

**12443 SAN JOSE BLVD, SUITES 701 & 702  
JACKSONVILLE, FL 32223**

**OFFICE CONDO  
FOR LEASE**



**Suites 701 & 702**

**2,280 Square Feet**

**\$23/sf/yr Modified Gross  
(\$4,370.00/mo)**

**San Jose Office Center is centrally located offering easy access to St. Johns County, I-295, I-95, San Jose Blvd, SR-13, and Racetrack Rd. Suites 701 & 702 contain 6 large private offices, 2 waiting/reception areas, 2 ADA-compliant restrooms, storage closets, and 2 break areas equipped with kitchenettes. This space is easily divisible, and walls can be reinstalled to create additional private offices. Landlord is willing to provide tenant improvements provided favorable lease terms.**

- **Easy access to St. Johns County, I-295, I-95, San Jose Blvd, SR-13, and Racetrack Rd.**
- **Proximity to St. Johns County.**
- **Restaurants and shopping nearby**
- **Roof replaced in 2024**

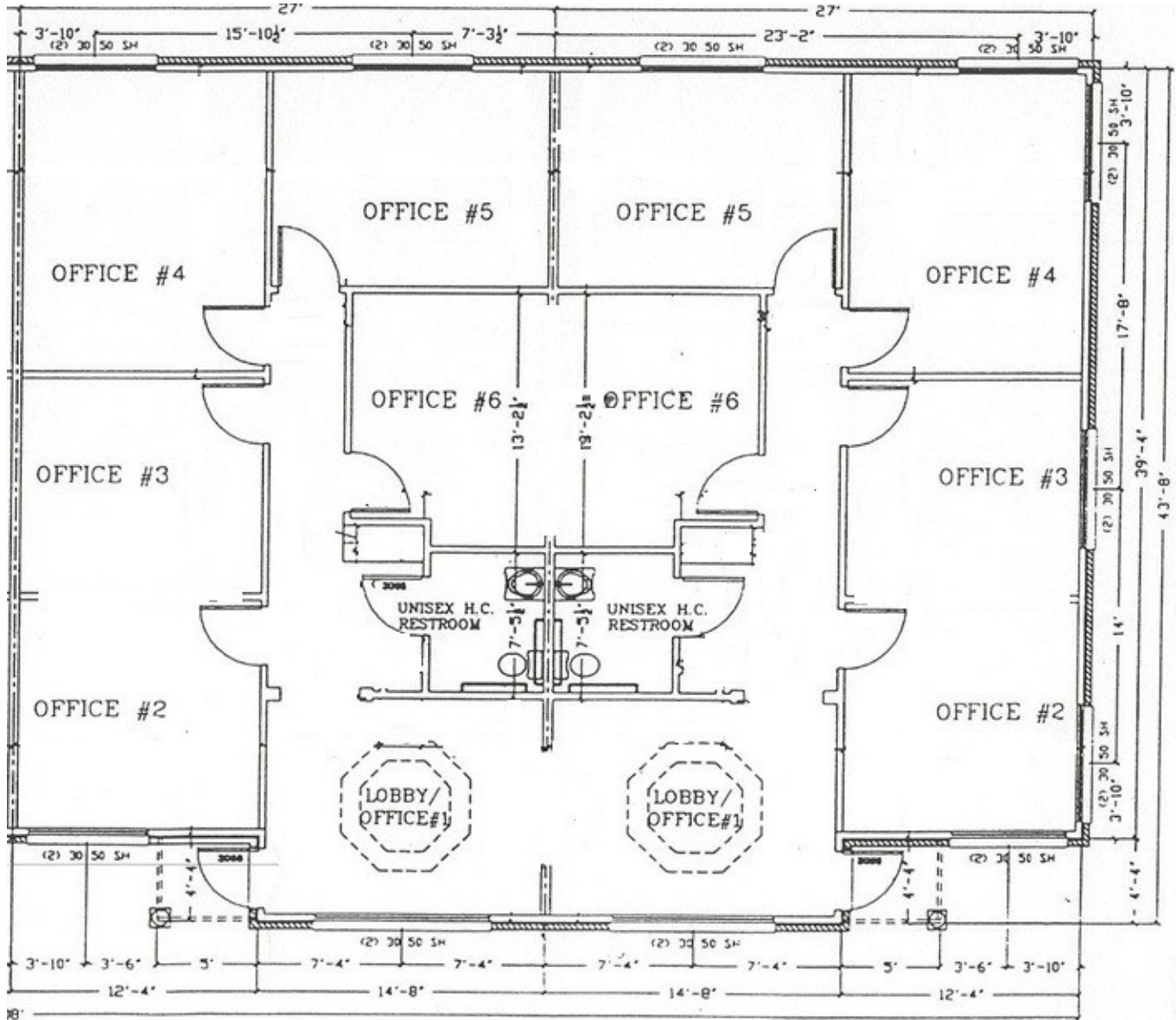
**Eric Akers, Broker**

Phone: (904)535-8465

[william.e.akers@gmail.com](mailto:william.e.akers@gmail.com)



**The information contained herein was obtained from reliable sources and is believed to be accurate. All information presented should be verified. All or part of the property may be withdrawn from the market at any time without notice.**



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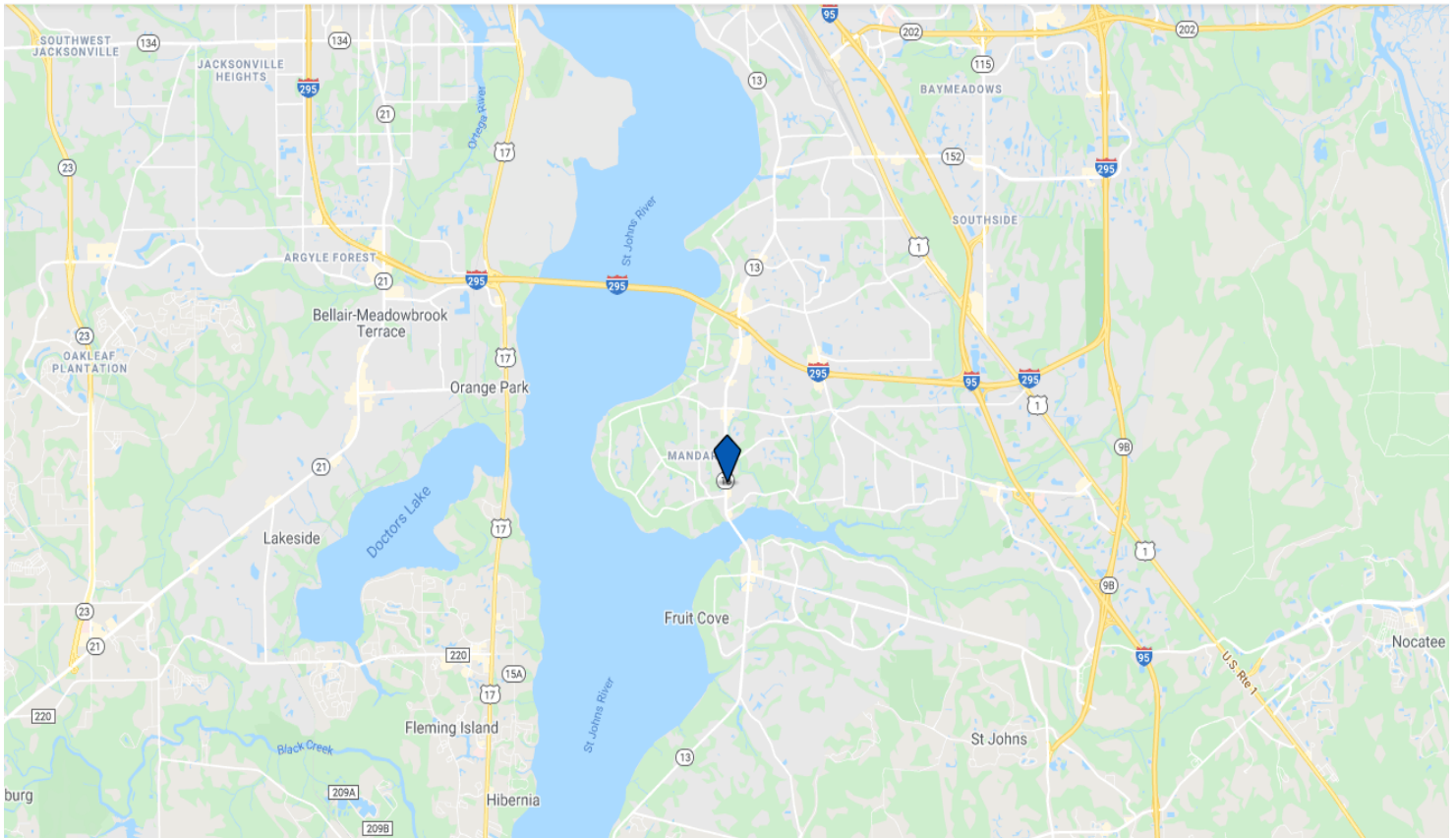
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# PHOTOS & LOCATION MAP



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