



Medical Offices/Retail Spaces for Lease

Available | 1,723± SF - 8,436± SF Under Construction

13617 & 13619 Atlantic Blvd., Jacksonville, FL 32225

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Property Highlights

- Medical office/retail spaces
- Suites from 1,723± - 8,436± SF available
- Pre-leasing in process - under construction
- 59 parking spaces, 4.13/1,000 RSF
- Close to Intracoastal West and Beaches
- Close to amenities







Trade Aerial

Medical Offices



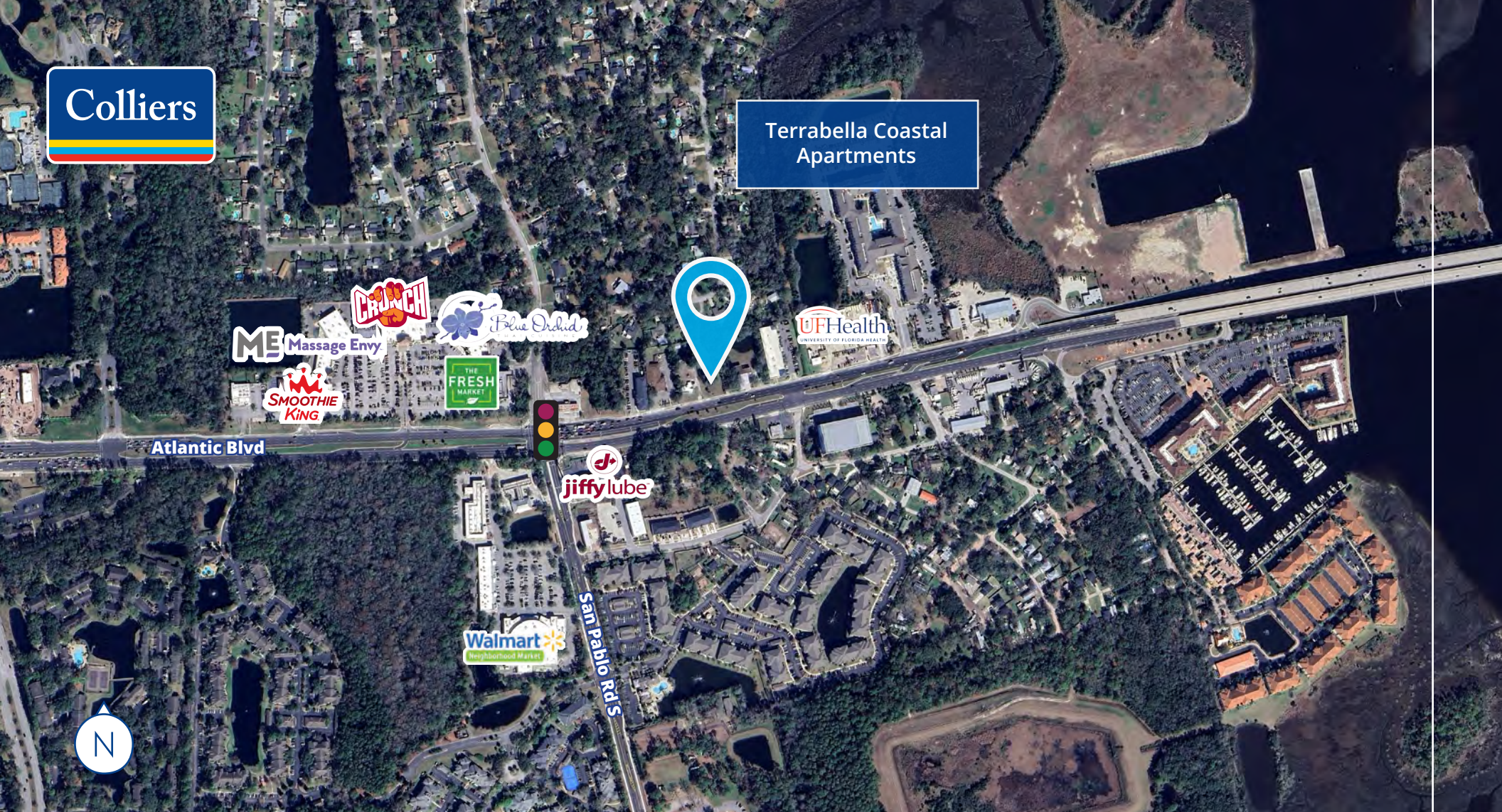
Demographics

Source: ESRI Business Analyst, 2023

	 Population (2025)	 Population Projection (2030)	 Average Household Income (2025)	 Daytime Population (2023)
1 Mile	10,494	10,373	\$140,035	8,660
3 Mile	78,177	79,143	\$134,569	68,268
5 Mile	173,972	177,012	\$136,215	164,475



Terrabella Coastal Apartments



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