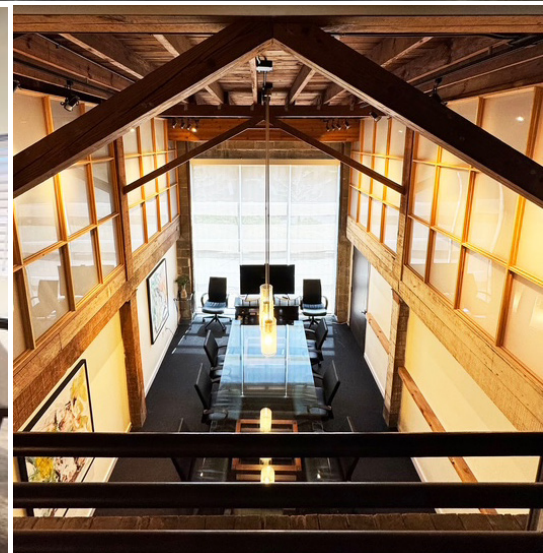


1023 KINGS AVENUE

Southbank/San Marco

\$2,250,000
5,896 SF



7,982 SF
SITE AREA



1924/2015
YEAR BUILT/RENOVATED



CCBD
ZONING



TWO-STORIES
PROPERTY TYPE



080085-0000
PARCEL #



ON-SITE
PARKING



**CUSHMAN &
WAKEFIELD**

PROPERTY OVERVIEW

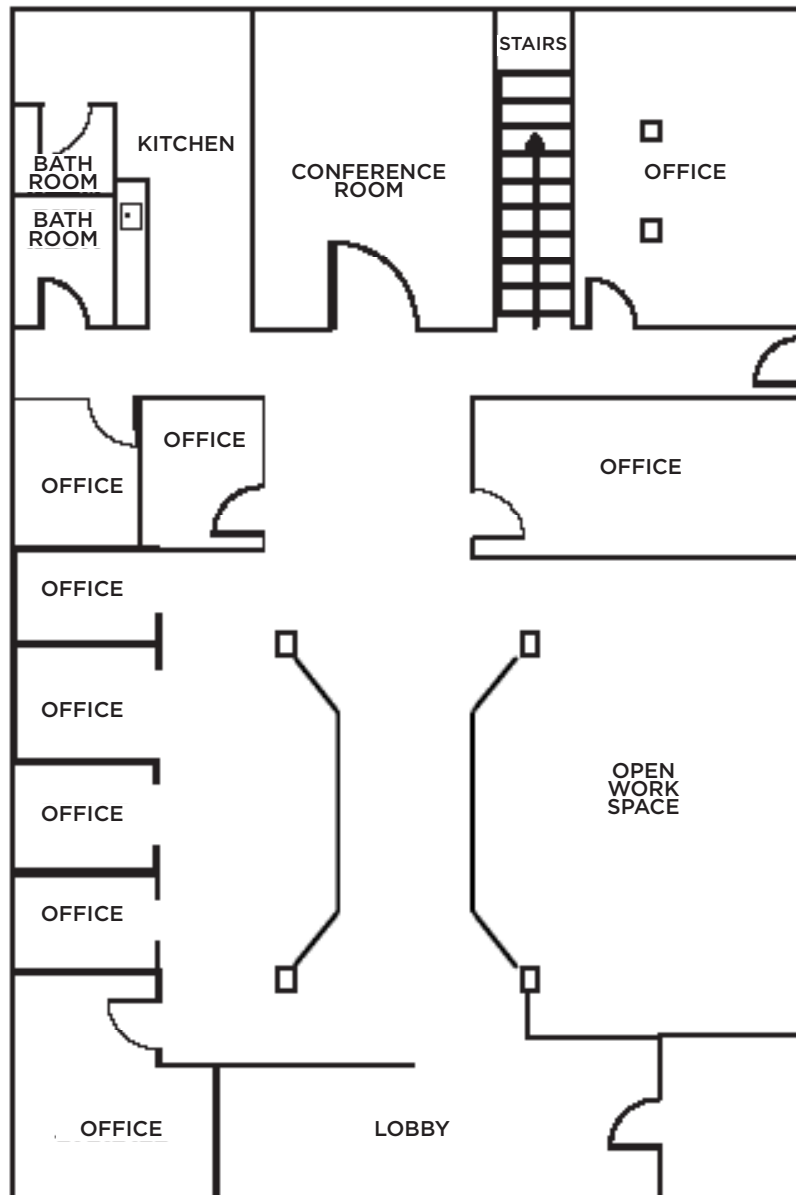
HIGHLIGHTS

- Historic 1924 building fully renovated into high end loft type space
- Ideal for law firms, medical, creative, professional service and more
- Prime location in the heart of San Marco, just minutes from Downtown Jacksonville
- Easy access to I-95, I-10, and major city thoroughfares
- Prominent visibility along Kings Avenue with building signage
- On-street parking, 3 Private on-site parking and 120 covered surface one block away
- Modern interior finishes
- Open layout with multiple private offices and conference areas
- Walkable to restaurants, shops, and the San Marco Square district
- Zoned CCBD allowing for a range of commercial uses
- Strong area demographics and high daytime population

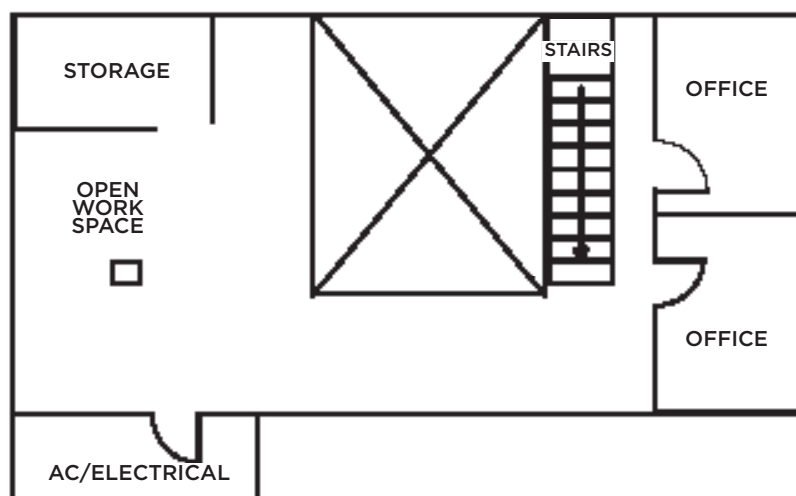


FLOORPLANS

FLOOR 1



FLOOR 2



LOCATION MAP



DEMOGRAPHICS



\$75,881
AVG HH INCOME



8,868
POPULATION



39%
BACHELOR'S DEGREE
OR HIGHER

PARKING INFO



1023 Kings Ave

10 On-Street Spots

3 Dedicated
Parking Spots

Jacksonville
Skyway

120 Covered
Spots Under Fuller
Warren Bridge
(apx. 325 FT / 150
Steps to Building)

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