



Auto Repair
7441 Wilson Blvd

Government Office
7439 Wilson Blvd



Auto Repair
7443 Wilson Blvd

7443-7439 Wilson Blvd, Jacksonville, FL 32210

FOR LEASE or SALE
\$12,850 per month NNN

DESCRIPTION

- 3 Buildings Total
- Total Buildings SF:
Heated ≈ 13,562 SF
Effective ≈ 15,302 SF
- Total Area ≈ 9.76 AC
- Zoning PUD

LOCATION

- Fronting Wilson Blvd at the corner of I-295, with entrance and exit ramps.
- 25,500 AADT on Wilson Blvd in front of site.
- 7439 Wilson Blvd: RE# 012478-0100
- 7443-7441 Wilson Blvd: RE# 012478-0000



Auto Repair

Building 1



Auto Repair

Building 2

DESCRIPTION

- 7443 Wilson Blvd: RE# 012478-0000
- 2.54 Acres (For this lot with above RE#)
- Two Buildings on this parcel

Building 1

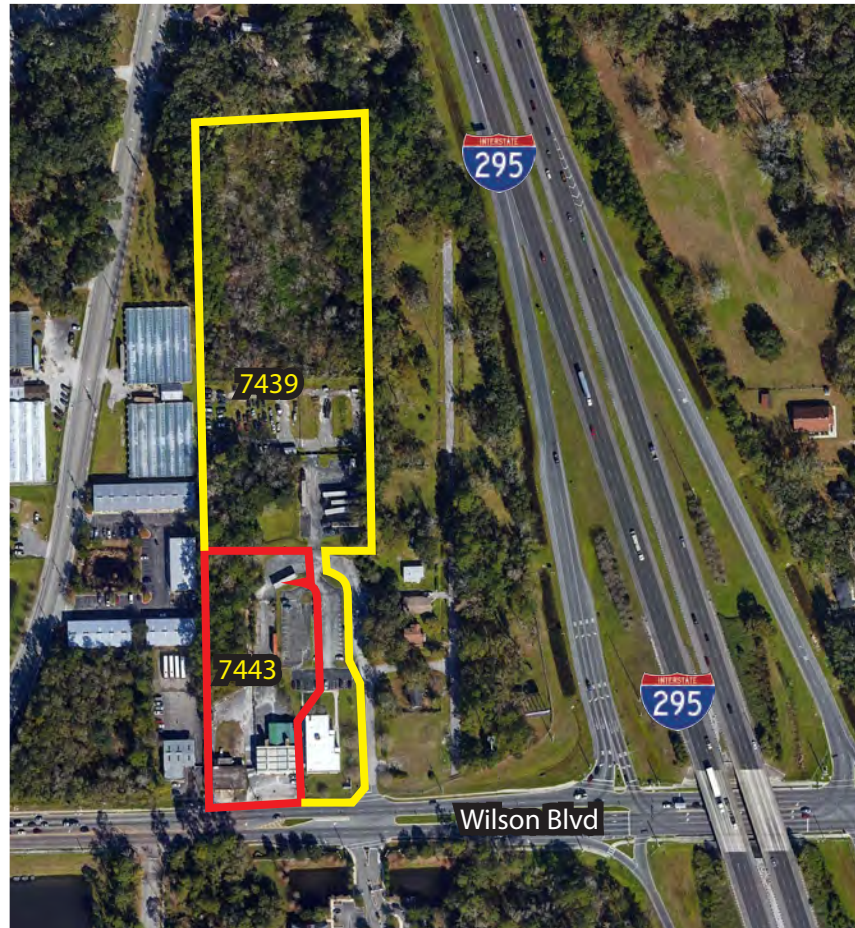
Address: 7443 Wilson Blvd

- Former RGM Motorsports
- Year Built: 1964
- Building Square Footage:
Heated \approx 3,106 SF
Effective \approx 3826 SF
- Zoning: PUD

Building 2

Address: 7441 Wilson Blvd

- Former General Truck Service
- Year Built: 1970
- Building Square Footage:
Heated \approx 4,268 SF
Effective \approx 5,194 SF
- Zoning: PUD



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Building 3



Building 3

Address: 7439 Wilson Blvd
RE# 012478-0100

- 7.22 Acres
(For this lot with above RE#)
- Building is currently State Of Florida Bureau Of Administrative Reviews
- Year Built: 1975
- Building Square Footage:
Heated \approx 6,188 SF
Effective \approx 6,282 SF
- Zoning: PUD



DEMOGRAPHICS	2 MILES	5 MILES	10 MILES
Total Population 2020	44,015	172,978	459,359
Pop Growth 2020-2025	0.8%	0.8%	1.0%
Median Age	35	35.7	37.1
Total Households 2020	16,362	66,928	177,261
Avg. Household Income	\$54,621	\$66,306	\$65,839

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HIGHLIGHTS

- Amazon Warehouse is located 3.5 miles away
- Amazon Fulfillment Center is 6.6 miles away
- High Truck Annual Average Daily Traffic
 - 18,125 Truck AADT on I-295 intersecting Wilson Blvd
 - 510 Truck AADT on Wilson Blvd in front of site.
- 25,500 AADT on Wilson Blvd in front of site
- 145,000 AADT on I-295 intersecting Wilson Blvd

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