

7898

7898 BAYMEADOWS WAY

JACKSONVILLE FL, 32256

45,000 SF AVAILABLE FOR LEASE OR PURCHASE

PROPERTY FEATURES

- Premises built exclusively for laboratory/ clinical use
- Built in 1980 / completely rebuilt in 2011
- Ample parking; 200+ spaces (4/1,000)
- Works well for lab, clinical, bio-pharm, medical and life science users.
- Access to US Highway 1, 95, 295 and Butler all within 5 minutes

BUILDING FEATURES

BUILDING SIZE	45,000 SF
AVAILABLE	45,000 SF
PURCHASE PRICE	Upon Request
LEASE RATE	\$12/ PSF NNN
YEAR BUILT	1980; Completely Rebuilt 2010
GENERATOR	Two: 600 KW & 80 KW
PARKING	200 Surface Spaces
ACREAGE	2.54
ZONING	IBP-2
CURRENT USE	Office/ Lab/ Medical
TIMING	Immediately



FOR MORE INFORMATION, PLEASE CONTACT:

ANDREW HAWKINS | **904.345.2022**

Senior Vice President

Andrew.Hawkins@foundrycommercial.com

Licensed Real Estate Broker

BRAD CHRISCHILLES | **904.345.2020**

Principal

Brad.Chrischilles@foundrycommercial.com

Licensed Real Estate Broker

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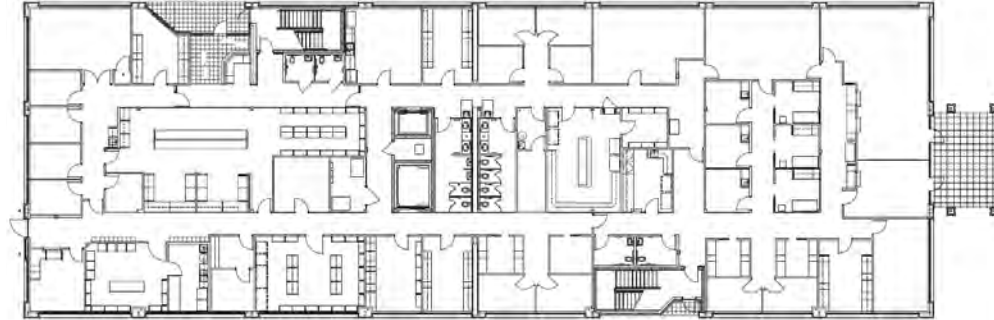
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FLOOR PLAN

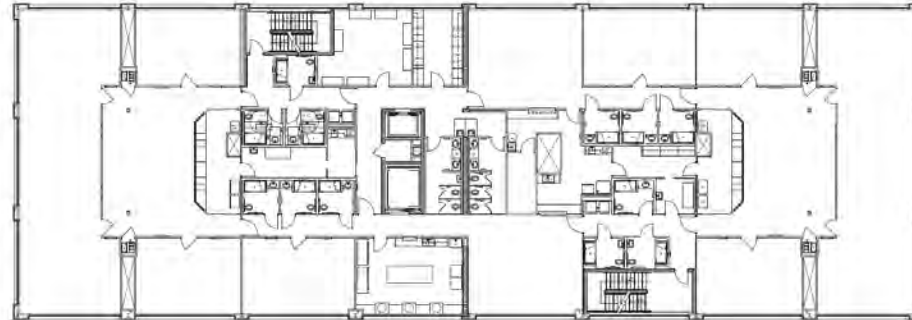
FIRST FLOOR

15,000 SF AVAILABLE



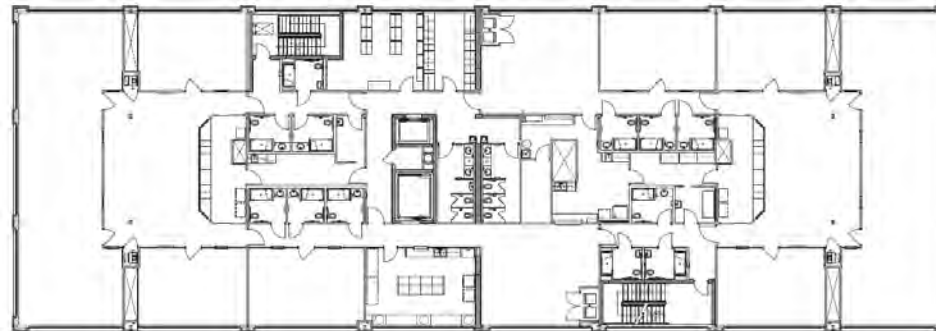
SECOND FLOOR

15,000 SF AVAILABLE



THIRD FLOOR

15,000 SF AVAILABLE



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PHOTOS



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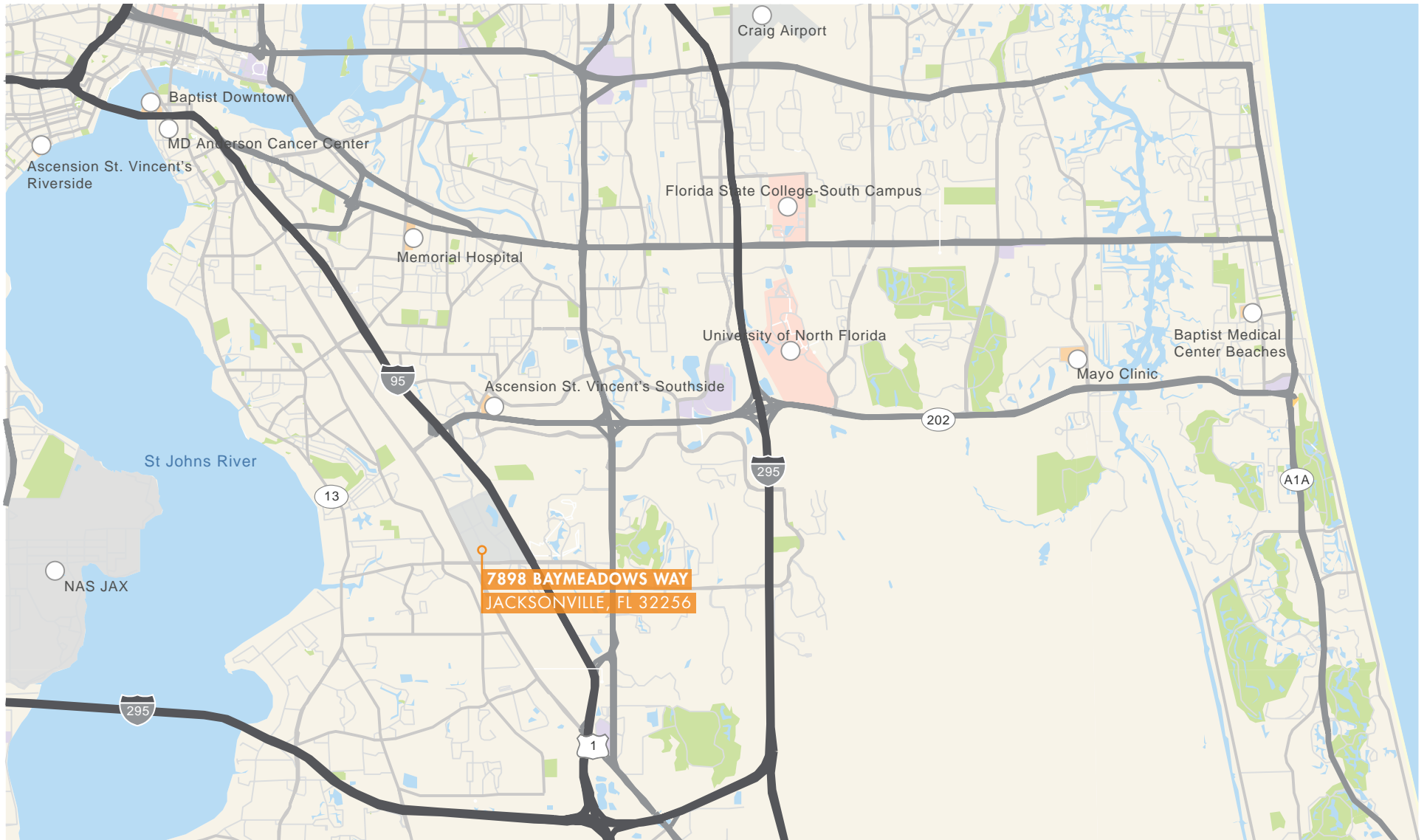
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