



BAYMEADOWS SQUARE

8060 PHILIPS HWY. • JACKSONVILLE, FL

1,400 — 1,868 SF AVAILABLE

- ◆ ± 16,100 SF SHOPPING CENTER
- ◆ PAD SITE TO LOWE'S & BJ'S WHOLESALE CLUB
- ◆ TENANTS INCLUDE: AL'S PIZZA, EMPANADAS FACTORY, LIZARD JUICE, UF JACKSONVILLE PHYSICIANS
- ◆ 2ND GENERATION RESTAURANT AVAILABLE

DEMOGRAPHICS

| | ONE MILE | THREE MILES | FIVE MILES |
|----------------|----------|-------------|------------|
| POPULATION | 6,282 | 33,857 | 70,136 |
| DAYTIME POP. | 16,234 | 49,129 | 102,191 |
| AVG. HH INCOME | \$71,969 | \$63,559 | \$73,467 |

TRAFFIC COUNTS

8060 PHILIPS
29,500 VPD

BAYMEADOWS & PHILIPS
37,500 VPD



