

EXCLUSIVE

GATES OF PONTE VEDRA

RETAIL SPACE FOR LEASE

± 53,236 sq ft



**840 A1A N, Ponte Vedra
Beach, FL 32082**



LOCAL DEMOGRAPHICS



**100k +/- daytime
employees (10 mi).**



**The population is 221k
within 10 miles**



**Average income \$157k +/-
within 5 miles.**



**32.4K Vehicles Per Day
on State Hwy A1A.**



904-757-4000

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SVP Leasing

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HAKIMIAN HOLDINGS

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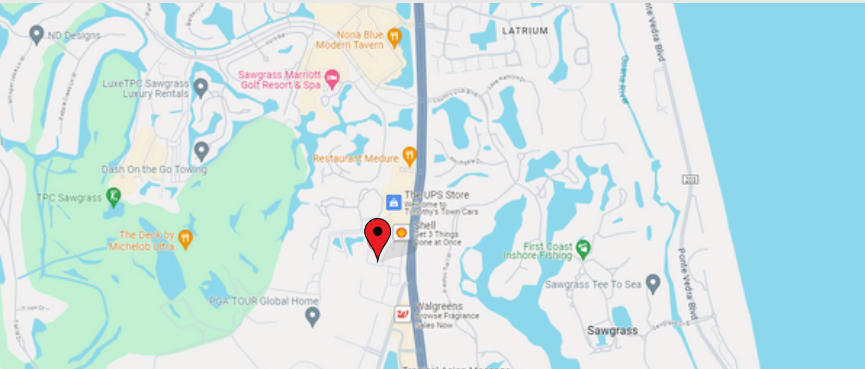
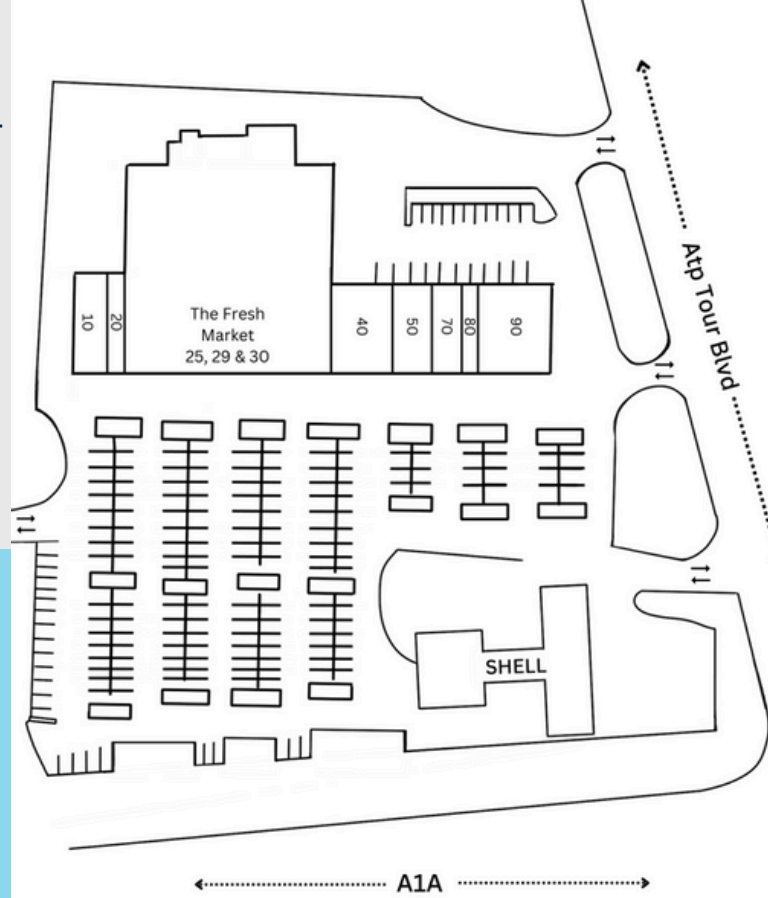
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TENANT LIST

Unit | TENANT | SQ FT

10	R&R Cleaners	1,973
20	T-Mobile	1,365
25, 29, & 30	Fresh Market	34,586
40	AAA Auto Club	4,400
50	Rita's Italian Ice	1,227
70	Zula Surf Company	2,400
80	Elite Nail & Tan	1,600
90	Dollar Tree	5,685



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