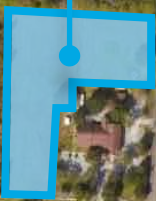




Site



Dunn Ave

18,500± AADT



70,000± AADT



For Sale

Sale Price:
\$1,050,000

Contact

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4.24 Acres on Dunn Avenue

5401 Dunn Avenue, Jacksonville, FL 32218

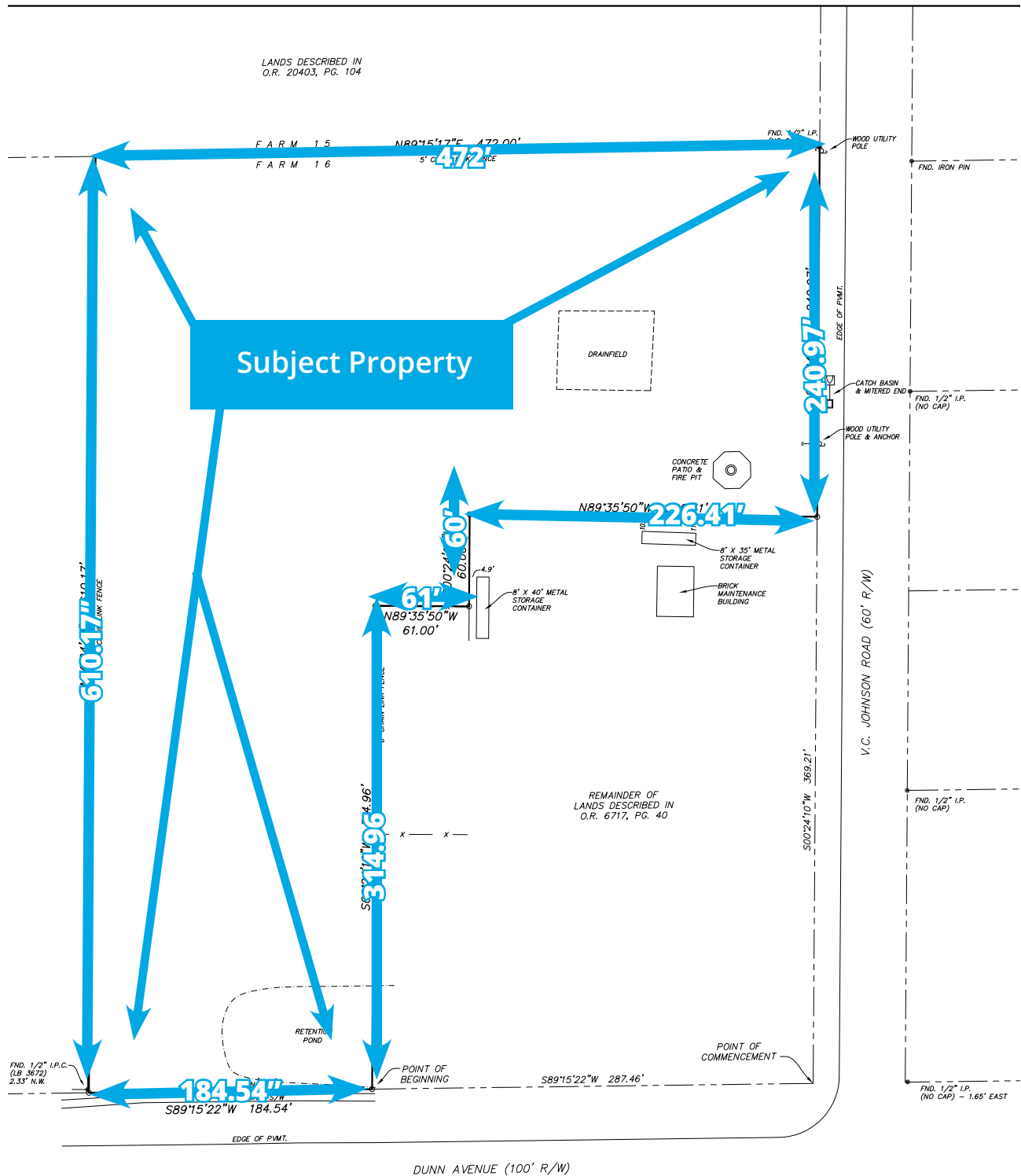
Property Highlights

- Size: 4.24 acres
- Frontage on Dunn Avenue: 184.54 front feet
- Frontage on VC Johnson Road: 241 front feet
- Site development: site is clear of trees
- Traffic count: 18,500 on Dunn Avenue (DOT 2023)
- Distance to I-295: 0.5 miles
- Utilities: City water and sewer at site
- Uses: good retail, office, restaurant, self-storage, medical office serving Baptist Hospital, private or charter school
- Zoning: RR acre

Site Dimensions



Survey





Demographics

Source: ESRI Business Analyst | 5 Mile Radius



2024 Estimated
Population
81,629



2024 Est. Avg.
Household Income
\$92,874



2029 Projected
Population
85,337



2029 Proj. Avg.
Household Income
\$92,874



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