



**COLDWELL
BANKER
COMMERCIAL**

PREMIER PROPERTIES

FOR LEASE

CBCPREMIERPROPERTIES.COM

130 CENTER PLACE WAY

\$19.50 SF/yr (NNN)

130 Center Place Way
Saint Augustine, FL 32095

AVAILABLE SPACE

FEATURES

- Brand New Construction!
- Prime WGV Retail or Office Location!

AREA

Just off I-95 World Golf Village Exit Premier Medical Office/Restaurant Building in one of St. Johns County's most prestigious planned developments. Very manicured roadways, attractive entrances and architecturally restricted development, ensuring a beautiful working and living environment. Explosive growth area with 48,000 new homes in 10 miles, additional 64,000 approved/under construction. 40 minute drive from JAX International Airport and JAX Port Authority. 20 minutes from St. Augustine, FL. NOTE: Building shell, site-work and landscaping scheduled to be completed at the end of March 2020, just need your plans and permits to finish the custom interior build-out.



OFFICE

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**COLDWELL BANKER COMMERCIAL
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1750 Tree Blvd., Suite 7, Saint Augustine, FL 32084
904.827.1717



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130 Center Place Way, Saint Augustine, FL 32095

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OFFERING SUMMARY

Available SF:

Lease Rate: \$19.50SF/yr (NNN)

Lot Size: 1.02 Acres

Year Built: 2020

Building Size: 6,200 SF

Zoning: Commercial

Market: Jacksonville

Submarket: St. Augustine

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PROPERTY OVERVIEW

New building currently under construction with Commercial Zoning. Perfect for Retail, Hair/Nail Salon, Spa, Restaurant, Sports Bar, Doctor/ Dentist office, Karate Studio, Dance Studio, Professional Office. Corner lot, 29 Parking spaces on property. Estimated completion August 2020.

PROPERTY HIGHLIGHTS



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LEASE INFORMATION

Lease Type:	-	Lease Term:	Negotiable
Total Space:	-	Lease Rate:	N/A

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
#2	-	3,000 - 6,200 SF	NNN	\$19.50 SF/yr	-
#1	-	3,200 - 6,200 SF	NNN	\$19.50 SF/yr	-

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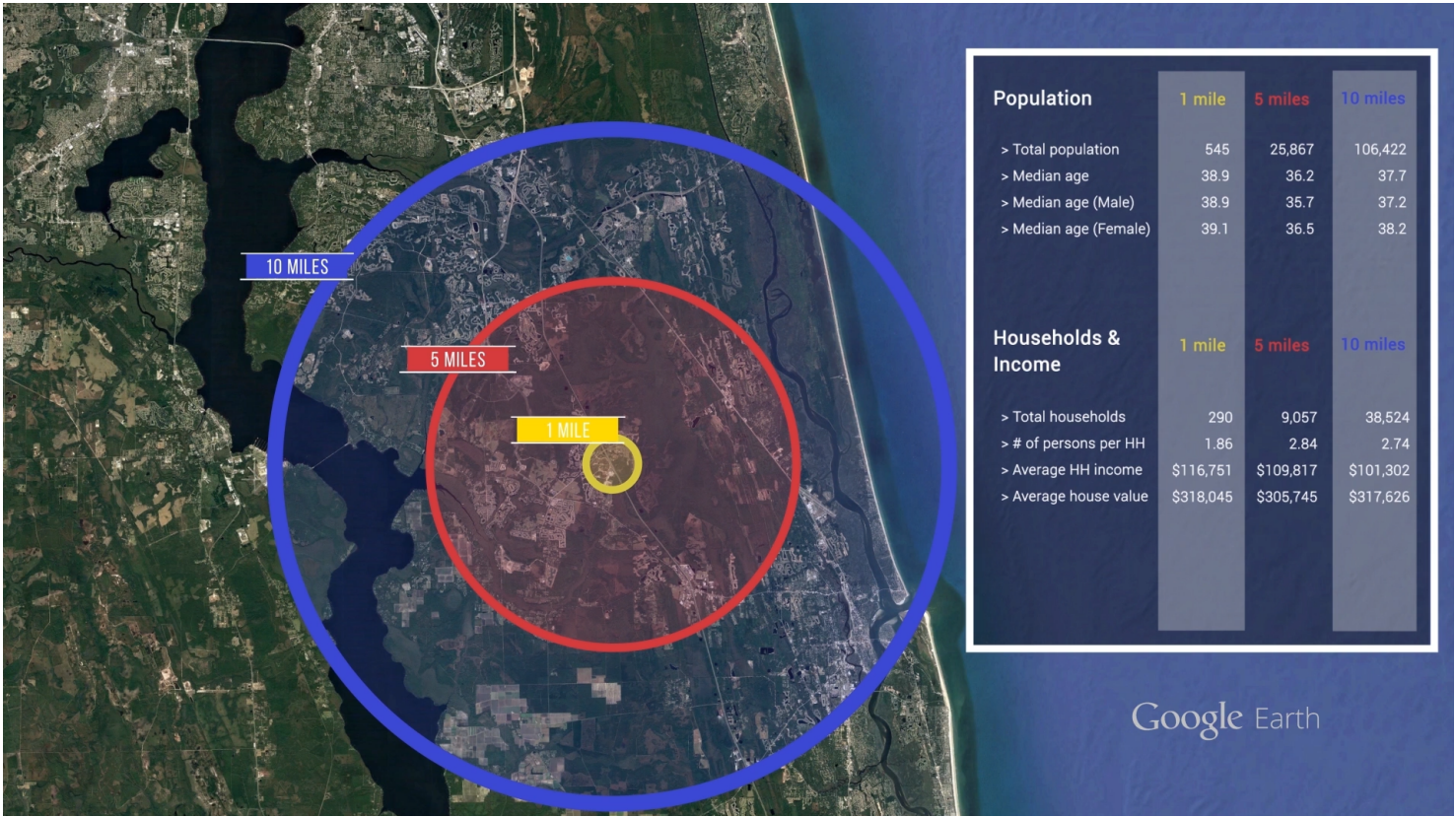
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