OFFICE FOR LEASE IN PERIMETER PARK

8705 & 8711 Perimeter Park Boulevard, Jacksonville, FL 32216

Perimeter Park is a two-building flex office and industrial park in Jacksonville's sought after Southside submarket. The property is directly fronting Southside Boulevard and is less than a quarter mile to J Turner Butler, a major thoroughfare.

±3,861 - 9,427 SF AVAILABLE

- Premier location at the burgeoning intersection of J. Turner Butler Boulevard and Southside Boulevard
- ±9,427 SF office space that consists of individual offices, restroom, and kitchenette
- Prime campus-like setting and beautiful landscaping
- Monument signage on Southside Boulevard
- (49,500± vehicles per day)
- Restroom and kitchenette available in most suites
- Finished ceiling height of 9'
- Ample parking in front of units
- 15 minutes to Downtown, Mandarin & the Beaches

LOCAL MARKET EXPERTS

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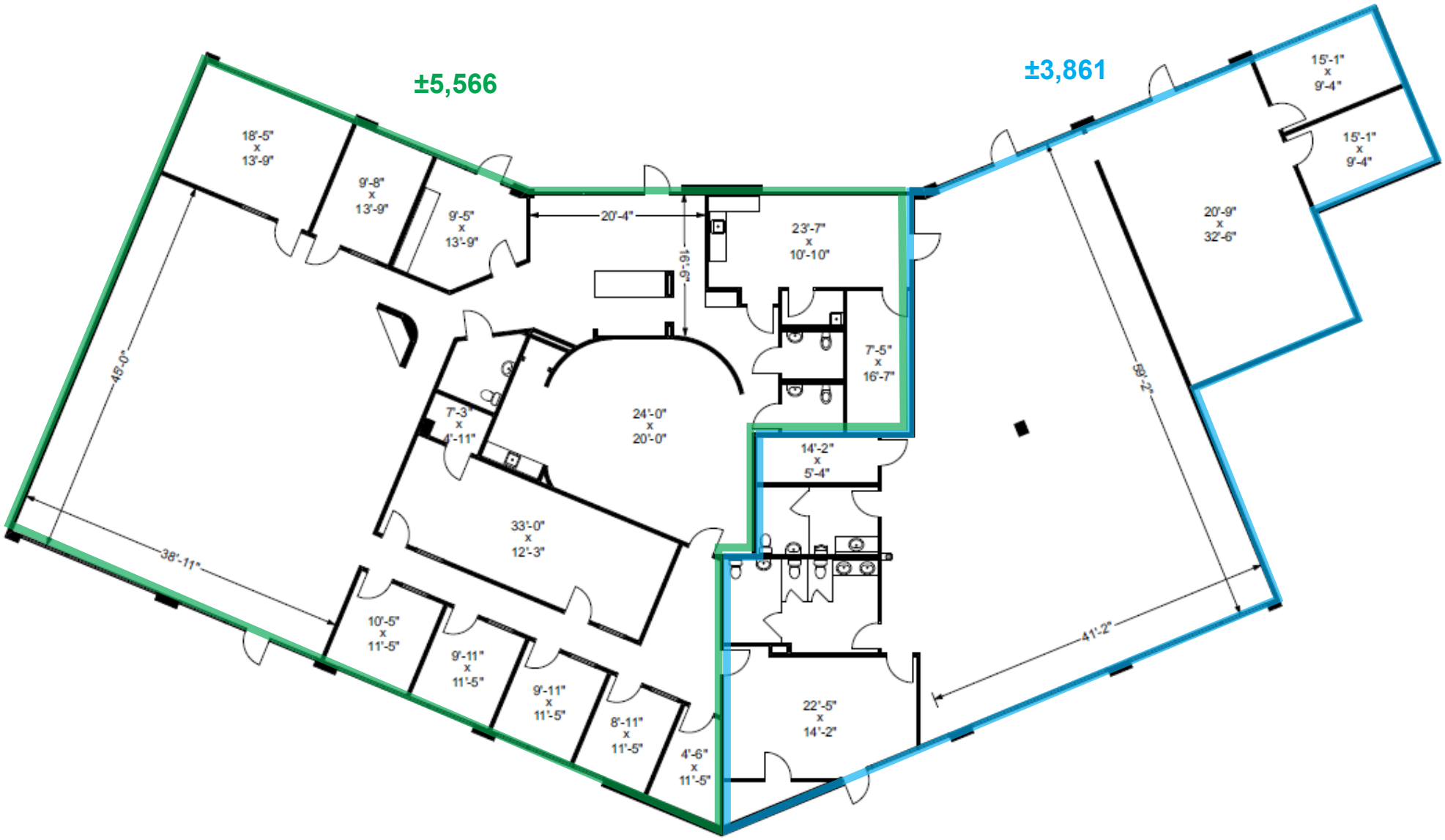
AVAILABLE SPACES

8705 & 8711 Perimeter Park Boulevard

FLOOR PLAN

8705 & 8711 Perimeter Park Boulevard

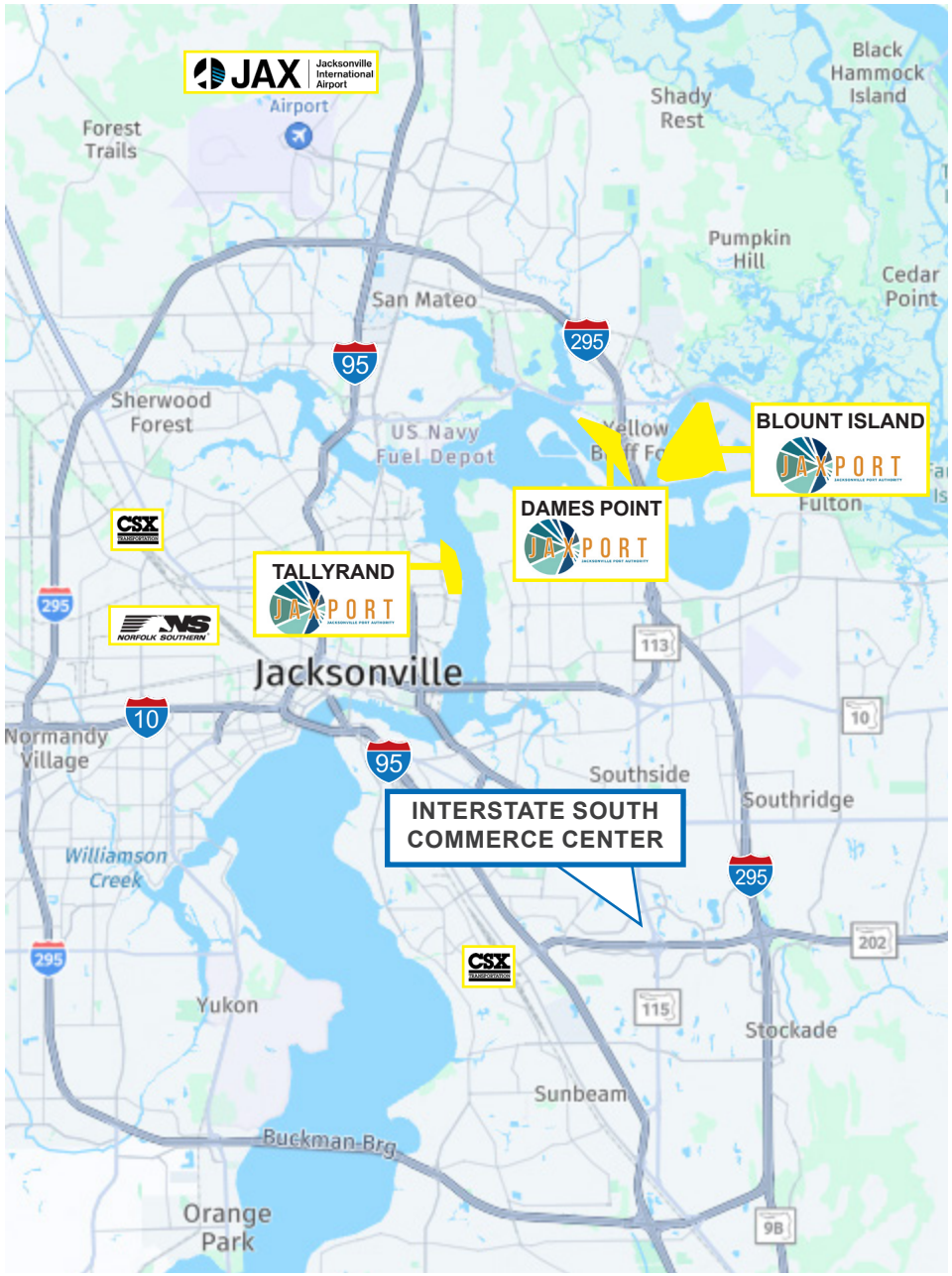


Suite 6

0 9 18 feet

CONVENIENT LOCATION

8705 & 8711 Perimeter Park Boulevard

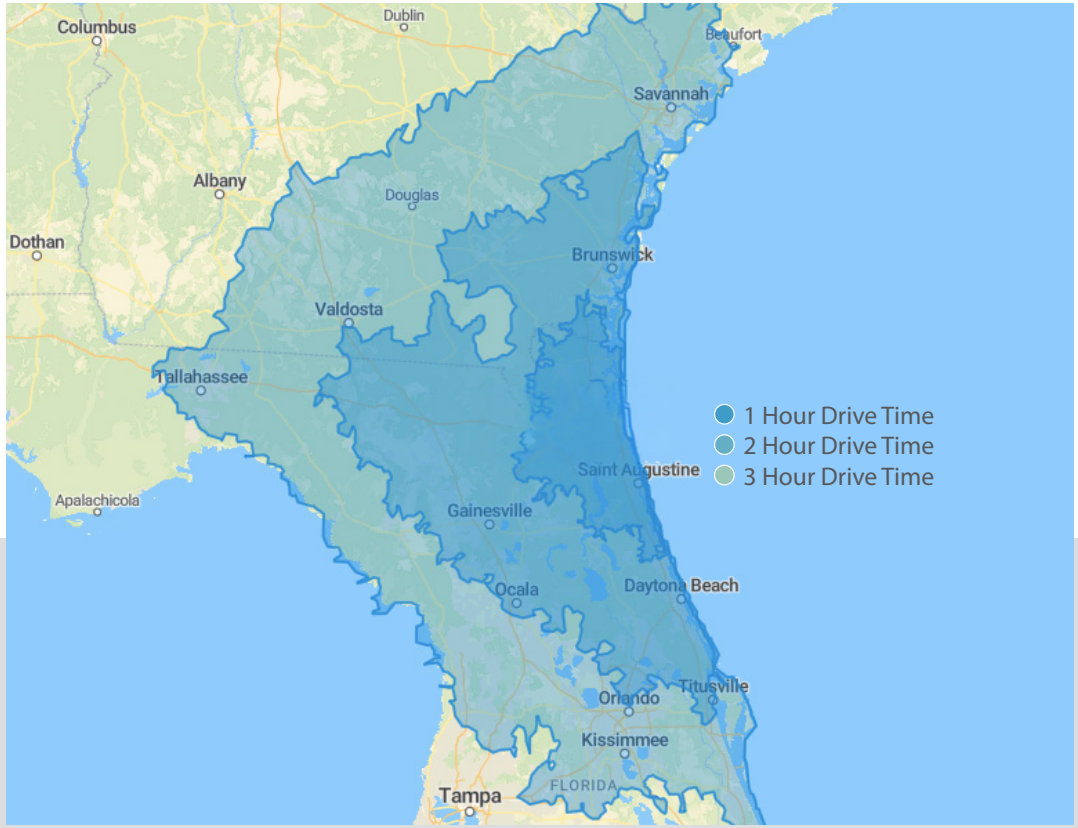


PROPERTY LOCATION

8705 & 8711 Perimeter Park Boulevard

Located within Jacksonville's highly desirable Southside office submarket, 8705 & 8711 Perimeter Park Boulevard offer exceptional connectivity to the region's major transportation corridors, providing convenient access throughout Northeast Florida via J. Turner Butler Boulevard (SR-202), I-95, I-295, Southside Boulevard, Jacksonville International Airport, and Downtown Jacksonville.

Point of Interest	Time	Miles
I-95	3 min	2.7
I-295	4 min	3.1
Jax International Airport	27 min	25
Downtown Jax	13 min	10.1



- ✓ *Premier Southside office location extremely close to St. Johns Town Center and Butler Boulevard*
- ✓ *Convenient access to Jacksonville's executive housing, dining, and retail amenities*
- ✓ *Centrally located between Downtown Jacksonville, the Beaches, and Jacksonville International Airport*

Demographics	1 mile	3 mile	5 mile
2025 Population	13,181	77,825	215,376
2030 Population (Projected)	13,945	82,628	228,561
2025 Avg Household Income	$94,976	$88,559	$91,856
2025 Median Age	34.9	35.8	36.7
2025 Households	6,485	35,196	91,122
Annual Growth 2025-2030	1.2%	1.2%	1.2%