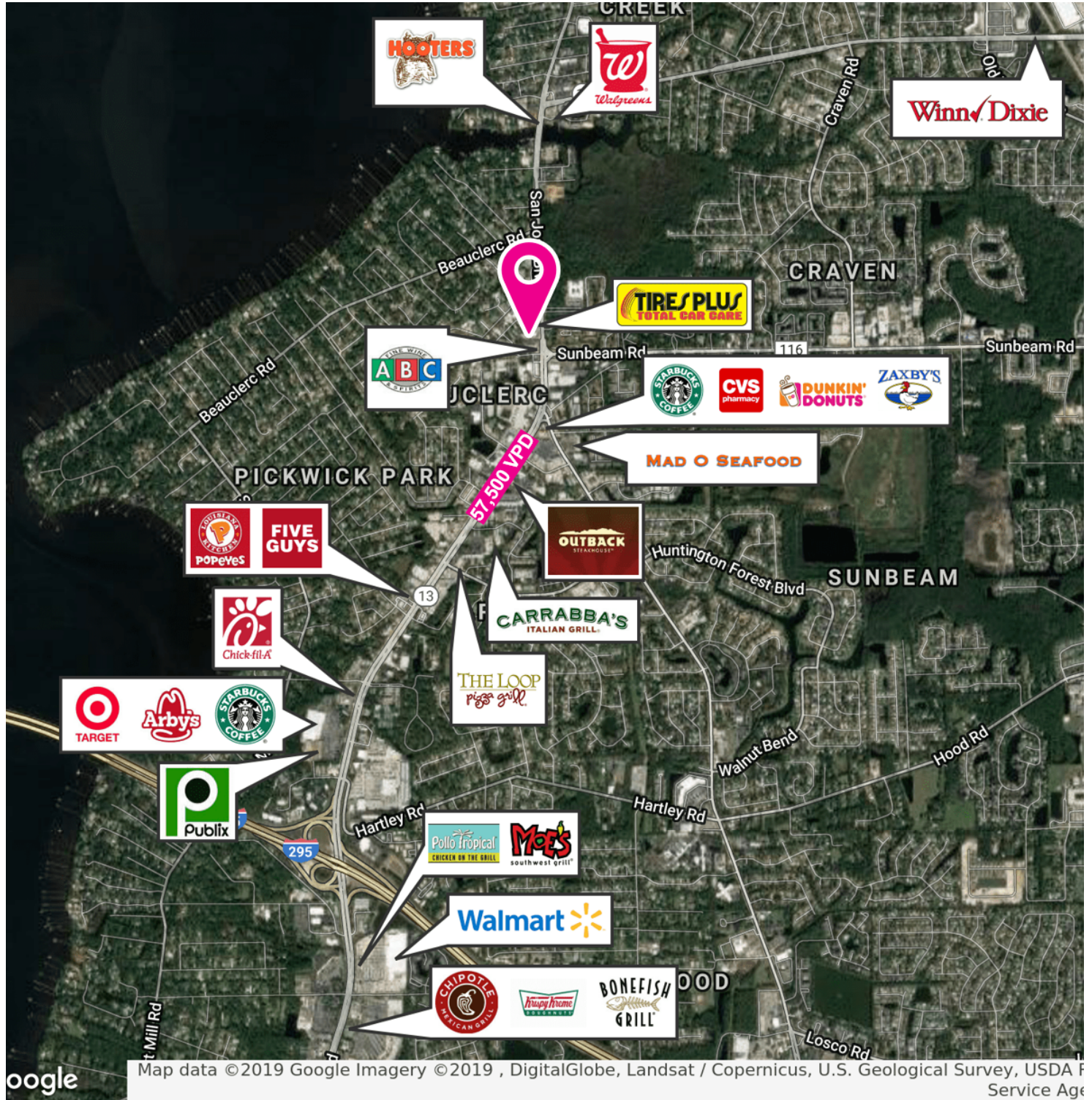
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Retail Map



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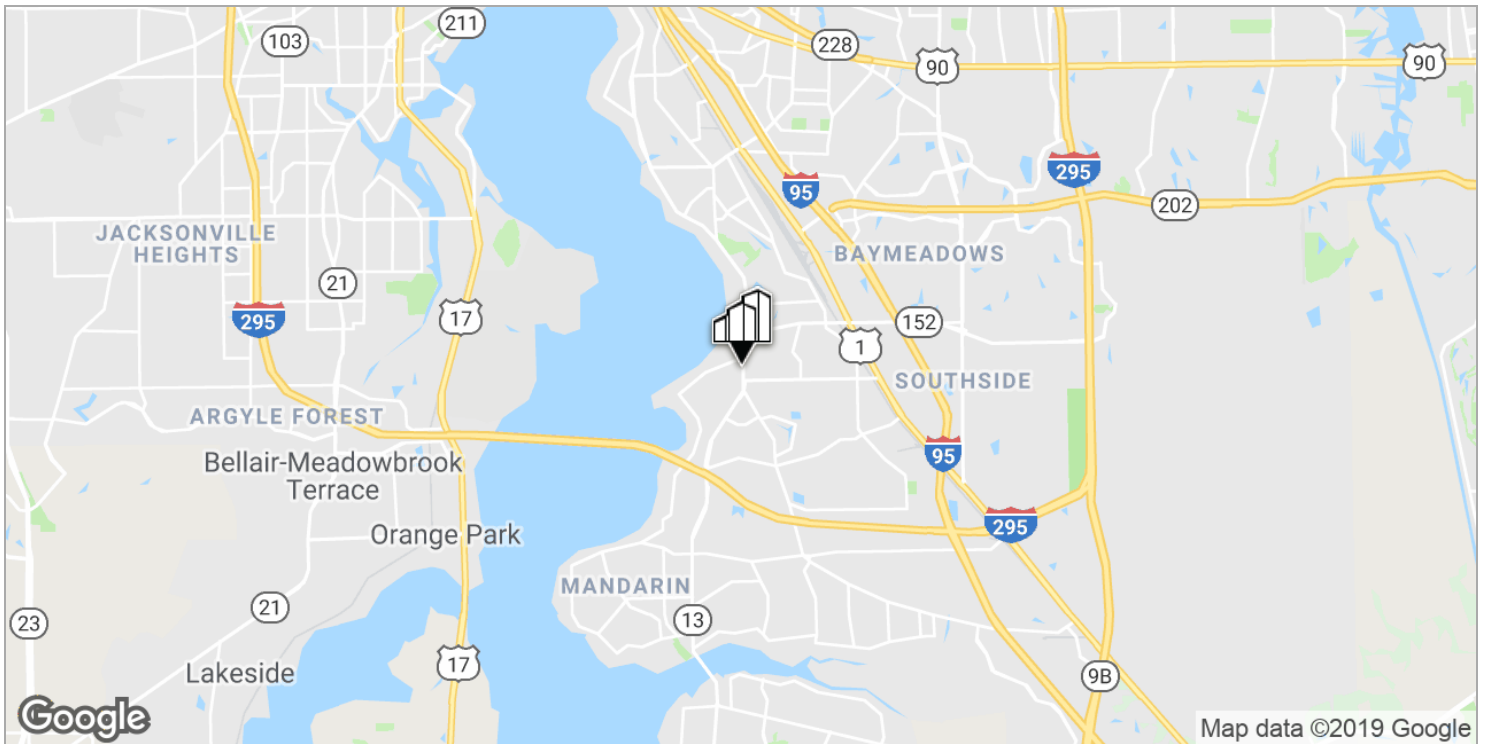
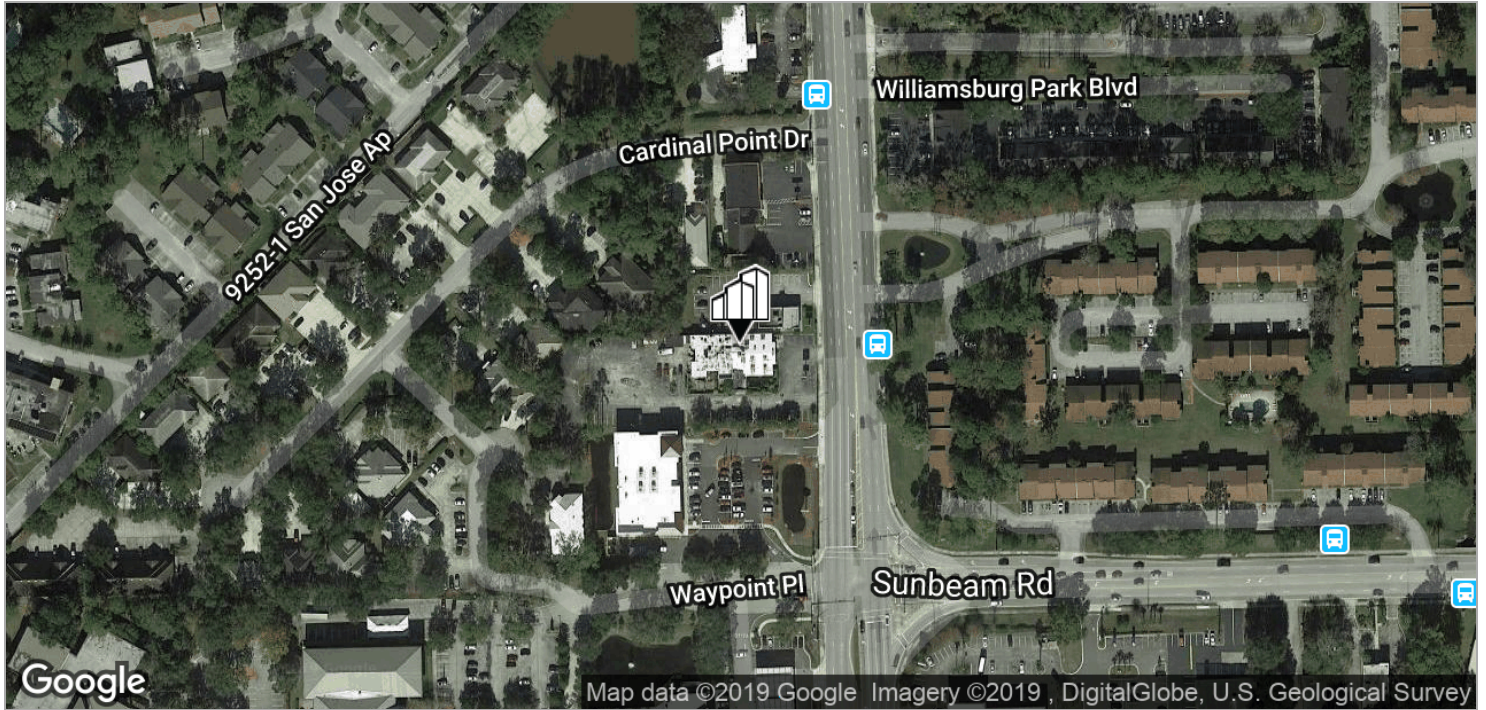
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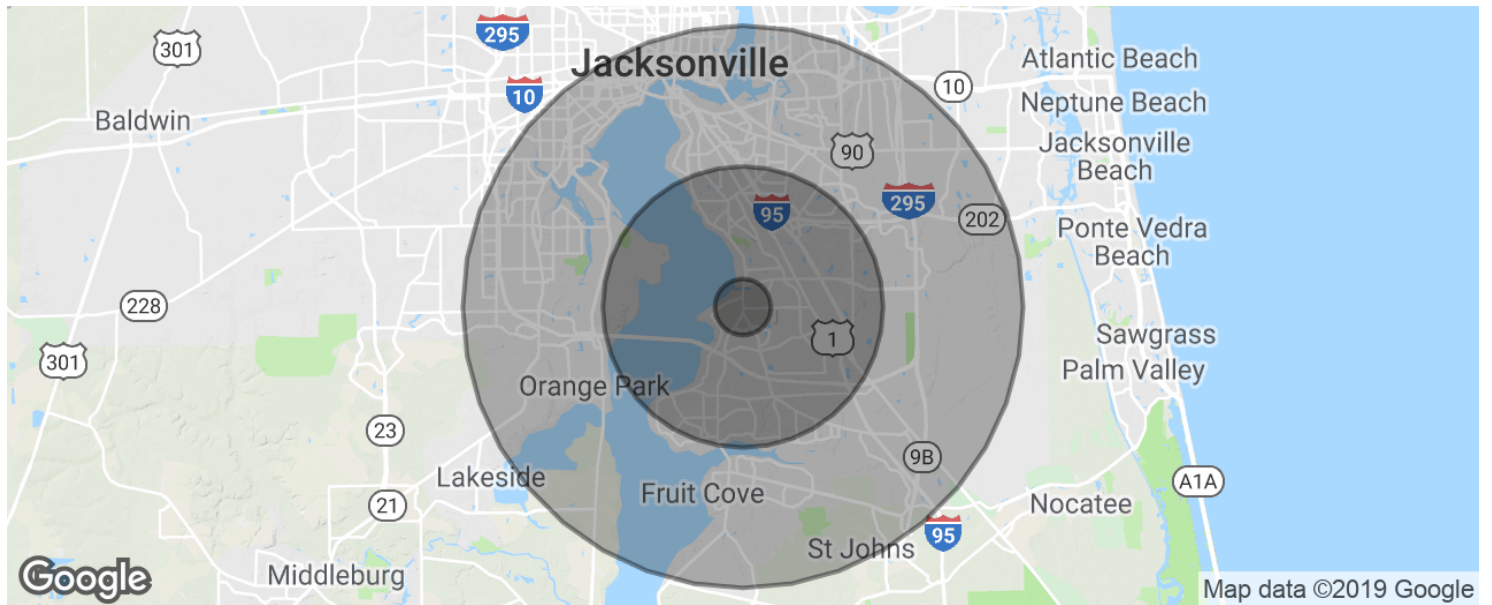


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Demographics



2018 - 2023 DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
2018 Population	10,923	60,699	144,902
Projected 2023 Population	11,283	63,538	153,815
Population Change	0.65%	0.92%	1.20%
Households	4,773	25,721	61,143
Median Age	39.8	40.2	2.32
Median Household Income	\$51,795	\$54,017	\$58,649
Average Household Income	\$76,356	\$76,478	\$82,148
Per Capita Income	\$33,539	\$32,661	\$35,343



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