

# RETAIL SUITE

6426 BOWDEN RD | JACKSONVILLE, FL 32216



Señoritas



SUITE 208  
2,100 SF



## NOW LEASING

- 2,100 SF AVAILABLE
- 2ND GENERATION RESTAURANT



# LEASE DETAILS

2,100 SF | 2ND GENERATION RESTAURANT SPACE  
SOUTHPOINT, JACKSONVILLE, FL

Turn-key restaurant opportunity in one of Jacksonville's most active retail corridors. This 2,100 SF second-generation space comes equipped with a grease trap, hood system, and walk-in cooler – significantly reducing build-out costs for the right operator.

The space features two bathrooms, a spacious dining room, and the potential for a front patio, offering excellent visibility and street presence.

Join an established co-tenancy that includes Thai Kitchen, Señorita's Mexican, a donut shop, barber, and a mix of retail and service tenants driving consistent daily traffic to the center.

Ideal for a fast casual or a full-service restaurant concept looking for a well-located, move-in ready space in Jacksonville's Southpoint submarket.

## PROPERTY DETAILS

Zoning:	PUD
Parking:	Ample
Tenancy:	Multi-tenant

## LEASE DETAILS

Suite	Size	Lease Rate
Suite 208	2,100 SF	\$26/SF + \$8.50/SF NNN



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KAYLA DEGUZMAN  
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# SOUTHPOINT PLAZA



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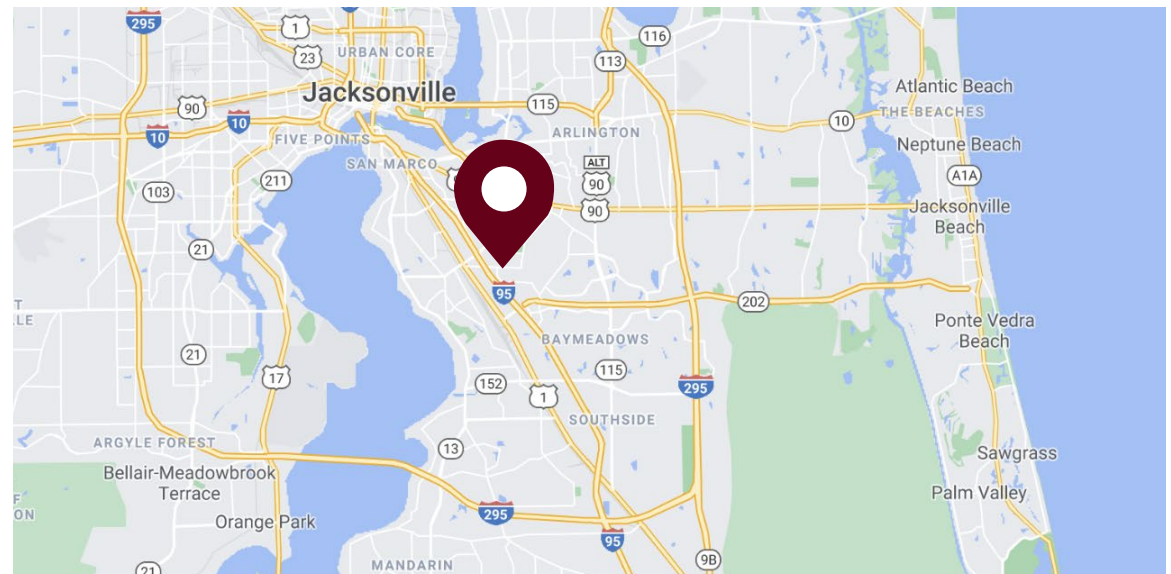
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JOIN:



**SOUTHPOINT  
FOOD MART**

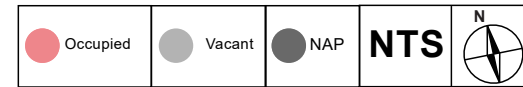


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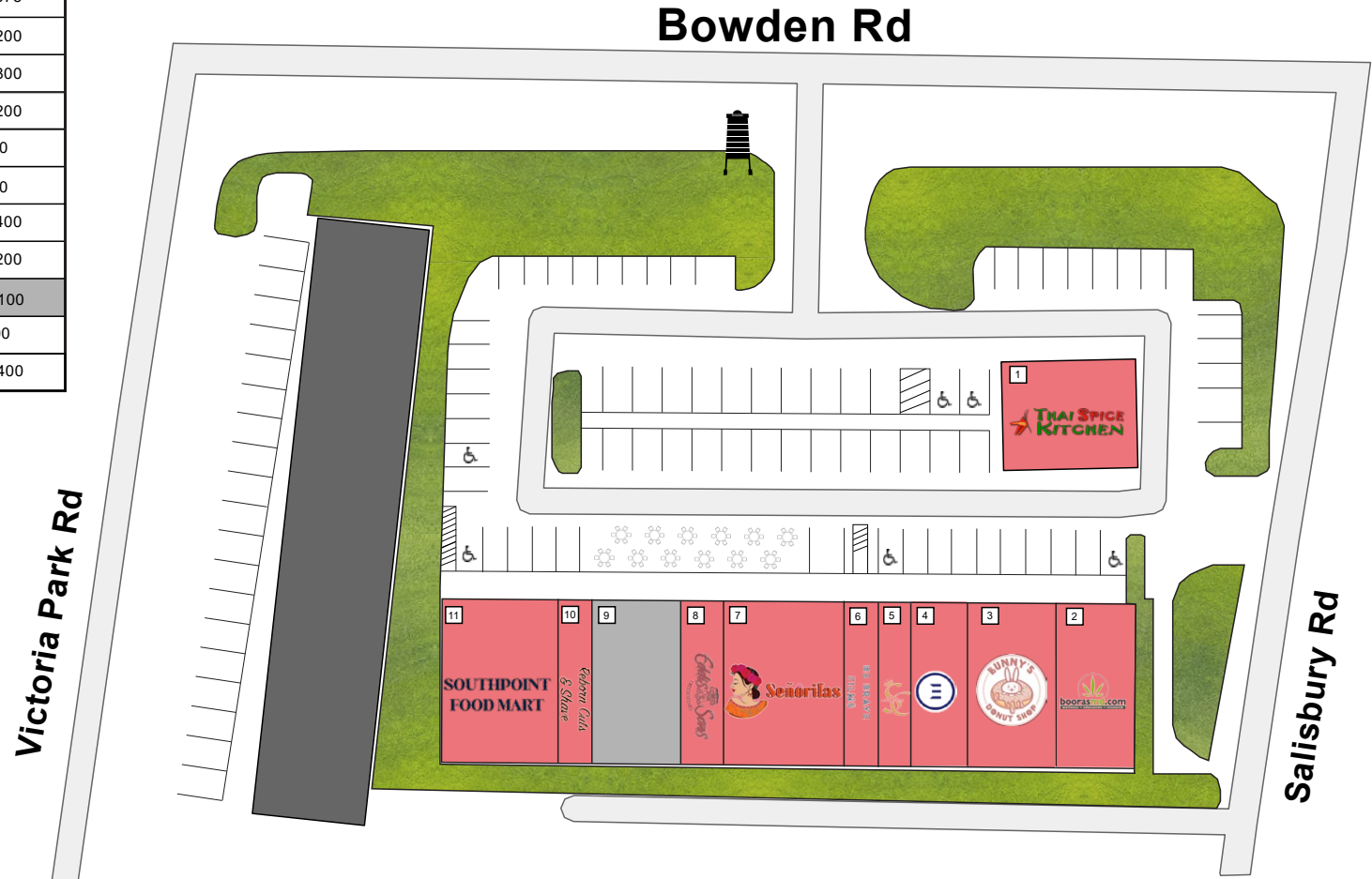
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Lot	Tenant	Area (SF)
1	Thai Spice Kitchen	1,575
2	Booras	1,200
3	Lil Bunny Donut Shop	1,800
4	Encounter Life Community	1,200
5	A Royal Boutique	900
6	Be Brave Films	900
7	Senoritas LLC	2,400
8	Eddis and Sons	1,200
9	Vacant	2,100
10	Reborn Cut & Shave	900
11	Altalli Convenience	2,400



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# INTERIOR PHOTO - SUITE 208



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