

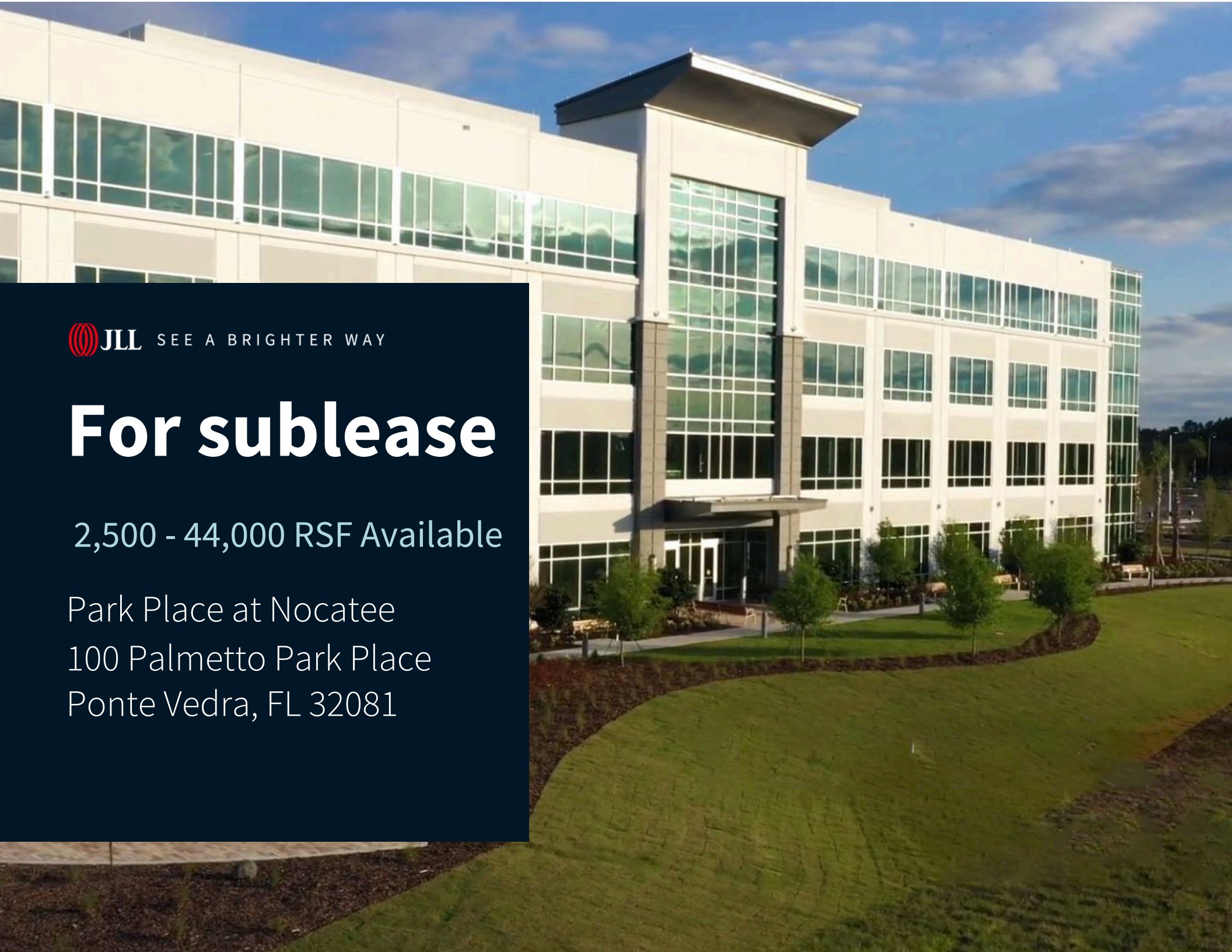
For sublease

2,500 - 44,000 RSF Available

Park Place at Nocatee

100 Palmetto Park Place

Ponte Vedra, FL 32081

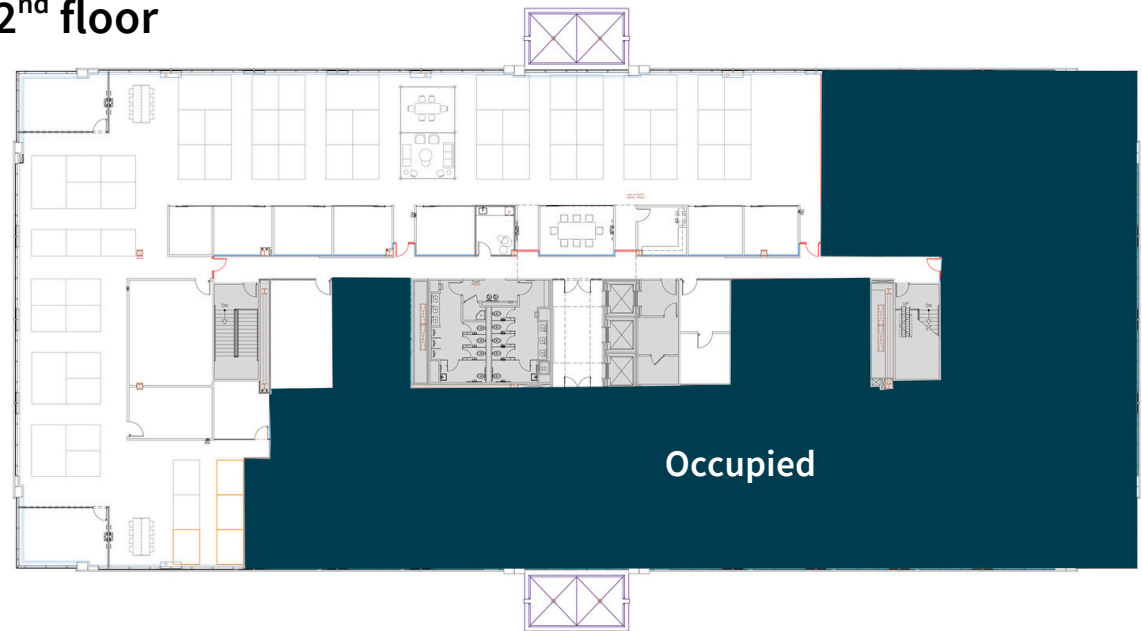


Class A Sublease

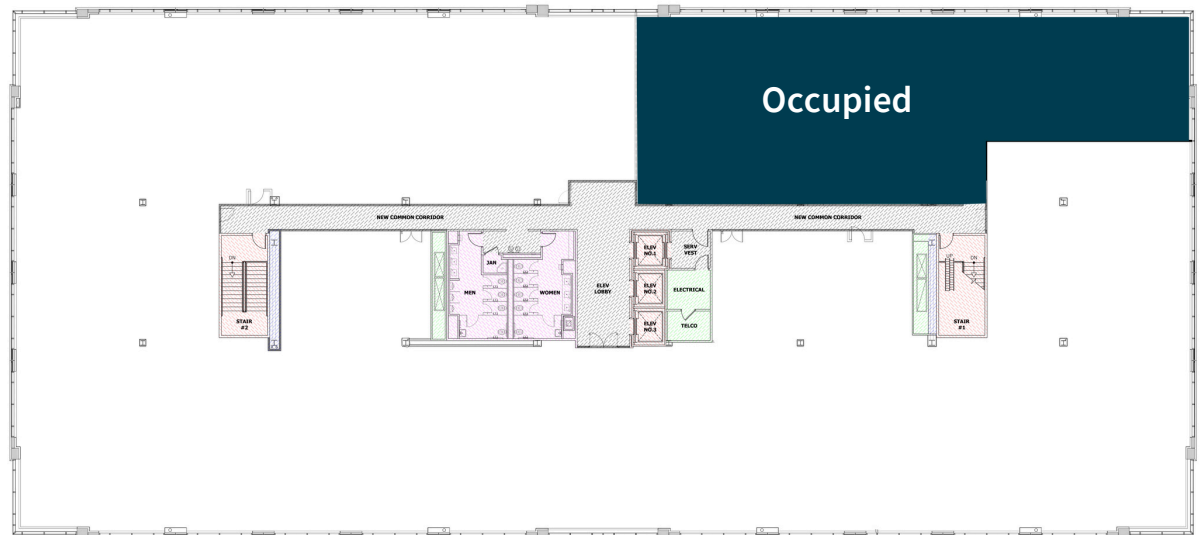
- Highly visible, newly constructed Nocatee office building
- Size available: 2,500 s.f. – 44,000 s.f.
- 2nd floor - 17,000 s.f.
 - Move-in condition
 - Furnished
 - High end finishes
- 3rd floor - 27,000 s.f.
 - Flexible sizing available with ability to design your own suite
 - Vanilla shell condition
 - Available for immediate build out
- Sublandlord offering substantial Tenant Improvement Allowance
- Master Lease expiration: July 31, 2032

2,500 s.f. - 44,000 s.f. available

2nd floor



3rd floor



Location

- Located in Nocatee with visibility from Nocatee Parkway.
- Within a 30 minute drive to Downtown Jacksonville, St. Johns Town Center, the Beaches and St. Augustine

1.8 miles from Nocatee Town Center with numerous restaurants, shopping and fitness options

Nocatee is a master-planned community located in northeast Florida, spanning parts of St. Johns and Duval counties. The community features over 5,000 acres of parks, trails, and nature preserves, including the popular Splash Water Park and Nocatee Preserve. Nocatee Town Center provides convenient shopping, dining and services within the development.

With its strategic location between Jacksonville and St. Augustine, Nocatee offers easy access to beaches, employment centers and cultural attractions.

