EXCLUSIVE

# SEAWALK VILLAGE

## RETAIL SPACE FOR LEASE

±49,214 sq ft

940-1020 3rd St North
Jacksonville Beach, FL 32250




## LOCAL DEMOGRAPHICS

Full block and a half at the signalized intersection of A1A and 9th Ave N

115k +/- residents within 5 miles.

Average income $133k +/- within 5 miles.

34.9k +/- Vehicles per day on 3rd st.

904-757-4000




Janet Keister
SVP Leasing
Janet@Hakimian.us

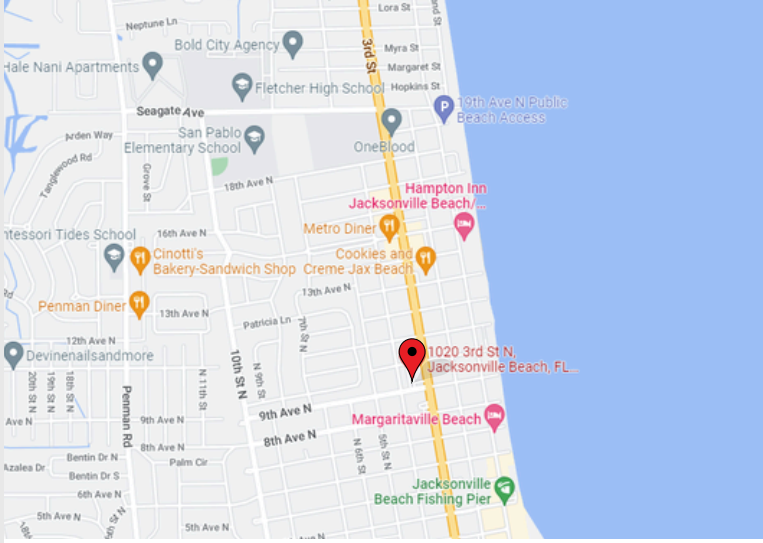


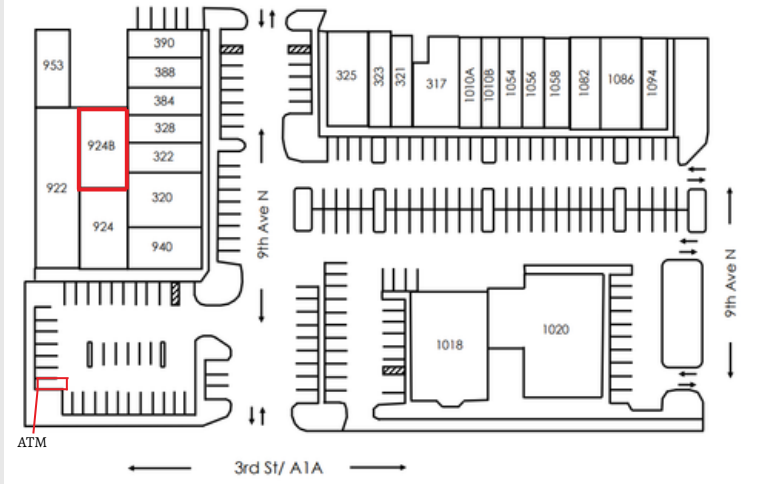
Robby Wendland
Leasing Associate
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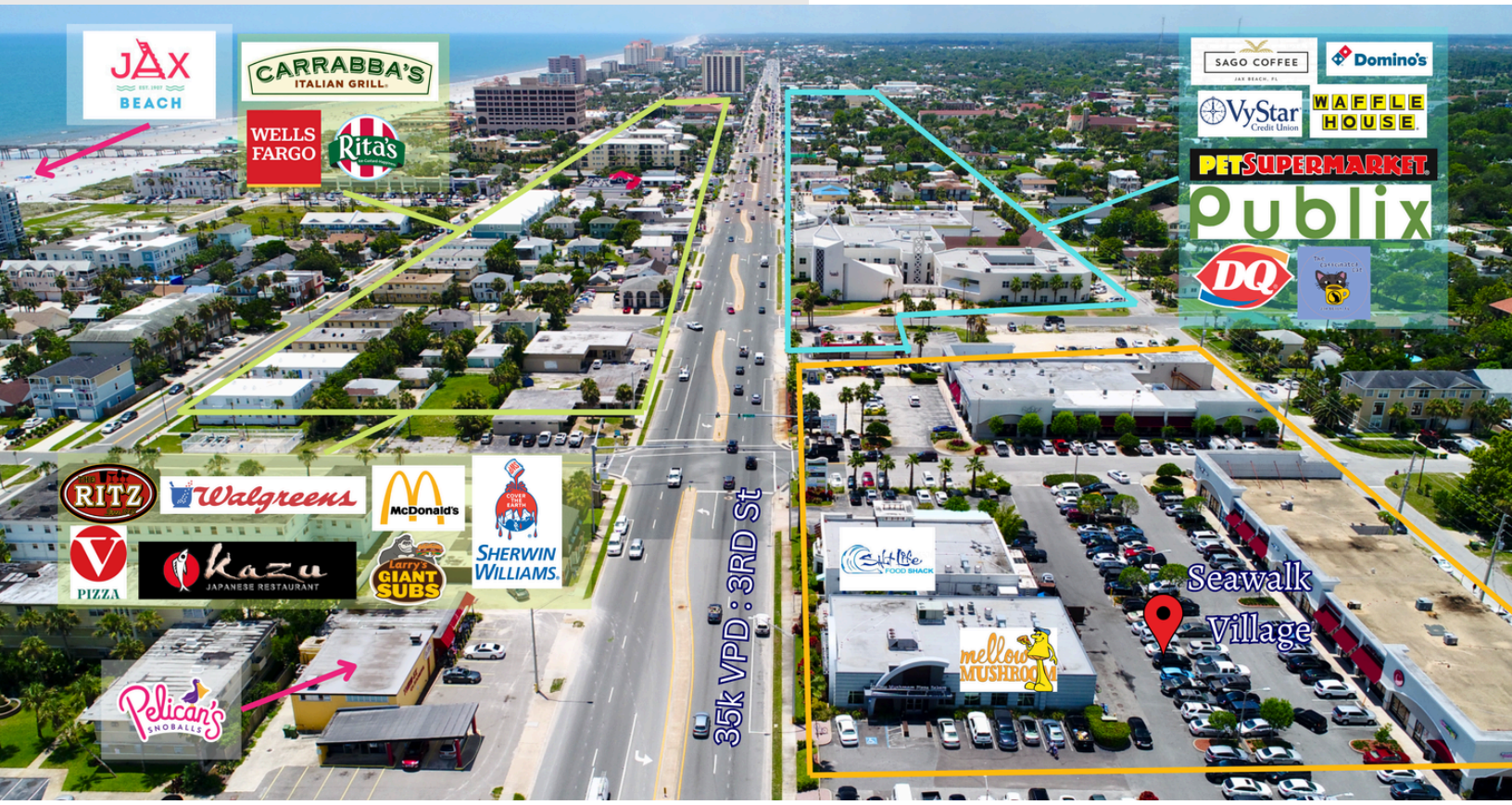
**HAKIMIAN HOLDINGS**
7077 Bonneval Road, Suite 400
Jacksonville, FL 32216
www.Hakimian.us

# TENANT LIST

| Unit | TENANT | SQ FT |
|---|---|---|
| 1010A | H&M Learning | 1,044 |
| 1010 B | Gator Ice Cream | 980 |
| 1018 | Salt Life Food Shack | 5,167 |
| 1020 | Mellow Mushroom | 5,770 |
| 1054 | Mystic Mud Kava and Tea Lounge | 1,425 |
| 1056 | Pure Barre | 1,425 |
| 1058 | Karis & Company LLC | 1,136 |
| 1082/86 | Cortello Salon | 3,850 |
| 1094 | Cafe Santorini | 1,400 |
| 317 | Tang Dynasty | 2,060 |
| 320 | Wicked N' Twisted | 2,404 |
| 322 | ND Artistry Salon | 1,245 |
| 321 | Patty Picasso | 1,144 |
| 323 | Kaivi Lagree Studio | 1,178 |
| 325 | F45 Training | 2,262 |
| 328 | Pure Hydration | 1,153 |
| 384 | Pure Hydration | 1,146 |
| 388/390 | Skin Spa by Casey | 2,297 |
| 922 | Circle of Chi | 3,327 |
| 924 | Leslie's Poolmart | 3,000 |
| 924B | Available | 1,526 |
| 940 | Gregory's Jewelers | 2,000 |
| 953 | Solstice Salon &Boutique | 2,275 |
| - | Available | ATM |




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