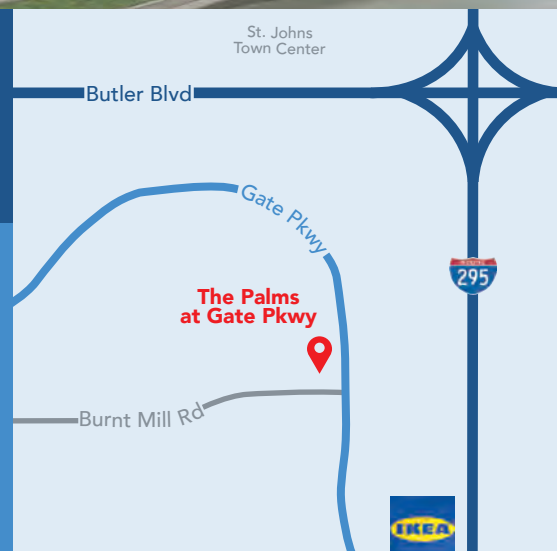




THE PALMS at GATE PKWY

Gate Pkwy & Burnt Mill Rd | Jacksonville, FL 32256

- Conveniently nestled in a rapidly growing area of Jacksonville near the intersection of Gate Parkway and I-295 just west of Ikea
- Offering a mix of office space, retail shops and restaurants



SIZE

Total
119,362 sf±

Building 1
33,360 sf±

Building 2
52,386 sf±

Building 3
33,360 sf±



DEMOGRAPHICS

	<u>Population</u>	<u>Total Households</u>	<u>Average HH Income</u>
1 Mi	5,087	2,236	\$112,137
3 Mi	65,169	28,516	\$88,813
5 Mi	144,517	61,051	\$87,655



TRAFFIC

Gate Pkwy
15,300

I-295/SR-9A
105,000

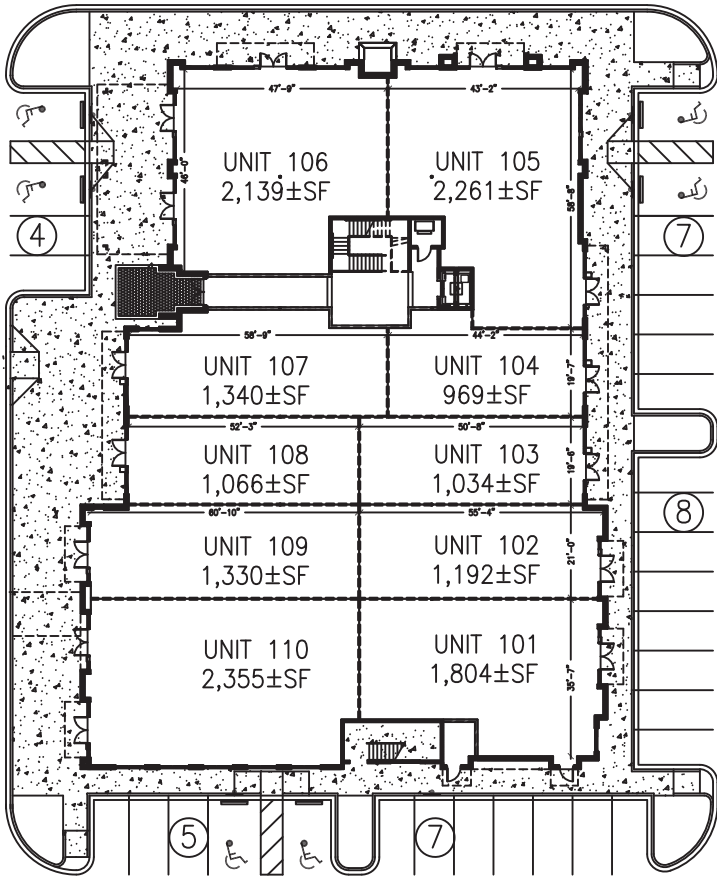
RENDERINGS

The Palms at Gate Parkway | Gate Pkwy & Burnt Mill Rd | Jacksonville, FL 32256

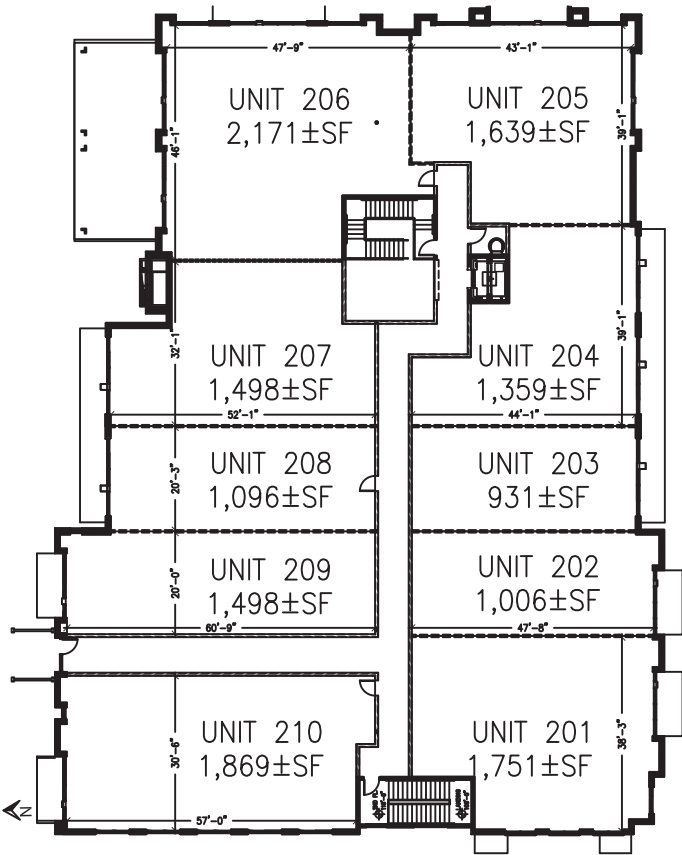


BUILDING 1

1ST FLOOR



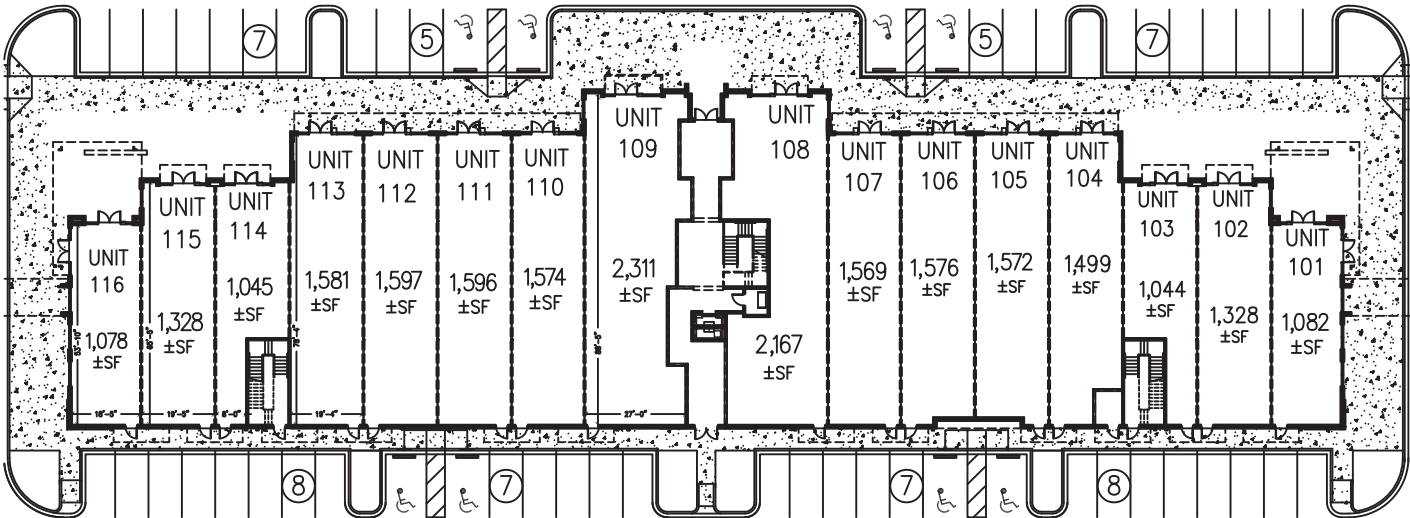
2ND FLOOR



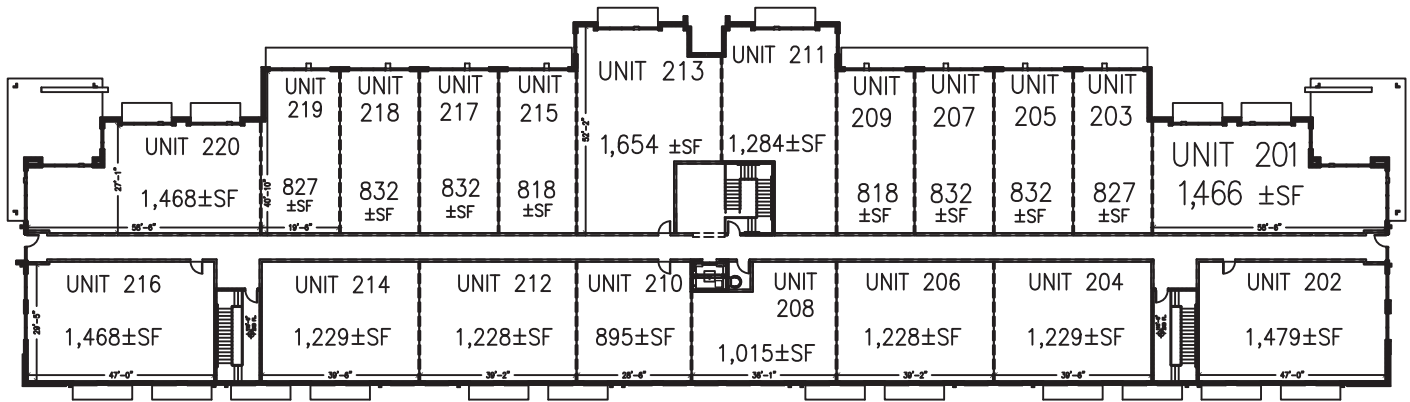
BUILDING 2

The Palms at Gate Parkway | Gate Pkwy & Burnt Mill Rd | Jacksonville, FL 32256

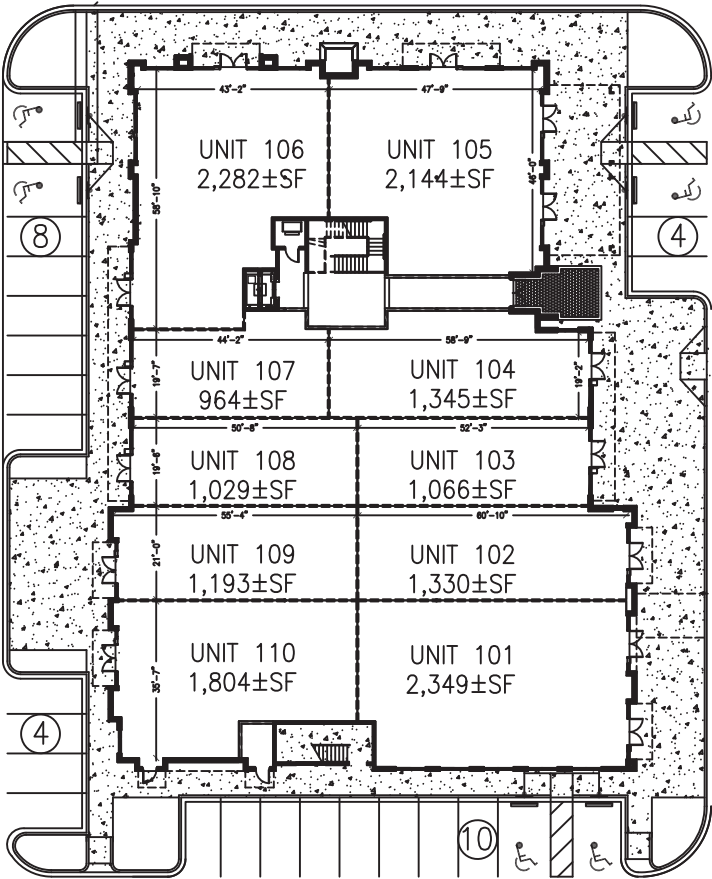
1ST FLOOR



2ND FLOOR



1ST FLOOR



2ND FLOOR

