

Beach Plaza City Center

1200-1368 Beach Blvd.
Jacksonville Beach, FL 32250

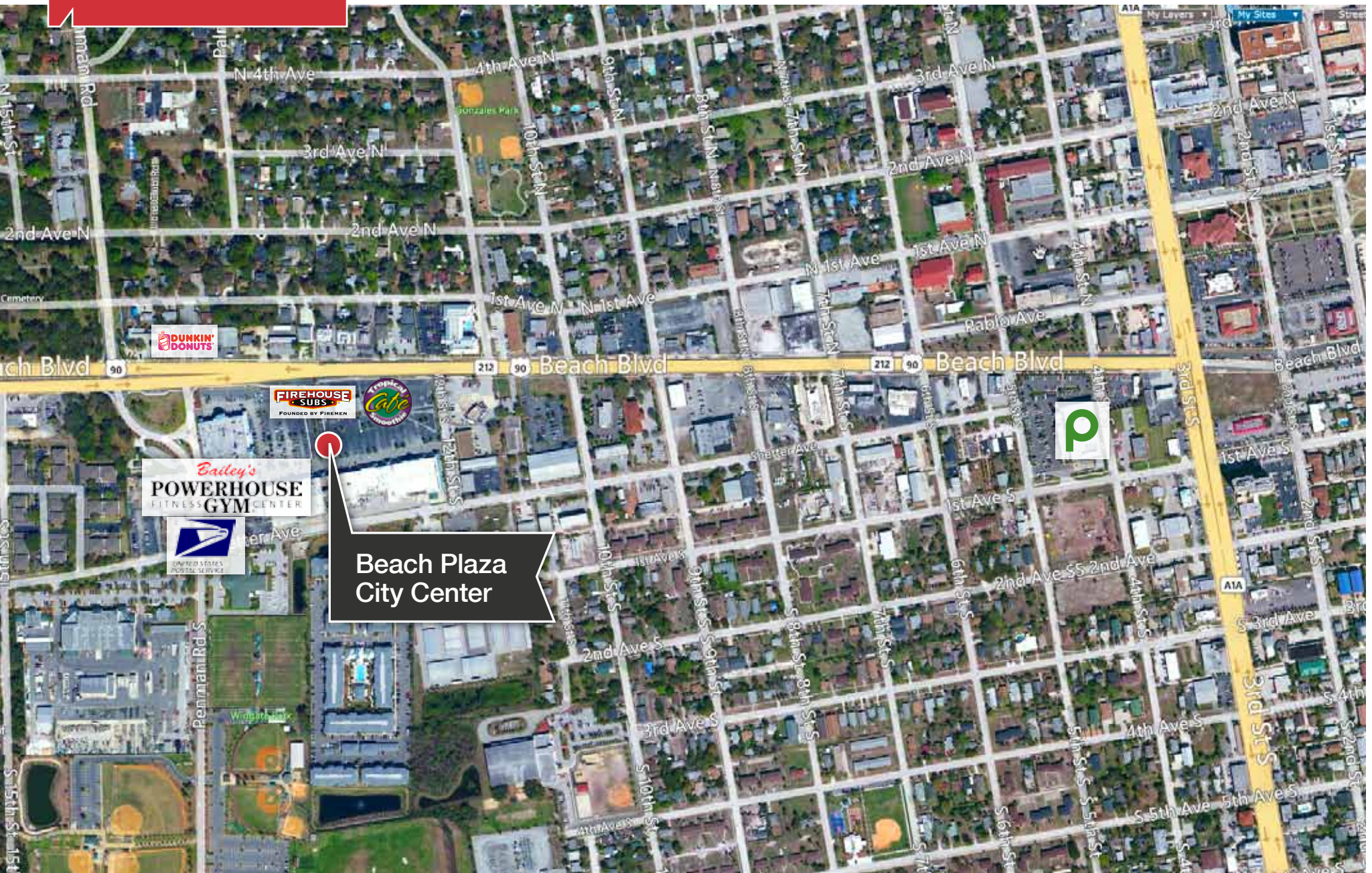
Property Features

- Sits at the intersection of two major arteries, Beach Blvd. and Penman Rd.
- Extensive frontage on Beach Blvd. (30,000 ADT)
- Ample parking spaces
- Adjacent to Jacksonville Beach Golf Course, city ball parks, police department and city offices
- Home to the Jacksonville Beach U.S. Post Office, Bailey's Gym, Mattress One, Firehouse Subs, Dollar Tree Stores Inc. and Tropical Smoothie Cafe
- Major hub of shopping/dining for Jacksonville Beach
- Strong population and household growth



For Lease
2,000-13,000 SF
Retail Space Available

Beach Plaza City Center Aerial Overview



Tenant Roster

SUITE	TENANT	SF
1	1202 Builder's Choice Inc.	3,138
2	1210 Available	10,000
3	1214 Available	14,000
4	1226 Johnson's Entertainment	8,500
5	1238 Available	4,000
6	1242 Paradise Grooming for Men	2,500
7	1244 Shobukan Martial Arts Academy	2,600
8	1246 Amy Nails	1,400
9	1250 Home Video Studio	1,770
10	1254 Weight Watchers	1,600
11	1258 The Salvation Army	1,375
12	1260 Mana Medical Spa	3,000
13	1266 Roma's Italian Restaurant and Pizzeria	4,440
14	1312 Available	2,068
15	1328 Available	6,500
16	1314 Dollar Tree	10,000
17	1318 Available	13,000
18	1320 USPS	5,942
19	1348 USPS	4,000
20	1352 Powerhouse Gym	18,200
21	1360 Powerhouse Gym	3,600
22	1356 Available	2,200
23	1368 Nancy Dance Studio	4,800
24	1358 Florida Flair Gymnastics	5,865
25	1372 Dynamic Energy Health Foods	1,500
26	1376 Mobile Com	1,500
27	1380 Mattress One	3000
28	1384 Ludus Martial Arts LLC	3000



SUITE	TENANT	SF
29	1388 Bikram Yoga Jacksonville	3000
30	1396 Available	6,000
31	1230 Tropical Smoothie Cafe	1,500
32	1232 Boost Mobile/S&S Wireless	1,000
33	1300 Firehouse Subs	1,500



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Demographic Overview



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	1 Mile	3 Mile	5 Mile
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Population

2012 Total Population	9,142	48,153	104,086
Population Growth 2012-2017	4.40%	3.60%	4.00%
Per Capita Income	\$28,546	\$33,775	\$36,290
Average Age	40.10	40.30	39.40

Households

2012 Total Households	4,290	21,714	44,820
Household Growth 2012-2017	5.40%	4.20%	4.50%
Median Household Income	\$45,555	\$56,883	\$62,472
Average Household Size	2.11	2.21	2.30

Housing

Median Home Value	\$164,728	\$192,930	\$192,959
Median Year Built	1975	1981	1988

For more information:

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