



NW JACKSONVILLE

3 - 35± AC on Picketville/ Robinson Rd

This 35 acre industrial lot offers superior access to the interstate and is strategically located in one of Jacksonville's premier industrial submarkets. The property is available for sale or lease with turn-key built-to-suit opportunities.

Eric Bumgarner, CCIM
Senior Director
+1 904 861 1152
eric.bumgarner@colliers.com

Joseph M. Turri
Director
+1 904 861 1159
joseph.turri@colliers.com

Michael Cassidy
Associate
+1 904 861 1120
michael.cassidy@colliers.com

Colliers International
Northeast Florida
76 S. Laura Street, Suite 1500
Jacksonville, FL 32202
www.colliers.com/jacksonville



Market Overview

The Jacksonville Market MSA is the largest in the continental United States by area, covering around 875 square miles in the northeastern part of Florida, including Duval, Nassau, St Johns, Clay and Baker counties. Jacksonville is the largest city in the state based on population and growing.

Jacksonville has a vibrant economy with a diverse employment base. Companies are attracted to the area for several reasons: low cost of doing business, low cost of living, excellent quality of life, large and skilled employment base, growing population and strong infrastructure.



Transportation



Airports

Jacksonville International Airport
Cecil Airport
Craig Airport



Highways

I-295, I-95, I-10, SR 16, SR 2017



Railroads

FL East Coast Railway
CSX via Jaxport
Norfolk Southern via Jaxport

Top employers in Duval County and number of employees

Baptist Health.....	10,500
Bank of America.....	8,000
Florida Blue.....	6,700
Mayo Clinic.....	6,000
Southeastern Grocers	5,700
Citi.....	4,500
Chase.....	3,900
CSX Transportation.....	3,600
UF Health.....	3,600
Wells Fargo.....	3,500
Amazon.....	3,000
St. Vincent's.....	3,000
AT&T.....	2,600
Black Knight.....	2,400
UPS.....	2,300

PROPERTY SPECIFICATIONS

Address **0 Picketville Rd., Jacksonville, FL 32220**

Parcel size **3 - 35± AC**

AREA DEMOGRAPHICS

Source ESRI Business Analyst 2019



Population (2019)



Population Projection (2024)



Average Household Income (2019)



Projected Average Household Income (2024)

	Population (2019)	Population Projection (2024)	Average Household Income (2019)	Projected Average Household Income (2024)
5 min	1,089	1,227	\$63,886	\$71,583
10 min	22,709	23,545	\$49,984	\$57,442
15 min	183,005	189,528	\$50,871	\$58,608

FEATURES

- Great site for any trucking or logistics operations as well as industrial contractors or truck storage
- The subject property is strategically located in the heart of Jacksonville's westside industrial submarket; at 1.6 miles to I-295 and Commonwealth Ave, this property offers superior accessibility
- Turn key build-to-suits available
- SJWMO & ACOE approvals in place
- Purchase raw land, developed or partially developed

FOR SALE/LEASE 0 Picketville Road // Jacksonville, FL // 32220

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