



## Belfort 3

7900 & 7950 Belfort Parkway  
Jacksonville, Florida 32256

### Property Highlights

- 9' office ceilings with 18' clear height in the warehouse
- Fully air-conditioned office and warehouse space available
- 10' x 10' doors, including several dock-high and 1 drive-in door
- New vanilla shell space is currently under construction
- Well-maintained, secure business park setting

### Property Overview

Belfort Park offers a premier location within Jacksonville's highly sought-after I-95/East Beltway corridor, providing exceptional accessibility for a wide range of businesses. The property is conveniently positioned for easy commutes from residential areas to the east, south, and southwest. Additionally, St. Johns Town Center, one of Florida's top destinations for shopping and dining, is located less than four miles away, adding to the area's strong appeal for employees and clients alike.

### Offering Summary

Lease Rate:	Negotiable
Available SF:	8,100 - 24,850 SF
Lot Size:	4.96 Acres
Year Built / Renovated:	1989 / 2026
Zoning:	IBP-2
Parking Ratio:	1.25/1,000 SF

### For More Information



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For Lease  
8,100 - 24,850 SF  
Flex Warehouse Space



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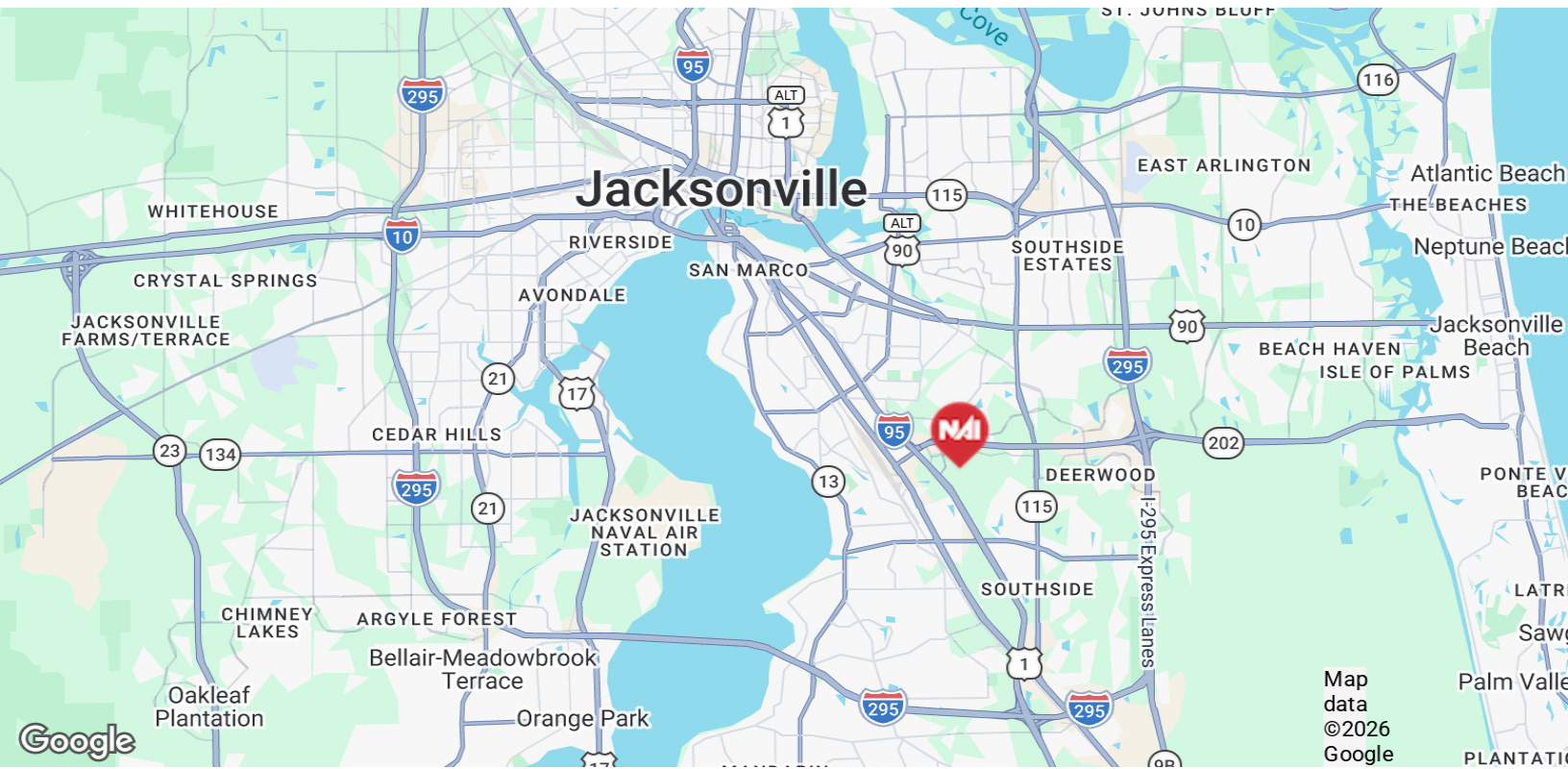


### Available Spaces

Suite	Tenant	Size	Type	Rate	Description
7950-900-1	Available	16,750 - 24,850 SF	NNN	Negotiable	5 dock-level doors
7950-900-2	Available	8,100 - 24,850 SF	NNN	Negotiable	2 dock-level doors & 1 drive-in door

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