



9510 Atlantic Blvd

Jacksonville, Florida 32225

Property Highlights

- High-visibility showroom retail space at Atlantic Blvd & Arlington
- Located within a dominant regional retail corridor with national anchors nearby
- Shadow anchors of Crunch Fitness, American Signature Furniture, Ollie's, Bealls, Barton's, Florida Blue and others
- Pylon signage available for strong brand exposure
- ±44 on-site parking spaces
- Glass storefront for merchandising with rear service access

Property Overview

This shadow retail center is located at the high-traffic intersection of Atlantic Boulevard and Arlington Expressway in Jacksonville's Regency submarket, offering strong visibility within a dominant retail corridor anchored by Target, Home Depot, Lowe's, and Burlington.

Offering Summary

Lease Rate:	Negotiable
Available SF:	3,145 SF
Zoning:	CCG-1
Traffic Count:	49,500 on Arlington & 29,000 on Atlantic

For More Information



Austin Kay

Vice President, Retail Specialist
O: 904 493 4495 | C: 904 386 4881
ak@naihallmark.com

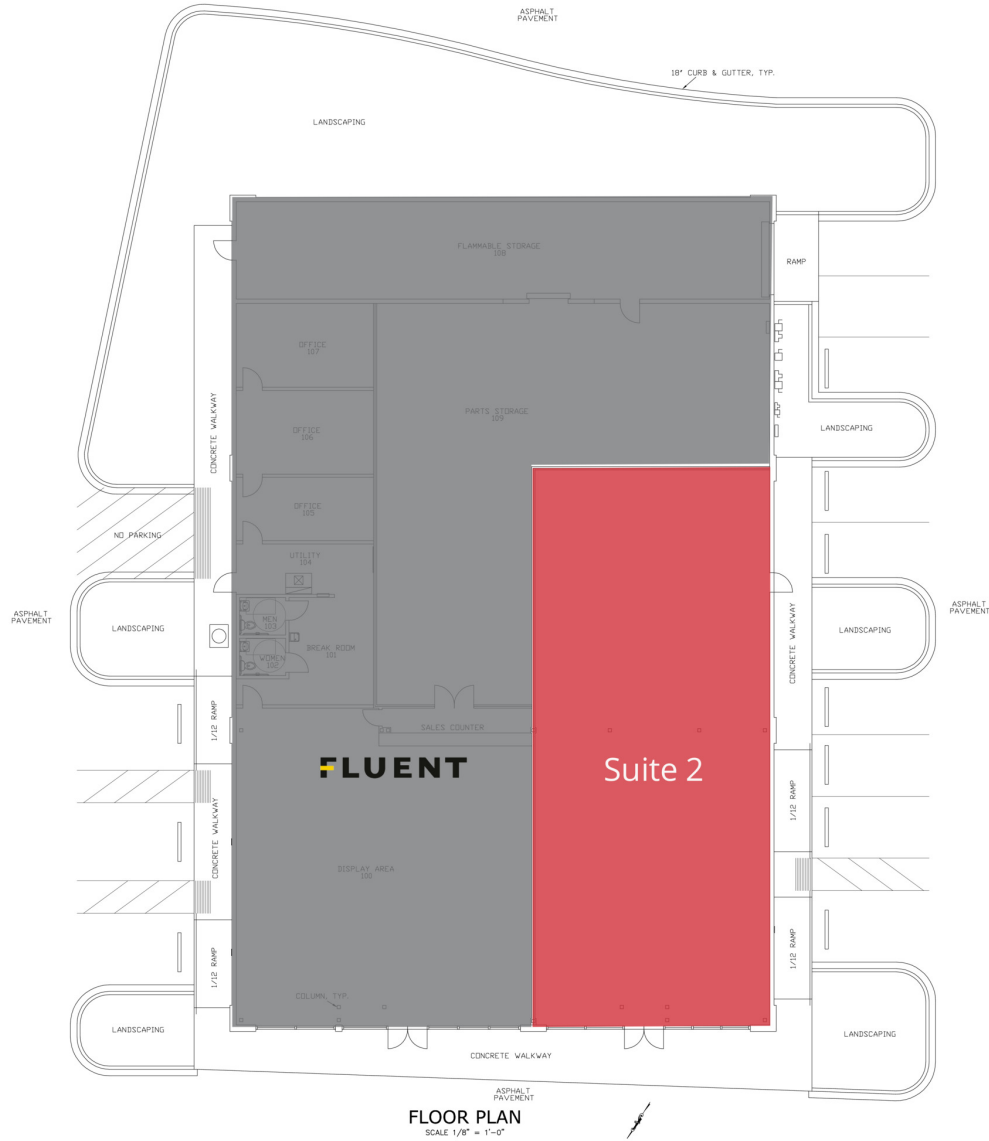


Tiffany Wein

Senior Associate
O: 904 404 4453 | C: 904 315 7162
tw@naihallmark.com

For Lease
3,145 SF | Negotiable
Retail Space





Available Spaces

Suite	Tenant	Size	Type	Rate
Suite 2	Available	3,145 SF	NNN	Negotiable

For Lease

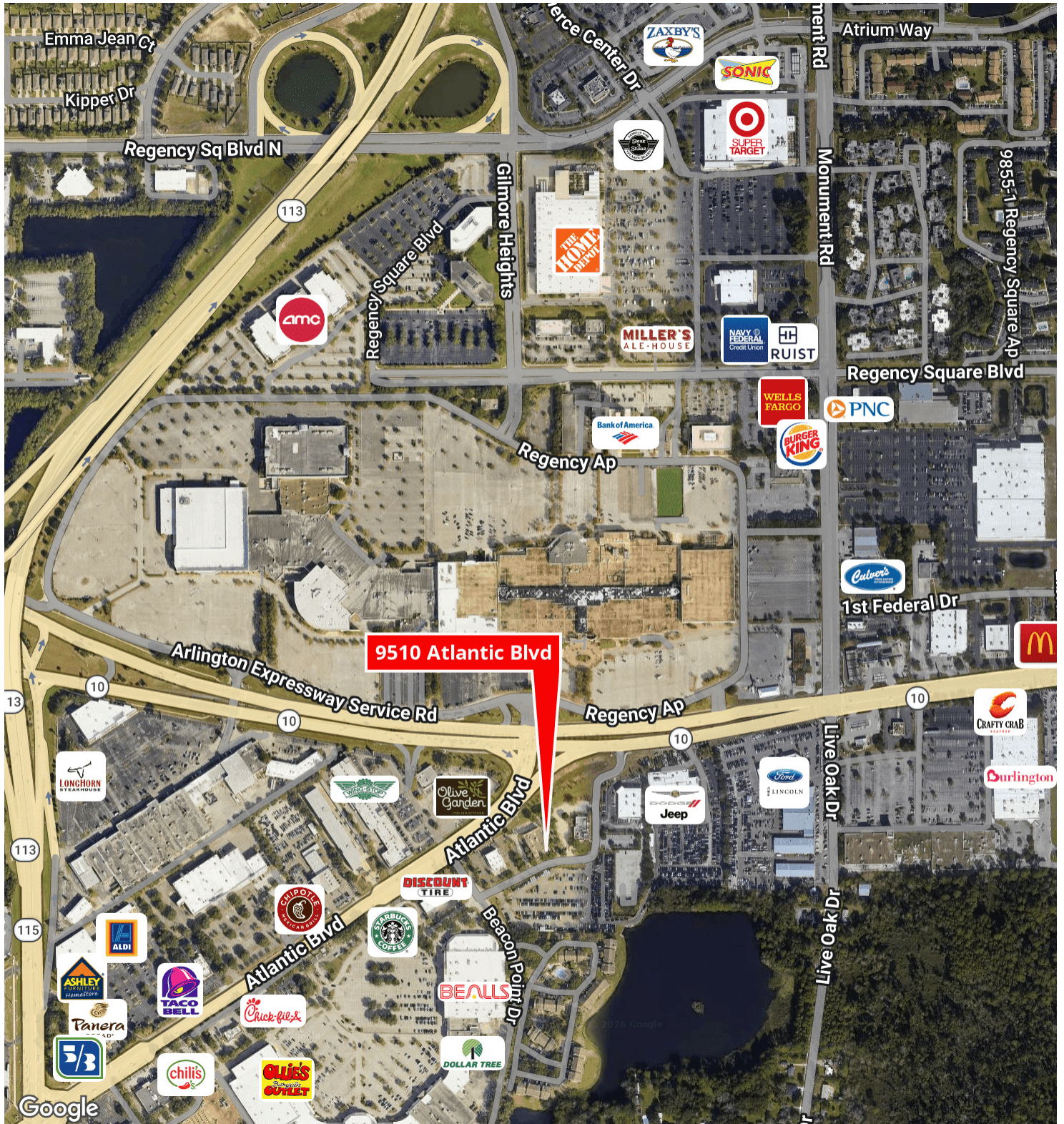
3,145 SF | Negotiable
Retail Space

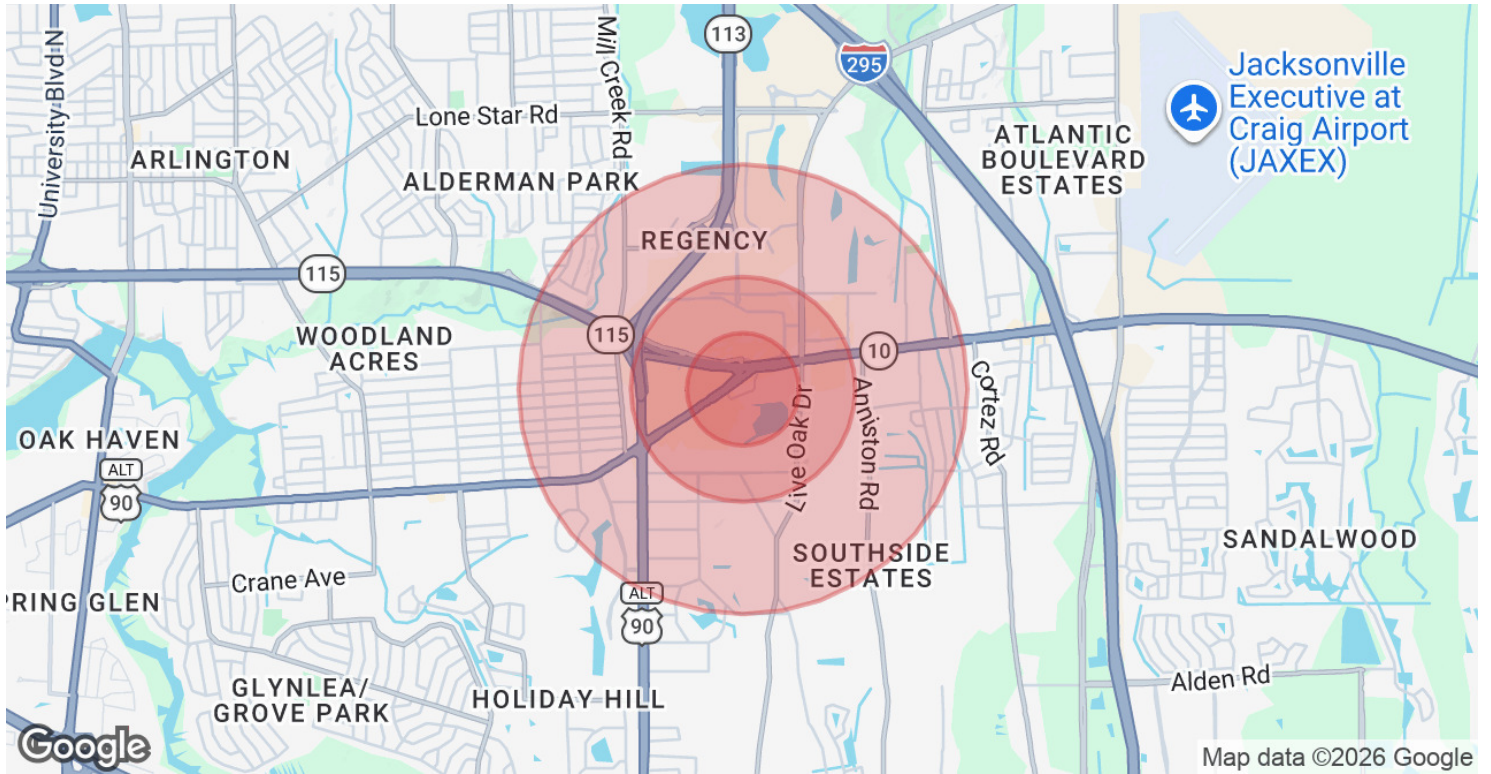


Google

Map data ©2026 Google Imagery ©2026 Airbus, Maxar Technologies

For Lease
 3,145 SF | Negotiable
 Retail Space





Population	0.25 Miles	0.5 Miles	1 Mile
Total Population	285	1,242	8,835
Average Age	32.8	32.6	32.6
Average Age (Male)	32.8	31.5	30.2
Average Age (Female)	31.8	34.1	36.2
Households & Income	0.25 Miles	0.5 Miles	1 Mile
Total Households	122	546	3,734
# of Persons per HH	2.3	2.3	2.4
Average HH Income	\$67,708	\$68,432	\$60,936
Average House Value	\$256,860	\$257,276	\$217,319

2023 American Community Survey (ACS)