

For Lease

3625 Rogero Rd
Jacksonville, FL 32277

- Building 1 | 8,750± SF
- Fully fenced with automatic gate
- Steel frame building with R-47 insulation
- 5-Ton crane
- Monument signage



Click here to view
the website

Tanner Lee

Senior Associate
+1 904 415 0776
tanner.lee@colliers.com

76 S. Laura Street | Suite 1500
Jacksonville, FL 32202
+1 904 358 1206
colliers.com/jacksonville

Colliers

Property Overview

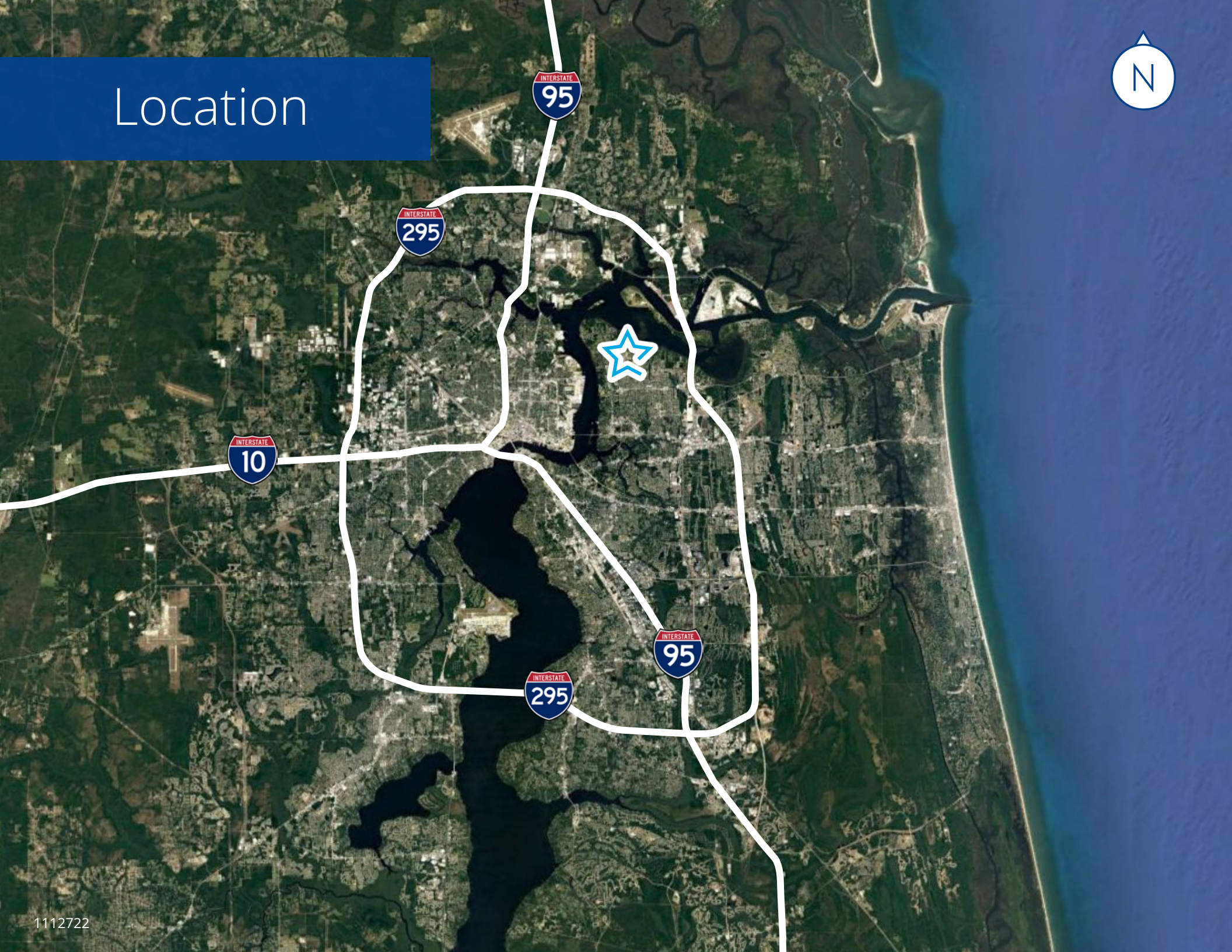
3625 Rogero Rd | Building 100 | Jacksonville, FL 32277

Availability	8,750± SF
Office	1,200± SF
Dimensions	50' x 175'
Clear Height	16' - 18'
Roofing	24 Gauge Metal
Slab	6" Reinforced Concrete
Column Spacing	Clear Span
Doors (Grade Level)	4 (12' x 12')
Load Configuration	Front
Lighting	LED
Parking	3/1000 SF
Flood Zone	X
Acres	1.8
Zoning	CCG-1
Use	CGC
Year Built	2020

Property Photos



Location



Area Demographics

Source: ESRI Business Analyst | 5 mile radius



2026 Estimated
Population
155,953



2031 Projected
Population
161,070



2026 Avg.
Household Income
\$61,624



2031 Proj. Avg.
Household Income
\$71,639

Contact:

Tanner Lee
Senior Associate
+1 904 415 0776
tanner.lee@colliers.com

Fort Caroline Rd | 15,000 AADT

Building 1
8,750± SF

Suite 201
(Leased) | **Suite 202**
(Leased)

Rogero Rd | 7,200 AADT



This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2023. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers International Florida, LLC

76 S. Laura Street | Suite 1500
Jacksonville, FL 32202
+1 904 358 1206
colliers.com/jacksonville

Colliers