



16,500± SF Showcase Plaza Strip Center

Showcase Plaza is comprised of three fully-leased strip centers and benefits from approximately 14,000 vehicles per day on Lane Avenue. This strip center is surrounded by a dense residential population, including schools and churches.

\$1,690,000
SALE PRICE

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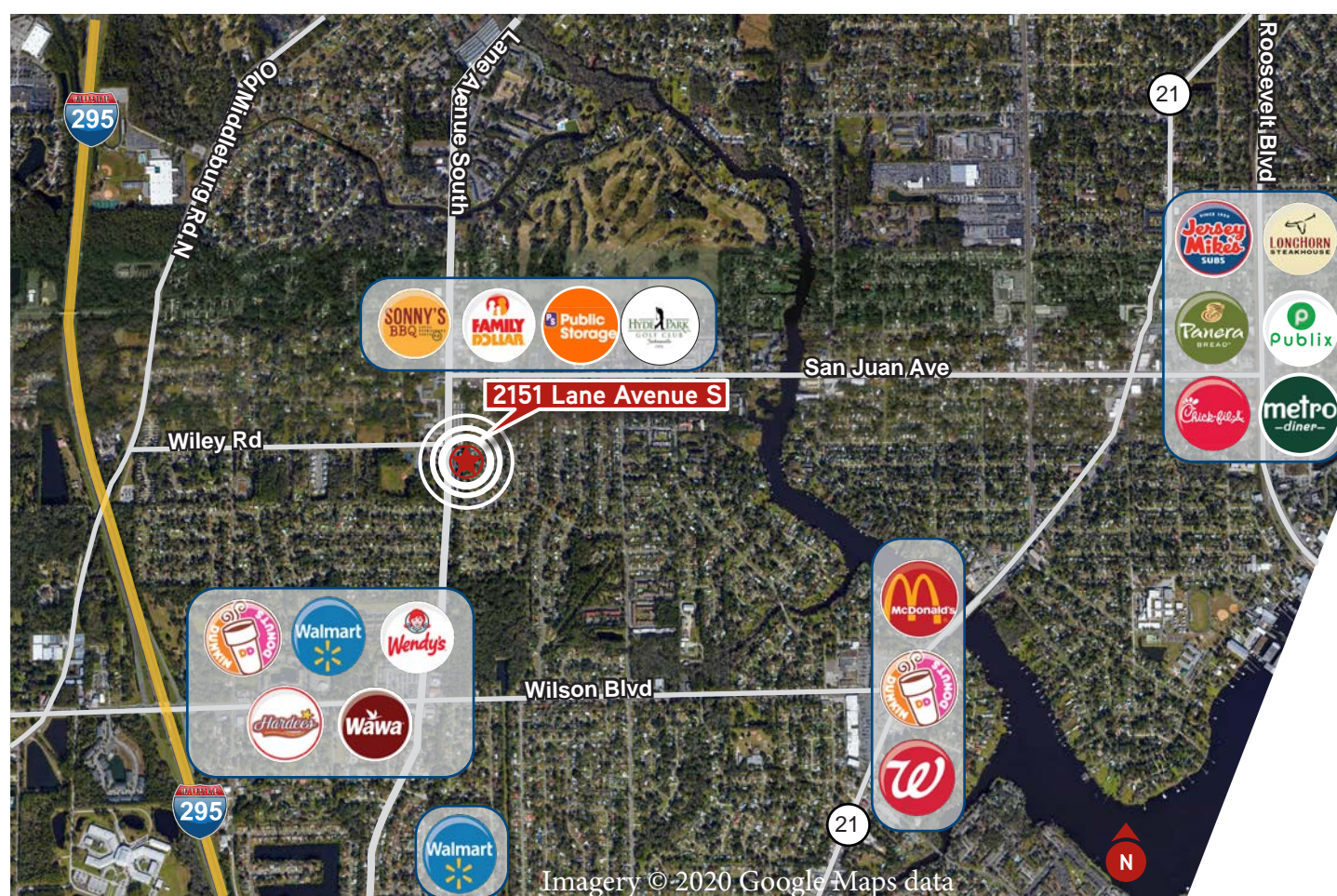


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BUILDING SPECIFICATIONS

Sale Price	\$1,690,000
Includes	3 Buildings
Property Type	Retail Strip Center
Frontage	612' on Lane Ave S
Combined Size	16,560 SF
Building Age	1990
Zoning	PUD
Stories	One

Demographic Summary

Source: Esri



Population
(2019)



Population
Projection (2024)

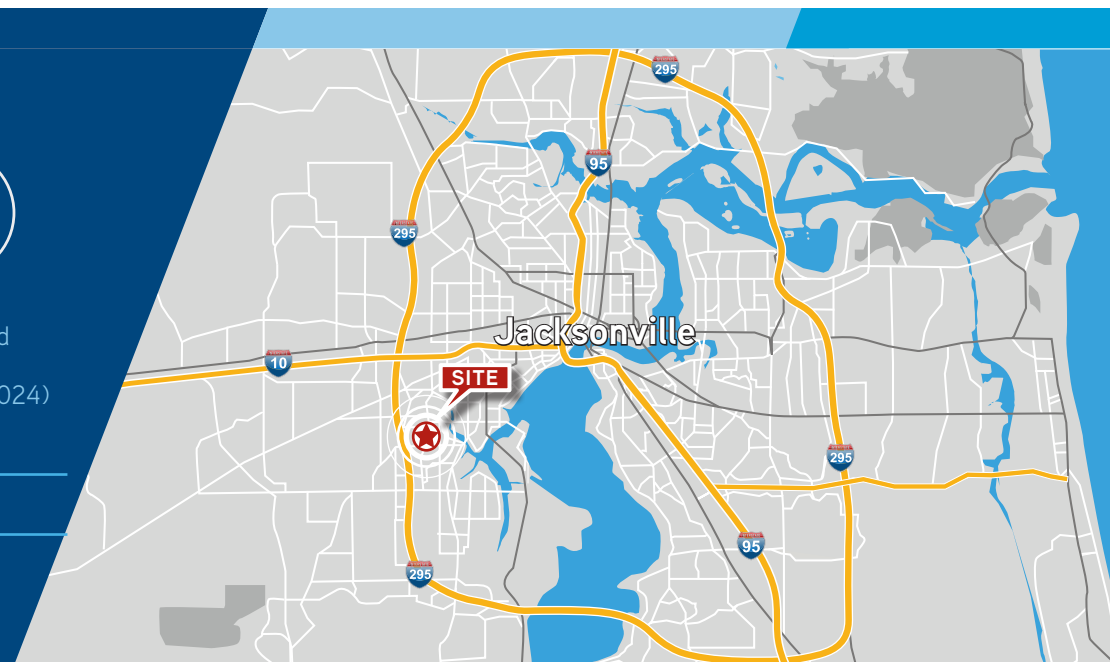


Average
Household
Income (2019)



Average
Household
Income
Projection (2024)

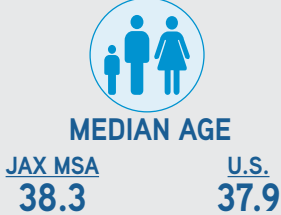
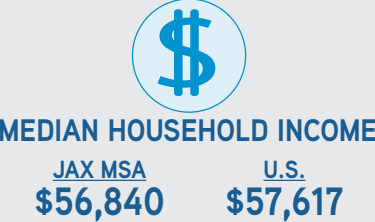
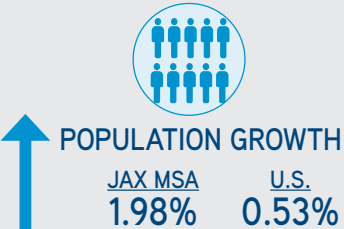
	Population (2019)	Population Projection (2024)	Average Household Income (2019)	Average Household Income Projection (2024)
1 Mile	12,540	13,299	\$50,566	\$57,100
3 Mile	87,147	90,687	\$58,101	\$67,121
5 mile	174,608	182,672	\$63,393	\$72,666



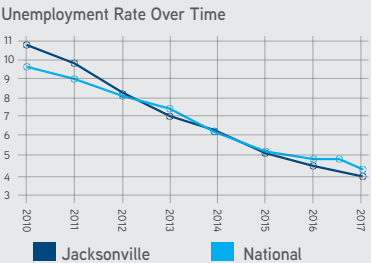
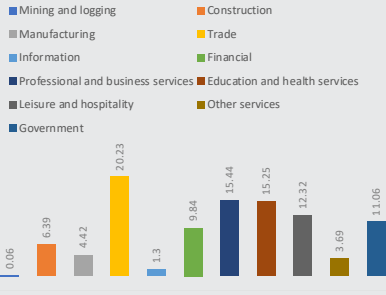


MAJOR EMPLOYERS AND RANKINGS

JAX MSA Demographic Profile



Employment Market Statistics

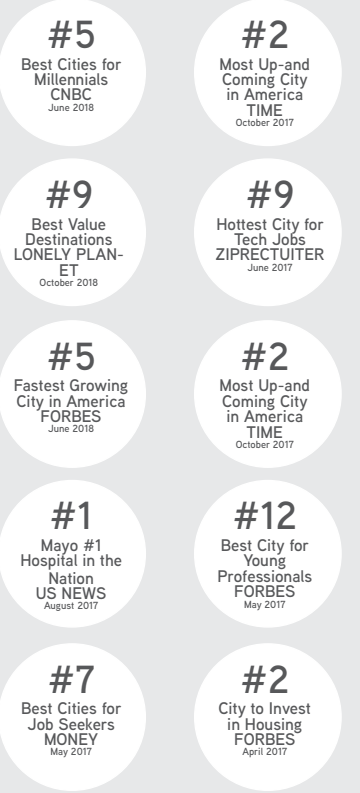


Unemployment Rate 3.6%
39.21% Projected Job Growth over the next ten years

Top Private Employers in Jacksonville MSA (and number of employees)

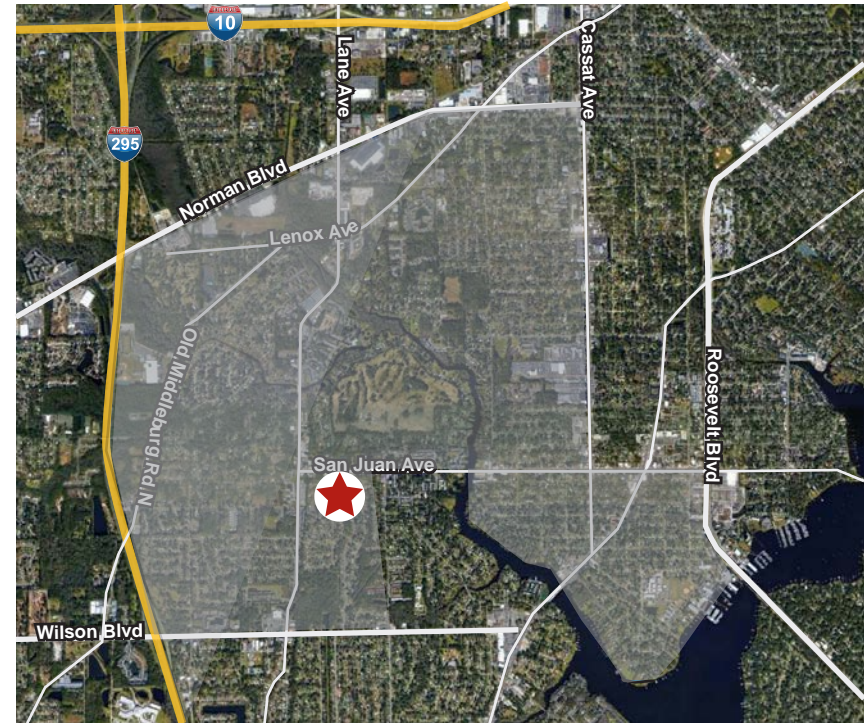


Jacksonville Rankings



WHAT ARE OPPORTUNITY ZONES

OPPORTUNITY ZONES ARE ECONOMICALLY DISTRESSED AREAS WHERE INVESTORS ARE OFFERED POTENTIAL TAX INCENTIVES THROUGH THE 2017 TAXCUTS AND JOBS ACT TO SPUR ECONOMIC GROWTH.



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