



MAYPORT PLAZA

2550 MAYPORT RD.
ATLANTIC BEACH, FL 32233

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Mayport Plaza Description



PROPERTY DESCRIPTION

With four available suites for lease and its prime location, the center is perfect for small retail businesses that want to attract tourists, locals and Naval personnel. It has excellent visibility with strong traffic counts, including 14,000 AADT on Mayport Rd and 13,000 AADT on A1A. As a neighborhood center with solid demographics, including 37,327 households within 5 miles, the center provides a lucrative market for retailers. Very convenient location to Naval Station Mayport and Mayport Village, ensuring a steady flow of potential customers.

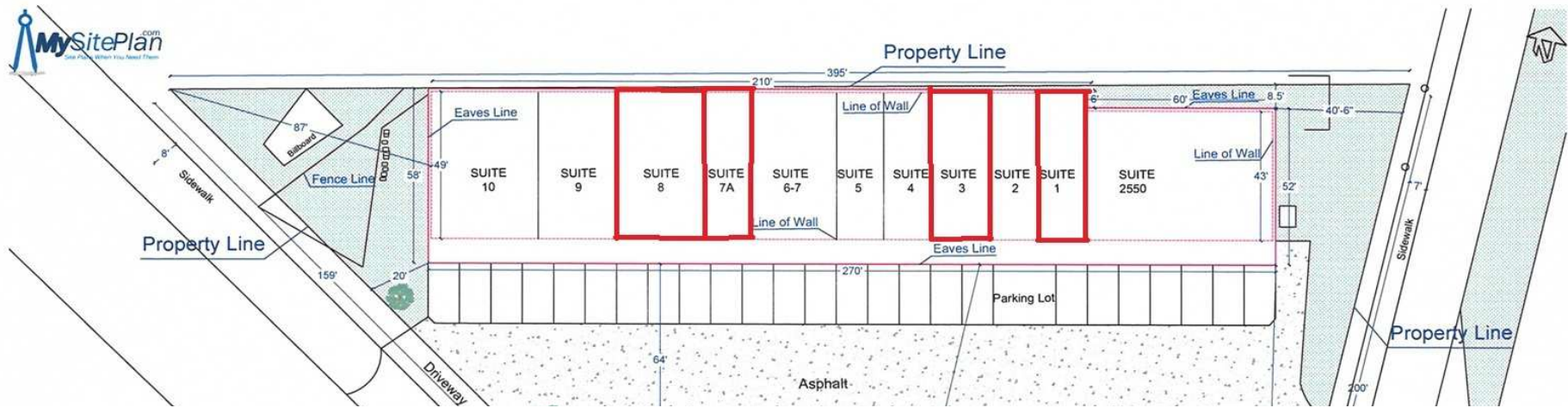
LOCATION DESCRIPTION

This center, at the intersection of A1A and Mayport Rd, offers a good blend businesses for tourists, locals and military personnel. It is located just moments from the Beach at Hannah Park, Mayport Village and Naval Station Mayport. The area has a variety of restaurants, shops, and entertainment options.

PROPERTY HIGHLIGHTS

- Great visibility with strong traffic counts - 14,000 AADT on Mayport Rd and 13,000 AADT on A1A.
- Neighborhood center with solid demographics - 37,327 Households within 5 miles
- Good tenant mix
- Convenient to Mayport Naval Base and Mayport Village
- Access points on SR A1A and Mayport

Available Spaces



LEASE INFORMATION

Lease Type: NNN Lease Term: Negotiable
 Total Space: 750 SF Lease Rate: \$14.00 SF/yr

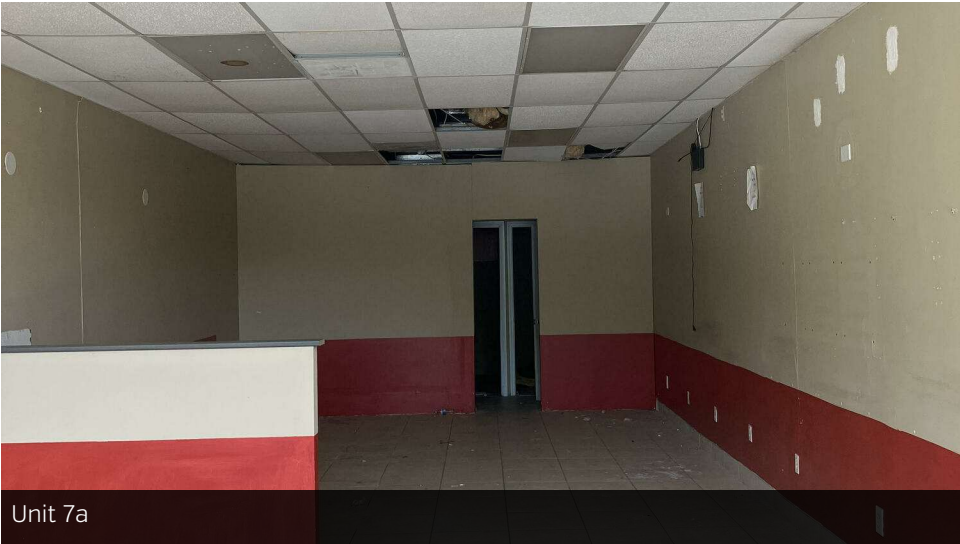
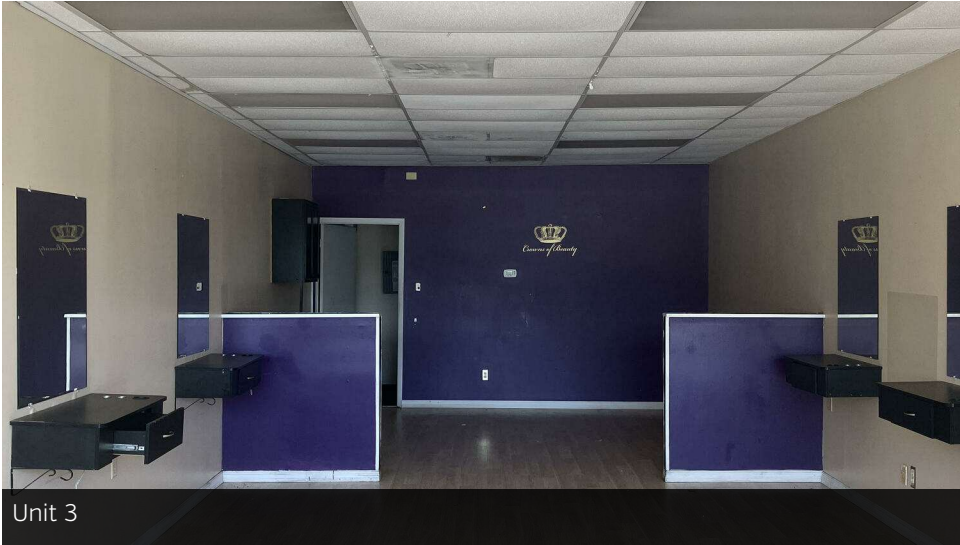
AVAILABLE SPACES

SUITE	TENANT	SIZE [SF]	LEASE TYPE	LEASE RATE	DESCRIPTION
Suite 1	Available	750 SF	NNN	\$14.00 SF/yr	Immediate Occupancy
Suite 3	Available	750 SF	NNN	\$14.00 SF/yr	Immediate Occupancy
Suite 7A	Available	750 SF	NNN	\$14.00 SF/yr	Immediate Occupancy
Suite 8	Available	750 SF	NNN	\$14.00 SF/yr	Immediate Occupancy

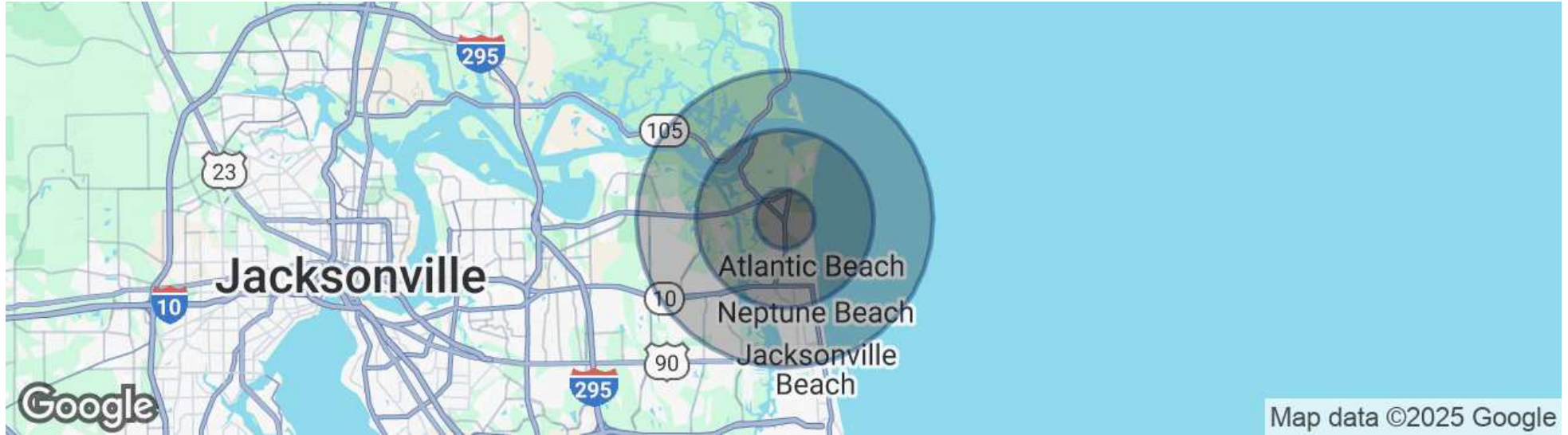
Aerial & Signage



Interior Photos



Demographics Map & Report



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	9,898	35,794	88,772
Average Age	44.3	39.7	39.1
Average Age (Male)	43.0	39.3	38.2
Average Age (Female)	45.7	40.3	40.1

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	4,725	14,695	37,327
# of Persons per HH	2.1	2.4	2.4
Average HH Income	\$76,090	\$95,616	\$94,458
Average House Value	\$309,733	\$361,952	\$330,573

* Demographic data derived from 2020 ACS - US Census

About SVN



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Today, SVN® International Corp., a full-service commercial real estate franchisor of the SVN® brand, is comprised of over 1,600 Advisors and staff in over 200 offices across the globe. Geographic coverage and amplified outreach to traditional, cross-market and emerging buyers and tenants is the only way to achieve maximum value for our clients.

Our proactive promotion of properties and fee sharing with the entire commercial real estate industry is our way of putting clients' needs first. This is our unique Shared Value NetworkSM and just one of the many ways that SVN Advisors create amazing value with our clients, colleagues and communities.

Our robust global platform, combined with the entrepreneurial drive of our business owners and their dedicated SVN Advisors, assures representation that creates maximum value for our clients.