

EXCLUSIVE
GATES OF DUNN
AVENUE

SPACE FOR LEASE OR SALE

± 2,642 sq ft

📍 10740 Balmoral Dr.
Jacksonville, FL 32218



LOCAL DEMOGRAPHICS



35.6k +/- Daytime employee
within 5 miles.



Average income \$61k +/-
within 5 miles.



117k +/- residents
within 5 miles.



34.2k +/- VPD along Dunn Ave and
82.5k +/- Vehicles per day along I-95.



904-757-4000



Janet Keister

SVP Leasing

✉ Janet@Hakimian.us



Blake Hakimian

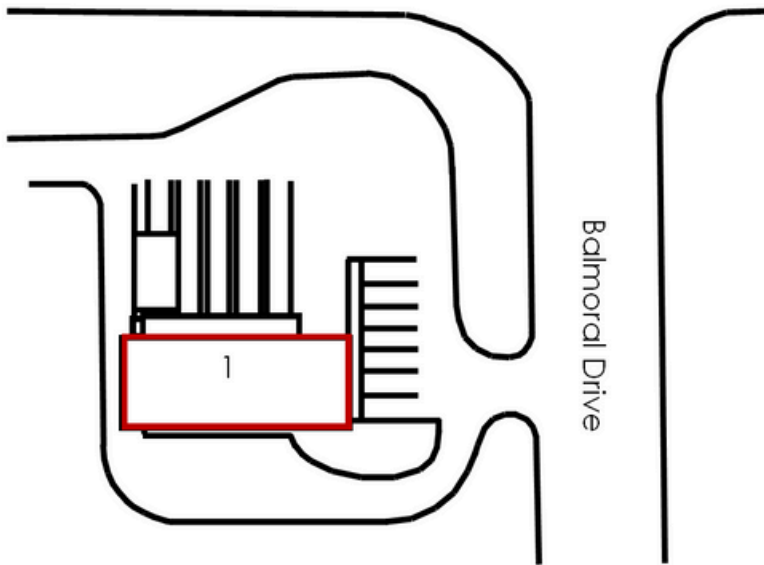
Acquisitions & Finance

✉ Blake@Hakimian.us

HAKIMIAN HOLDINGS
7077 Bonneval Road, Suite 400
Jacksonville, FL 32216
www.Hakimian.us



Dunn Avenue

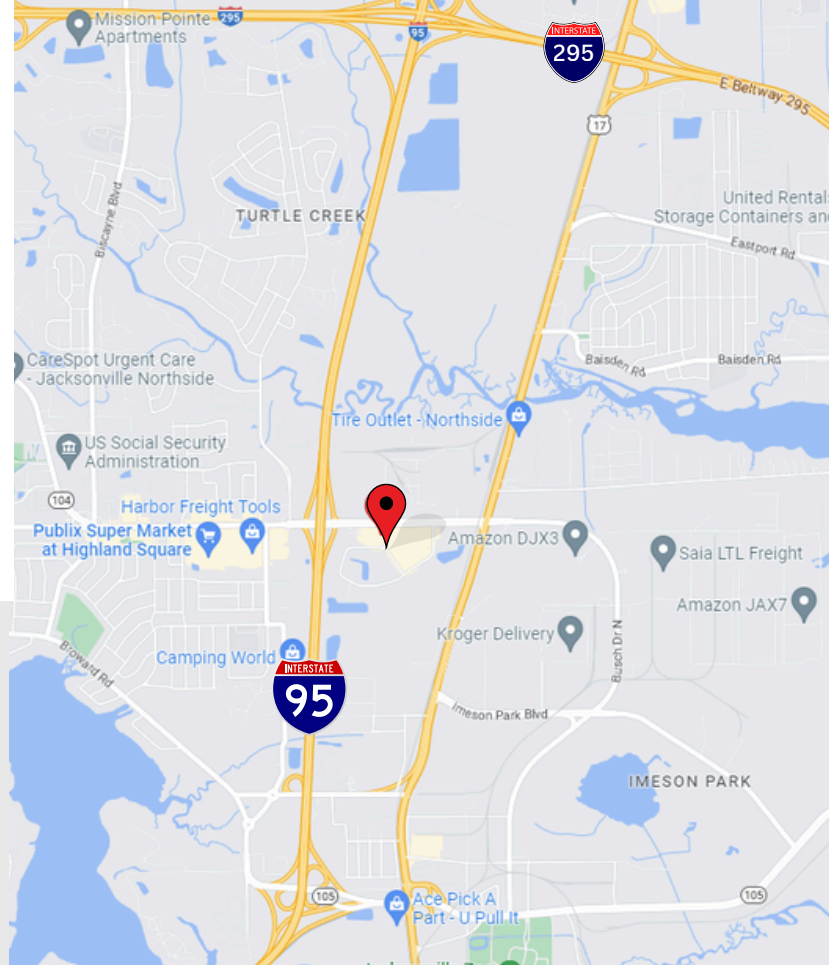


Balmorel Drive

TENANT LIST

Unit | TENANT | SQ FT

1 Available 600



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