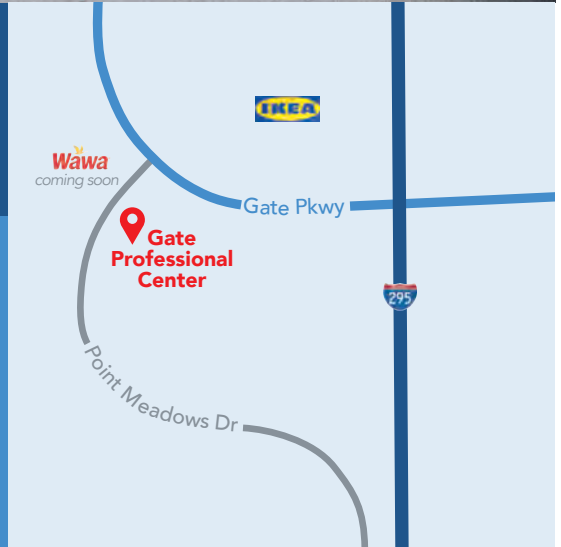




GATE PROFESSIONAL CENTER

7741 Point Meadows Dr | Jacksonville, FL 32256

- ◊ Conveniently located ¼ mile from JTB off I-295, across from IKEA
- ◊ Desirably positioned just minutes from local banks & popular area restaurants at St. John's Town Center
- ◊ High traffic location boasts flourishing residential growth & business expansion



SIZE

Total
28,000 sq ft±

Divisible Space
725 sq ft±

Contiguous Space
3,093 sq ft±

DEMOGRAPHICS

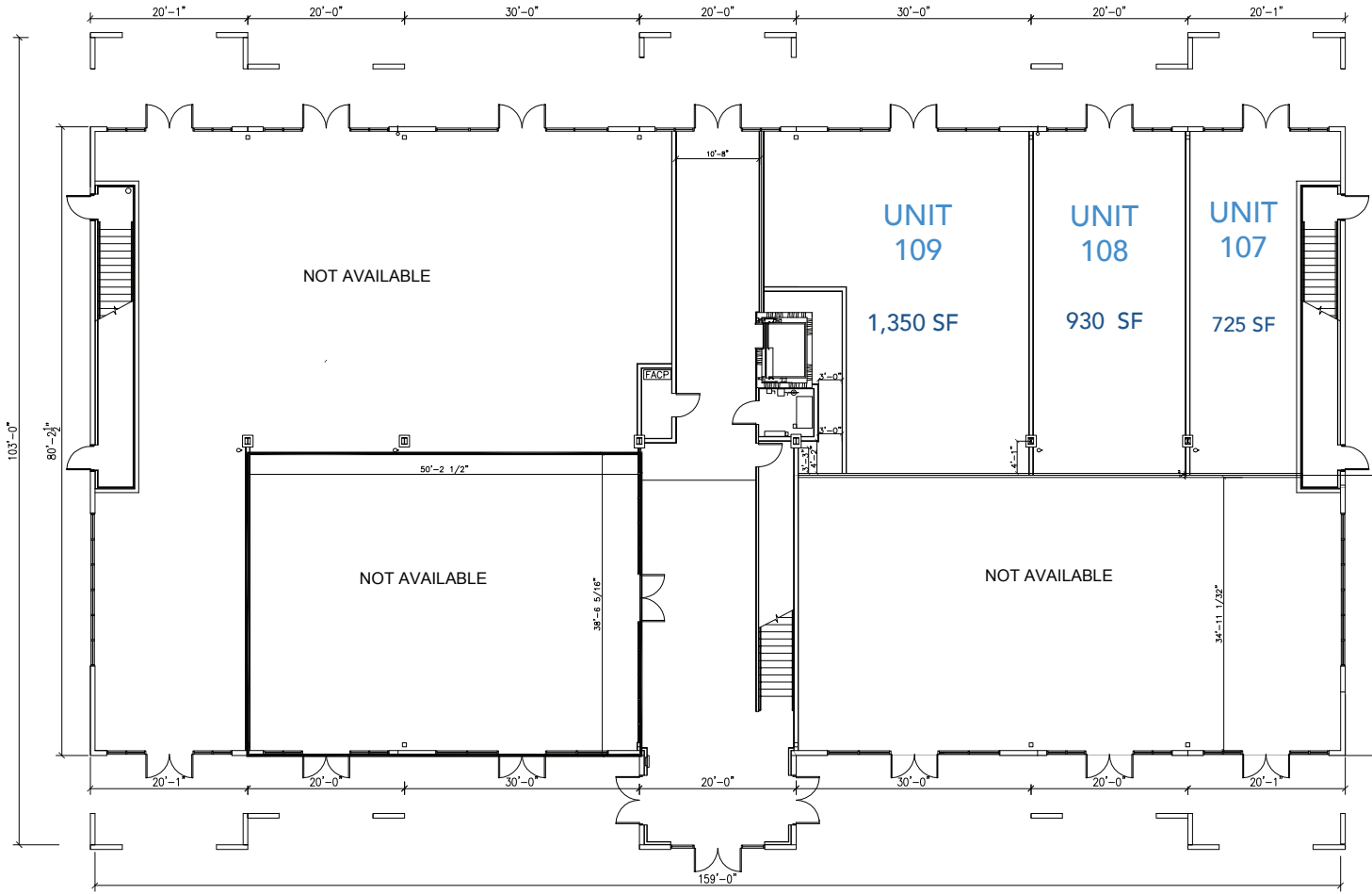
	Population	Total Households	Average HH Income
1 Mi	7,001	3,082	\$129,932
3 Mi	55,514	24,262	\$103,535
5 Mi	136,148	58,063	\$106,290

TRAFFIC

Gate Pkwy
17,600

I-295
107,000

FLOOR 1



FLOOR 2

