

1.4 AC PAD PARCEL AVAILABLE | FOR GROUND LEASE OR BTS

9437 Collins Rd
Jacksonville, FL 32244

SEAN MCGILL
D - 904.302.6943
sean@cantrellmorgan.com

TOMMY ELLIS
D - 904.770.4111
tommy@cantrellmorgan.com

CANTRELL & MORGAN

PROPERTY OVERVIEW

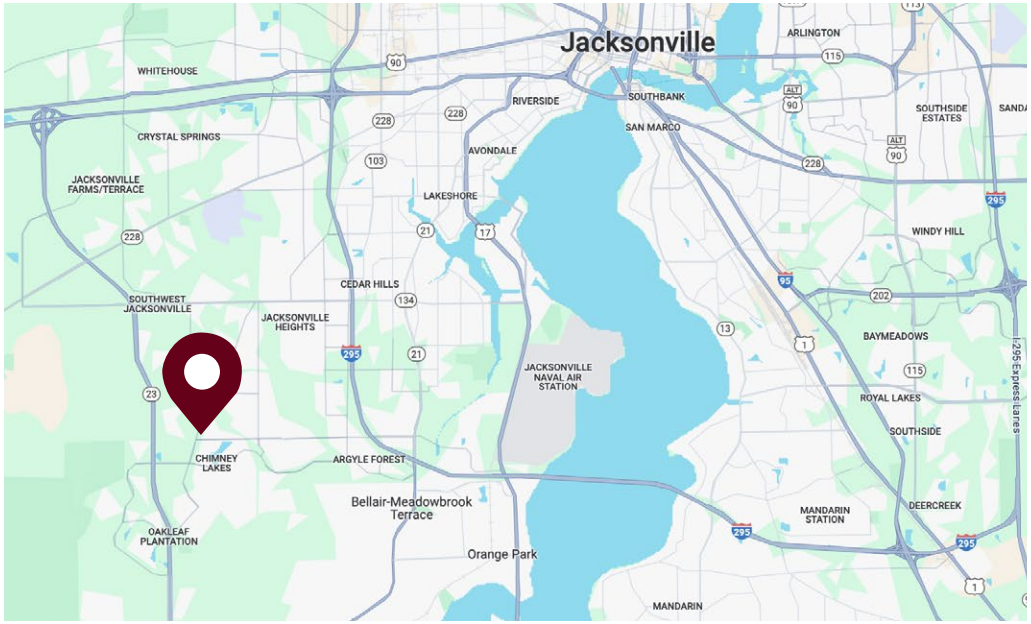
PROPERTY HIGHLIGHTS

- 1.4 acres available
- Pad Parcel graded with utilities stubbed and off-site retention
- Located at the Northeast corner of Old Middleburg & Collins Rd
- Signalized intersection
- Located near the Oakleaf Town Center
- Ideal for Gas C-Stores, QSR's, medical uses, and automotive uses

DEMOGRAPHICS

	3 MILES	5 MILES
Population	62,375	142,593
Households	21,810	51,479
Median Age	36.7	36.3
Median Household Income	$93,724	$80,747
Average Household Income	$105,204	$93,705





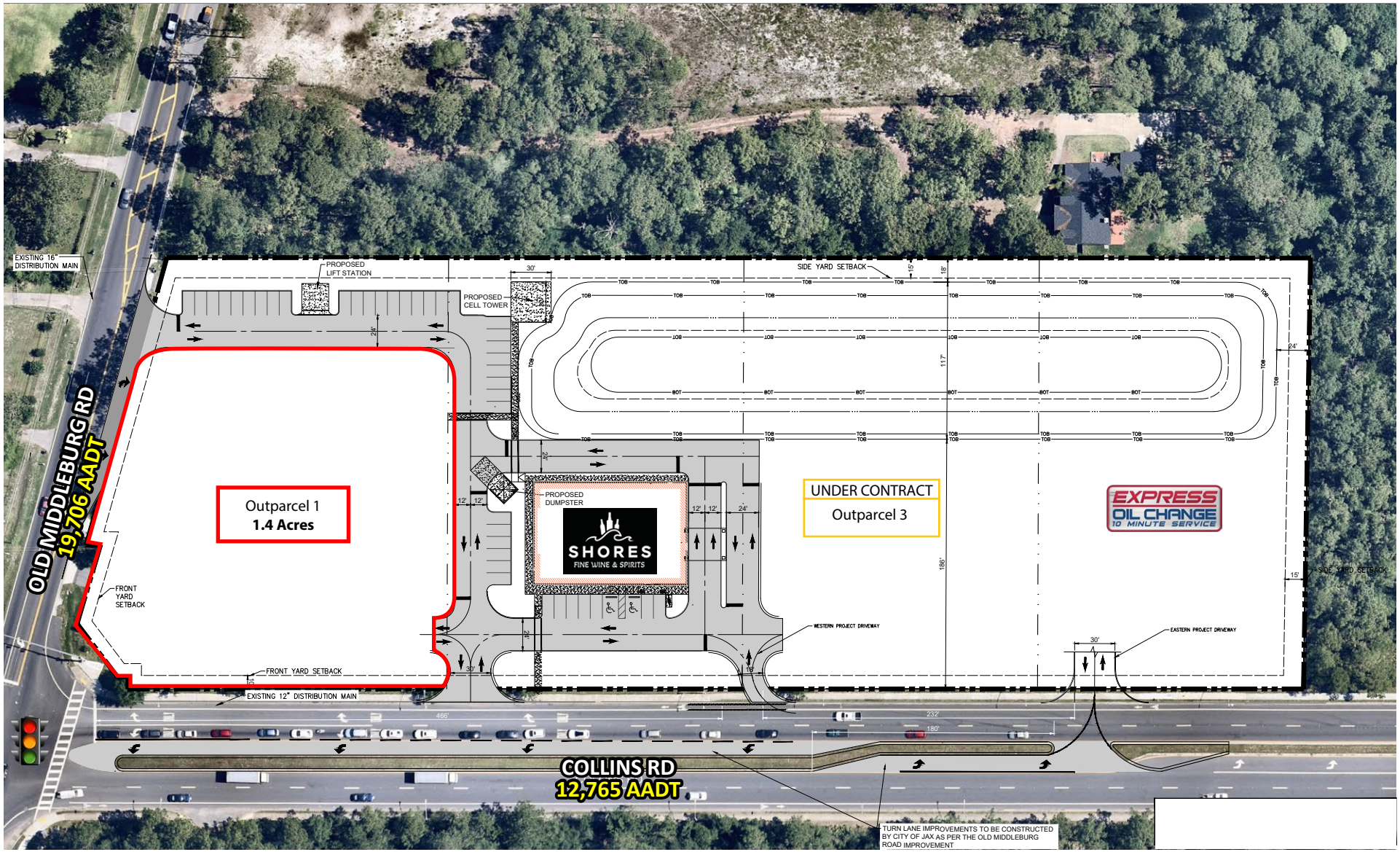
9437 Collins Rd | Jacksonville, FL 32244

SEAN MCGILL
D - 904.302.6943
sean@cantrellmorgan.com

TOMMY ELLIS
D - 904.770.4111
tommy@cantrellmorgan.com

CANTRELL & MORGAN

CONCEPTUAL SITE PLAN



9437 Collins Rd | Jacksonville, FL 32244

SEAN MCGILL
D - 904.302.6943
sean@cantrellmorgan.com

TOMMY ELLIS
D - 904.770.4111
tommy@cantrellmorgan.com

CANTRELL & MORGAN

COLLINS PLAZA





9437 Collins Rd | Jacksonville, FL 32244

SEAN MCGILL
D - 904.302.6943
sean@cantrellmorgan.com

TOMMY ELLIS
D - 904.770.4111
tommy@cantrellmorgan.com

CANTRELL & MORGAN