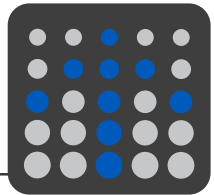


FOR LEASE



Pad site available for Lease

Surplus Pad Site of BJ's Restaurant & Brewhouse

Airport Rd. & Duval Rd.

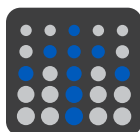
Jacksonville, FL



PROPERTY HIGHLIGHTS

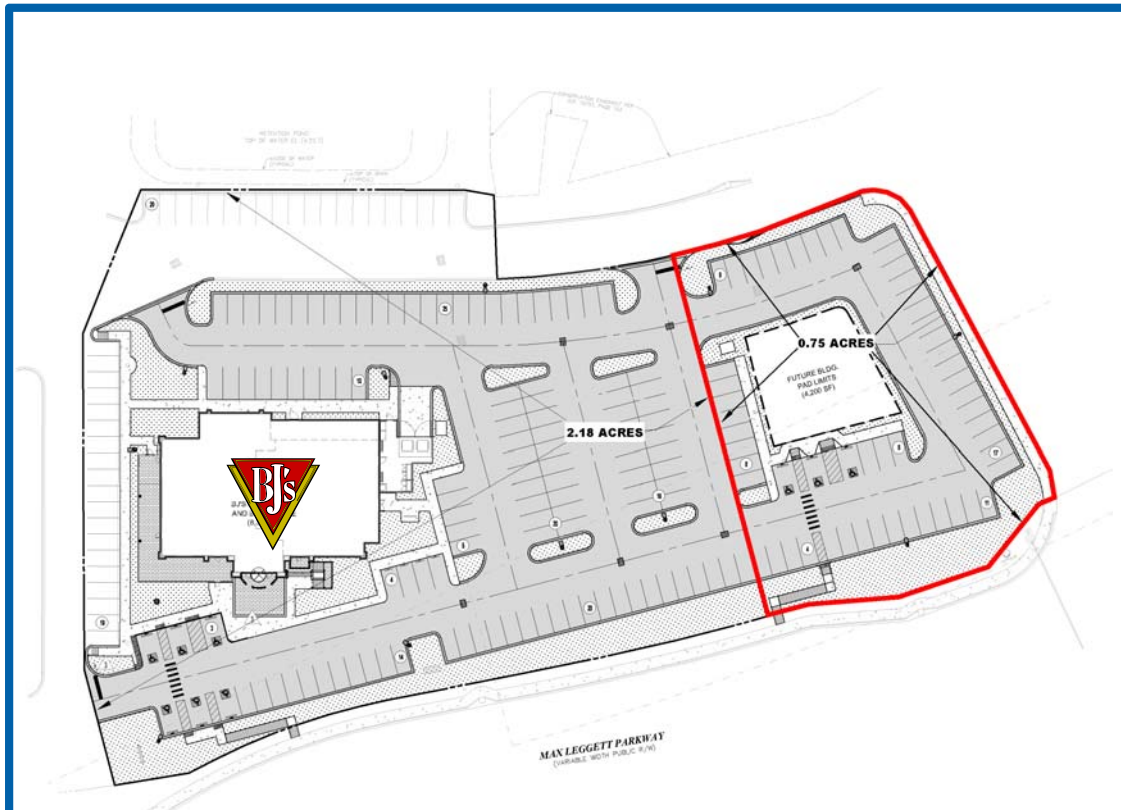
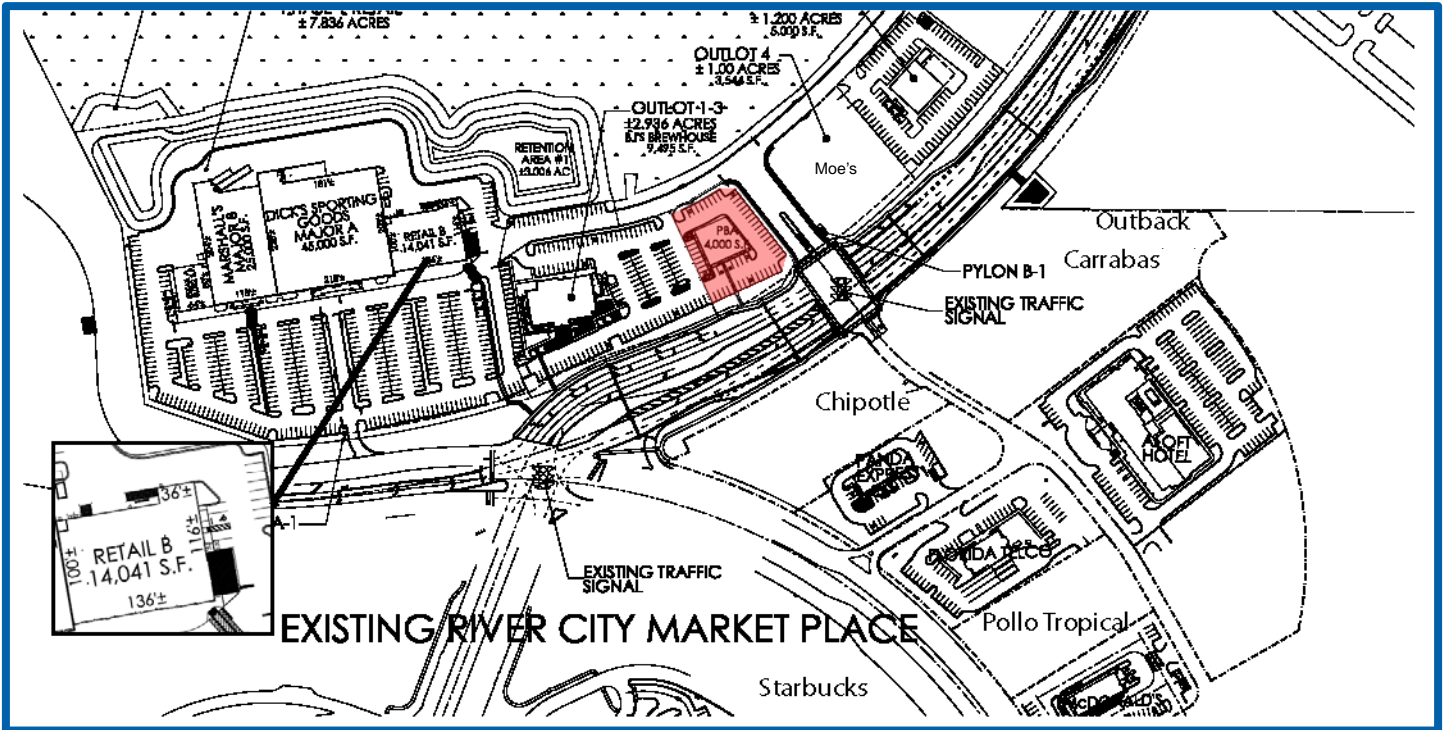
- Outparcel of Parkway Shops and BJ's Restaurant & Brewhouse
- Up to 4,200 SF of building
- 48 Parking spaces available
- Prominent location with excellent access and visibility
- Rights to freestanding monument sign
- 17 hotels nearby, with over 2,100 combined rooms; including Aloft, Crowne Plaza, Best Western, Hilton Garden, Clarion, Red Roof Inn, Courtyard Marriott, Residence Inn, and others

DEMOGRAPHICS*	3-Miles	5-Miles	7-Miles
Population	17,222	46,647	82,348
Average HH Income	\$64,809	\$62,121	\$62,411
Number of Households	6,181	16,988	30,271
Daytime Population	10,729	30,943	52,000



Surplus Pad Site of BJ's Restaurant & Brewhouse

Jacksonville, FL



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