

6970 Business Park Boulevard, Unit 11  
Jacksonville, Fl. 32256



## OFFICE/ WAREHOUSE SPACE FOR LEASE

**Located in the Philips Highway South Business Park at 9A and Philips Highway Just South of the Avenues Mall.**

### Property Features

- All Masonry Construction
- Large Truck Court
- 12' x 14' Overhead Doors
- Grade Level w/ Common Loading Dock
- Easy Access to Philips Highway
- 2 Offices Plus Bathroom w/ CH&A for Each



|                        |                              |
|------------------------|------------------------------|
| <b>RATE</b>            | <b>\$ 13.00/psf plus CAM</b> |
| <b>SPACE AVAILABLE</b> | <b>2,080 SF</b>              |
| <b>PROPERTY TYPE</b>   | <b>OFFICE/WAREHOUSE</b>      |

*For Further Information, Contact:*

**Stephanie Dixon**

Office: 904-396-1600

Email: [Stephanie@HsTurner.com](mailto:Stephanie@HsTurner.com)

[www.hsturner.com](http://www.hsturner.com)

H.S.Turner, Inc. | 1400 Prudential Dr. | Suite 7 | Jacksonville, FL 32207