



Contiguous Office Condo for Sale



8833 Perimeter Park Blvd, 702-703

JACKSONVILLE, FL 32216

PRESENTED BY:

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PROPERTY SUMMARY



PROPERTY DESCRIPTION

This offering consists of approximately 2,280 square feet of contiguous office condominium space at 8833 Perimeter Park Boulevard. The two suites have been combined to create a larger, functional office environment well suited for an owner-user seeking a dedicated workspace in Jacksonville’s established Perimeter Park office submarket.

The existing layout provides a versatile configuration for a variety of professional office uses, with ample space to accommodate private offices, conference rooms, open work areas, reception, and other operational needs. The contiguous floor plan allows an owner-user to occupy the space efficiently without the limitations often associated with smaller, separately configured office suites.

The property presents an attractive opportunity for businesses seeking ownership of their office space while building long-term equity and maintaining greater control over their occupancy costs. Its location within Perimeter Park provides convenient access to major roadways, surrounding commercial amenities, and the broader Jacksonville business community.

Whether acquired as a headquarters, professional office, or long-term owner-user investment, this 2,280-square-foot office condo offers a functional footprint, flexible layout, and an opportunity to establish a permanent presence in one of Jacksonville’s established office corridors.

OFFERING SUMMARY	
SALE PRICE:	\$733,333
NUMBER OF UNITS:	2
BUILDING SIZE:	2,280 SF
OFFICES	8
CONFERENCE ROOM	1

PROPERTY HIGHLIGHTS

- Office building with professional curb appeal
- Flexible floorplans ideal for single or multi-tenant use
- Abundant natural light throughout interior workspaces
- Two newly installed HVAC systems
- New roof installed in 2025
- Accessible main entrance with defined lobby area
- Generous surface parking accommodating tenants and visitors
- Prime offering for an owner-user or investment
- Amenity areas well-suited for collaboration zones
- Intricate landscaping enhances the perimeter setting
- Efficient circulation paths promote operational productivity
- Low-maintenance exterior



Reception area



Executive Offices



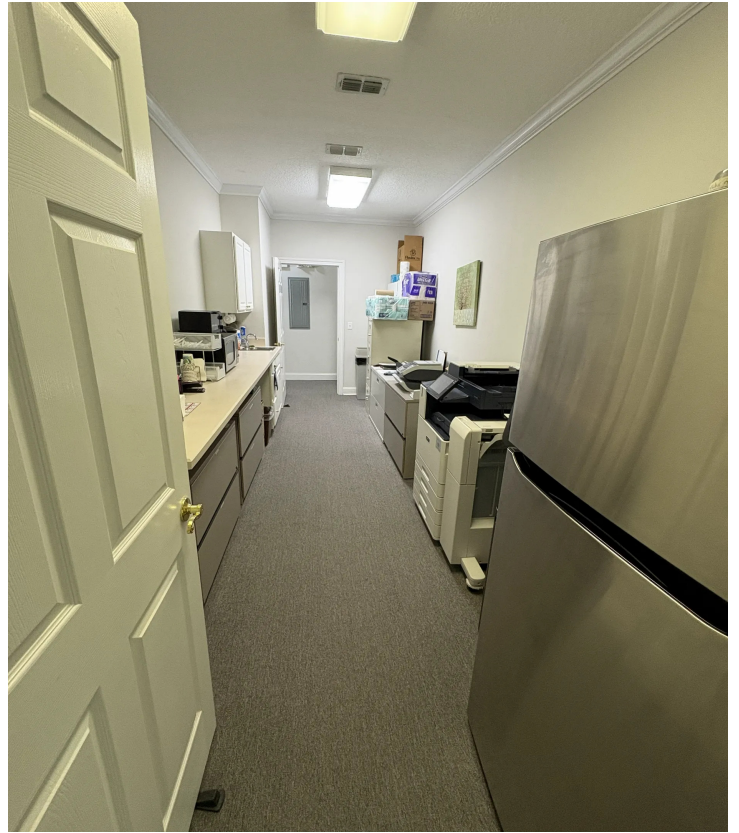
Conference room

ADDITIONAL PHOTOS



Property conveniently borders the intersection of Southside Blvd and J Turner Butler Blvd

ADDITIONAL PHOTOS



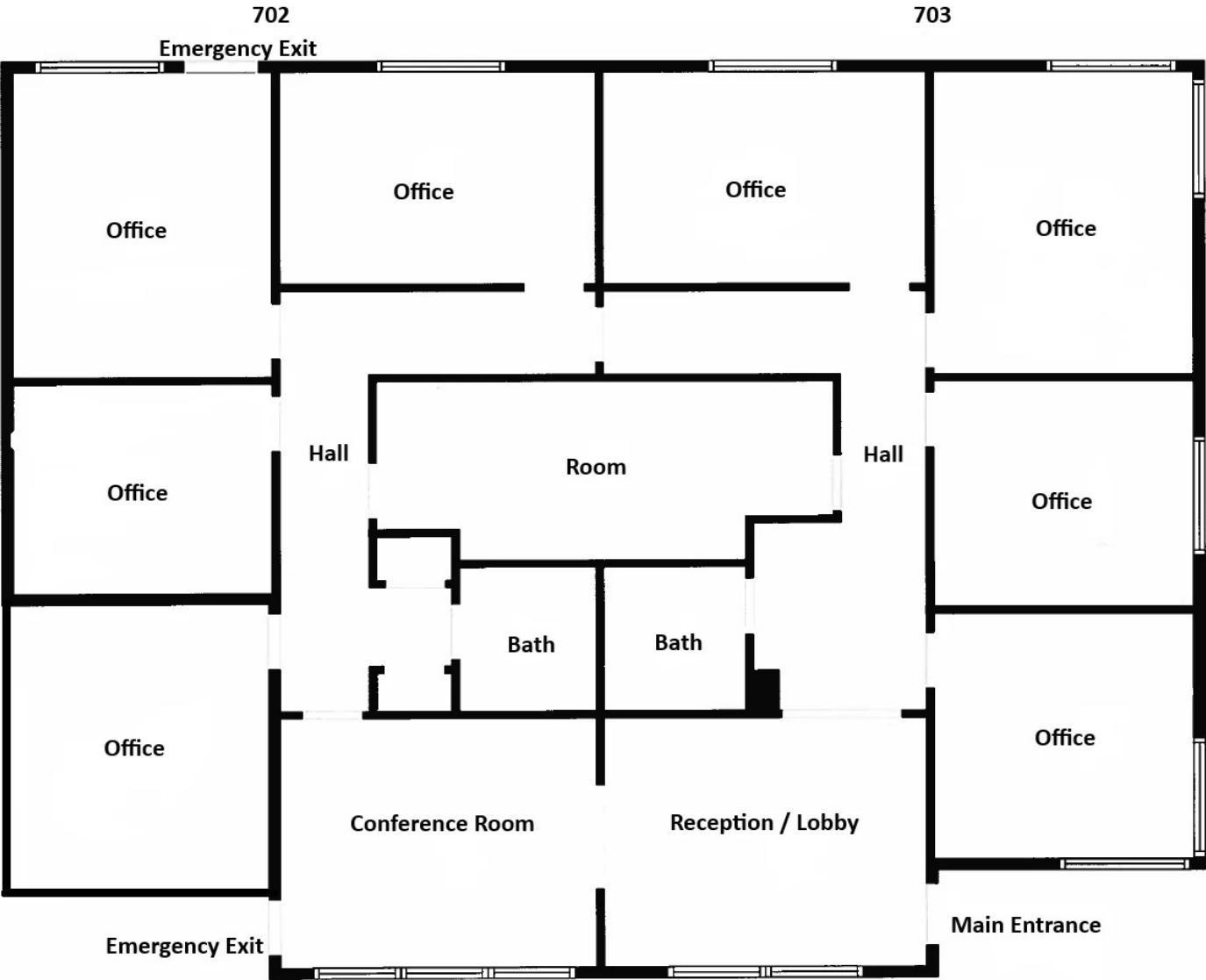


LOCATION DESCRIPTION

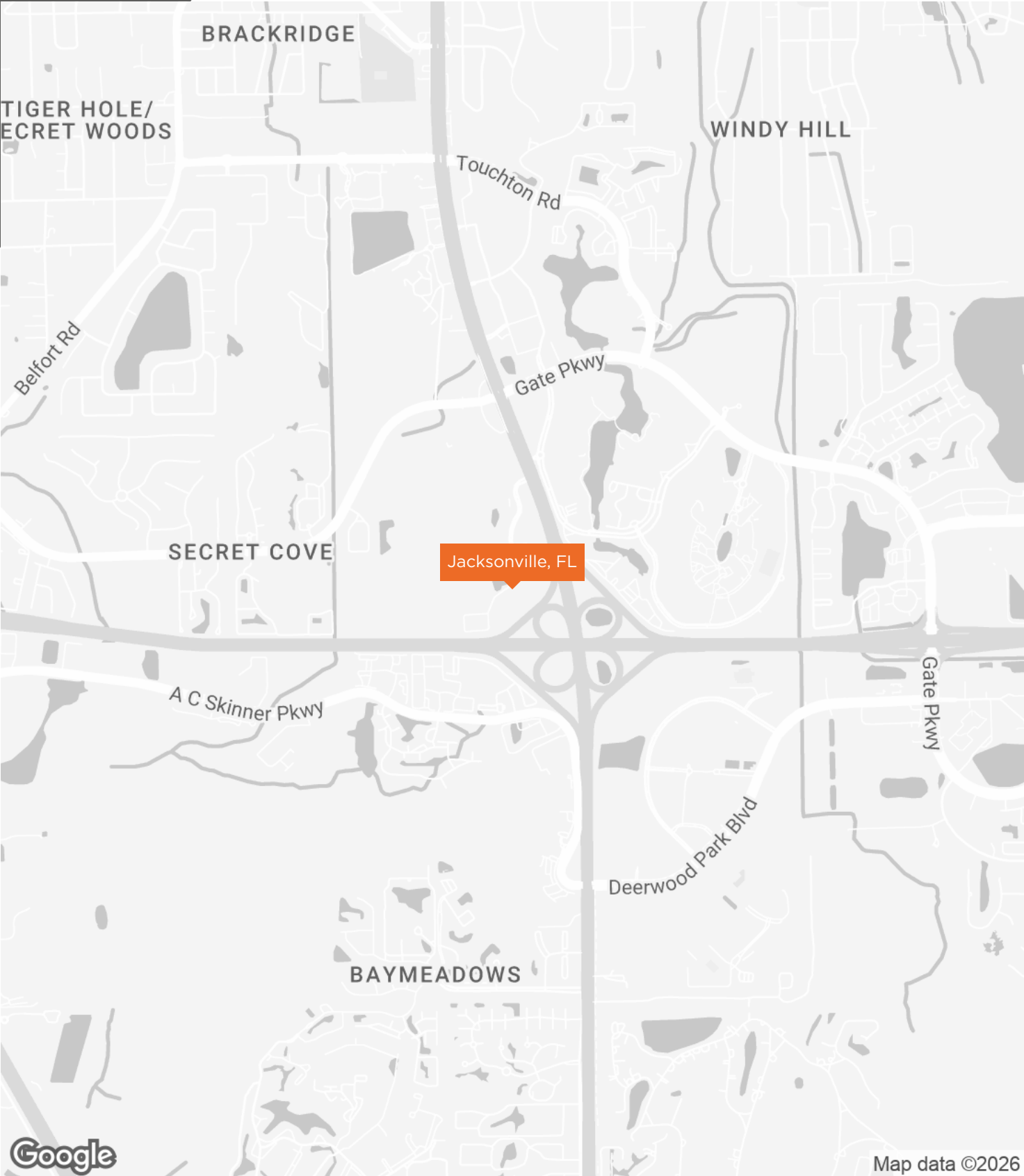
Positioned within Jacksonville's established Southside Boulevard submarket, 8833 Perimeter Park Boulevard offers businesses a central Southside location with convenient access to many of the city's primary employment, retail, and residential corridors. The property is located immediately next to J. Turner Butler Boulevard (SR-202) and Southside Boulevard, with I-95 minutes away, providing efficient connectivity throughout Jacksonville and the surrounding Northeast Florida region. Downtown Jacksonville, the St. Johns Town Center, and the Jacksonville Beaches are all easily accessible, making the location convenient for both employees and clients.

The surrounding area is supported by a wide range of business amenities, including restaurants, hotels, financial institutions, retail centers, healthcare providers, and other professional services. This amenity base enhances the daily experience for office users while providing convenient options for client meetings, employee dining, and business travel accommodations.

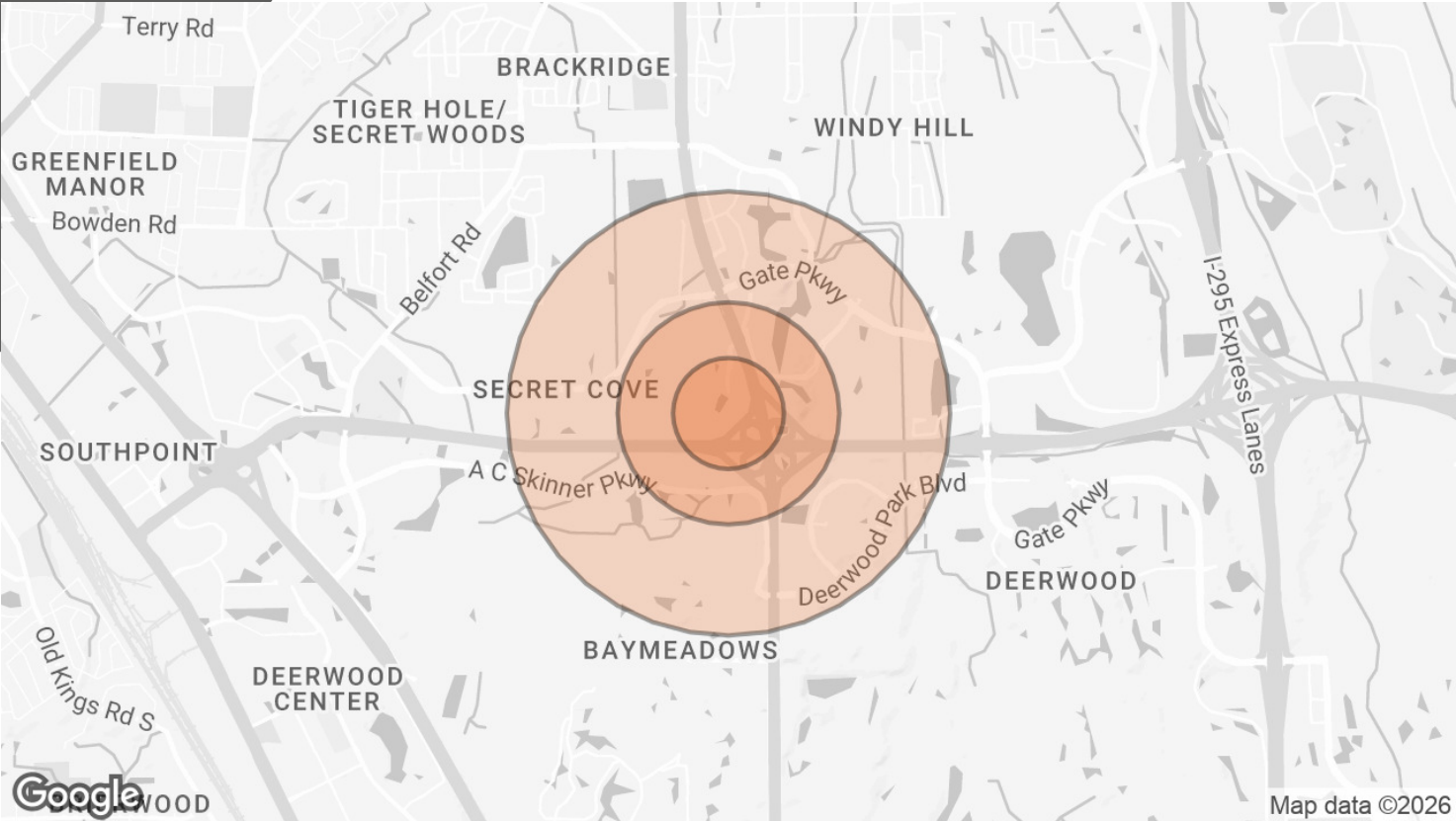
Perimeter Park has long been recognized as one of Jacksonville's premier office corridors, attracting a diverse mix of professional, medical, financial, legal, and technology-related businesses. Its combination of regional accessibility, established commercial development, and proximity to major employment centers makes the area well suited for companies seeking a strategic office location with convenient access across the Jacksonville metropolitan area.



REGIONAL MAP



DEMOGRAPHICS MAP & REPORT



POPULATION	0.25 MILES	0.5 MILES	1 MILE
TOTAL POPULATION	695	2,556	9,438
AVERAGE AGE	32.4	33.2	33.6
AVERAGE AGE (MALE)	36.1	35.7	33.9
AVERAGE AGE (FEMALE)	26.2	28.9	32.8

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
TOTAL HOUSEHOLDS	402	1,416	5,011
# OF PERSONS PER HH	1.7	1.8	1.9
AVERAGE HH INCOME	\$72,320	\$76,131	\$87,447
AVERAGE HOUSE VALUE	\$191,563	\$204,992	\$260,183

2023 American Community Survey (ACS)



Collective Strength, Accelerated Growth

8833 PERIMETER PARK
BLVD
#703
JACKSONVILLE, FL
32216



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