

RETAIL FOR LEASE  
SPACES UP TO 3,000± SF AVAILABLE



Lease Rate:

\$18.00/SF  
(NNN)

CAM/NNN:

\$3.50/SF

10095 BEACH BOULEVARD // JACKSONVILLE, FL 32246

## Retail For Lease Peach Plaza Shopping Center

Peach Plaza Shopping Center is a 29,960± square foot mixed-use retail development site located in Jacksonville along Beach Boulevard.

- Quick and easy access to Interstate and surrounding areas of Jacksonville just minutes from I-295, St. Johns Town Center Regional Mall and Beaches
- Close to University of North Florida and Florida State College of Jacksonville campuses
- Located on a major east-west artery between Southside Boulevard and St. Johns Bluff Road
- Traffic count: 58,500± CPD
- Currently available
  - Suite 500: 3,000±SF divisible (into two, 1,500 SF spaces)

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# Available Spaces



TENANT	SUITE	SIZE
Greenberg Dental & Orthodontics	150	3,960± SF
Bamboo Spa	300	2,000± SF
Precision Barber Shop	350	1,500± SF
Bacon Insurance Agency	400	1,500± SF
Champion Printing	425	1,500± SF
Harvest DCP	450	3,000± SF
<b>Available</b>	<b>500</b>	<b>3,000± SF (divisible)</b>
Inksmith	550	1,500± SF
Secret Garden Cafe	600	3,000± SF
a2z Nail and Beauty Supply	625	3,000± SF
Bakkal International Market	650	3,500± SF
T-Mobile	675	2,500± SF



## Area Demographics

Source: ESRI Business Analyst



### Current Population (2019)

1 mile: 10,891  
3 mile: 79,757  
5 mile: 213,437



### Projected Population (2024)

1 mile: 11,721  
3 mile: 85,746  
5 mile: 228,610



### Average Household Income (2019)

1 mile: \$65,453  
3 mile: \$65,419  
5 mile: \$67,670



### Projected Household Income (2024)

1 mile: \$76,372  
3 mile: \$75,601  
5 mile: \$77,368

FOR LEASE // RETAIL UP TO 3,000± SF // PEACH PLAZA SHOPPING CENTER



## Property summary

**Location** 10095 Beach Blvd,  
Jacksonville, FL 32246

**Lease Rate** \$18.00/SF NNN

**NNN/CAM** \$3.50/SF (estimated)

**Available SF** 3,000± SF  
(divisible)

**Building size** 29,960± SF

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### Contact us:

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