



REGENCY WALK NEIGHBORHOOD RETAIL CENTER | PRIME LEASING OPPORTUNITY

10214-10230 Atlantic Blvd
Jacksonville, FL 32225

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PROPERTY OVERVIEW

Regency Walk Neighborhood Retail Center is a prime retail destination situated at the high-traffic, signalized intersection of **Atlantic Blvd and Debutante Drive**. Anchored by well-established national and regional tenants such as **Dollar General** and **Salon Centric**, the center benefits from excellent visibility, strong foot traffic, and a thriving commercial environment. Neighboring businesses include **Mercedes-Benz, Advance Auto Parts, Krystals, and more**, further enhancing customer draw.

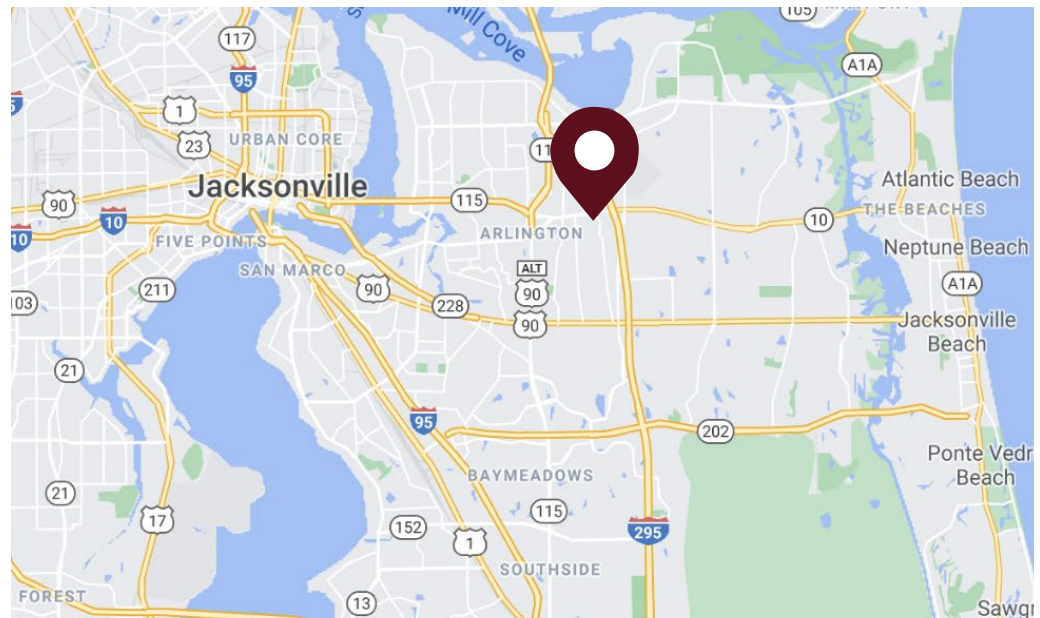
Available Spaces include a 3,058 SF Inline Retail Suite, ideal for a variety of retail or service-oriented businesses as well as a **2,655 SF Move-In Ready Restaurant Space** which is fully built-out and ready for immediate operation, perfect for a new or expanding restaurant concept.

With **ample parking, strong co-tenancy, tall signage, and exceptional visibility**, Regency Walk offers a strategic location for businesses looking to establish or expand their presence in Jacksonville.

UNIT	SIZE	DESCRIPTION	PRICE
10236	3,058 SF	Inline space	\$20/SF + \$6.90/SF NNN
10244	2,655 SF	2nd gen restaurant space	\$20/SF + \$6.90/SF NNN
Opportunity for outdoor patio			

DEMOGRAPHICS

	3 MILES	5 MILES
Population	84,977	221,599
Households	33,505	88,753
Median Household Income	\$63,865	\$72,695
Average Household Income	\$80,700	\$97,328



REGENCY WALK



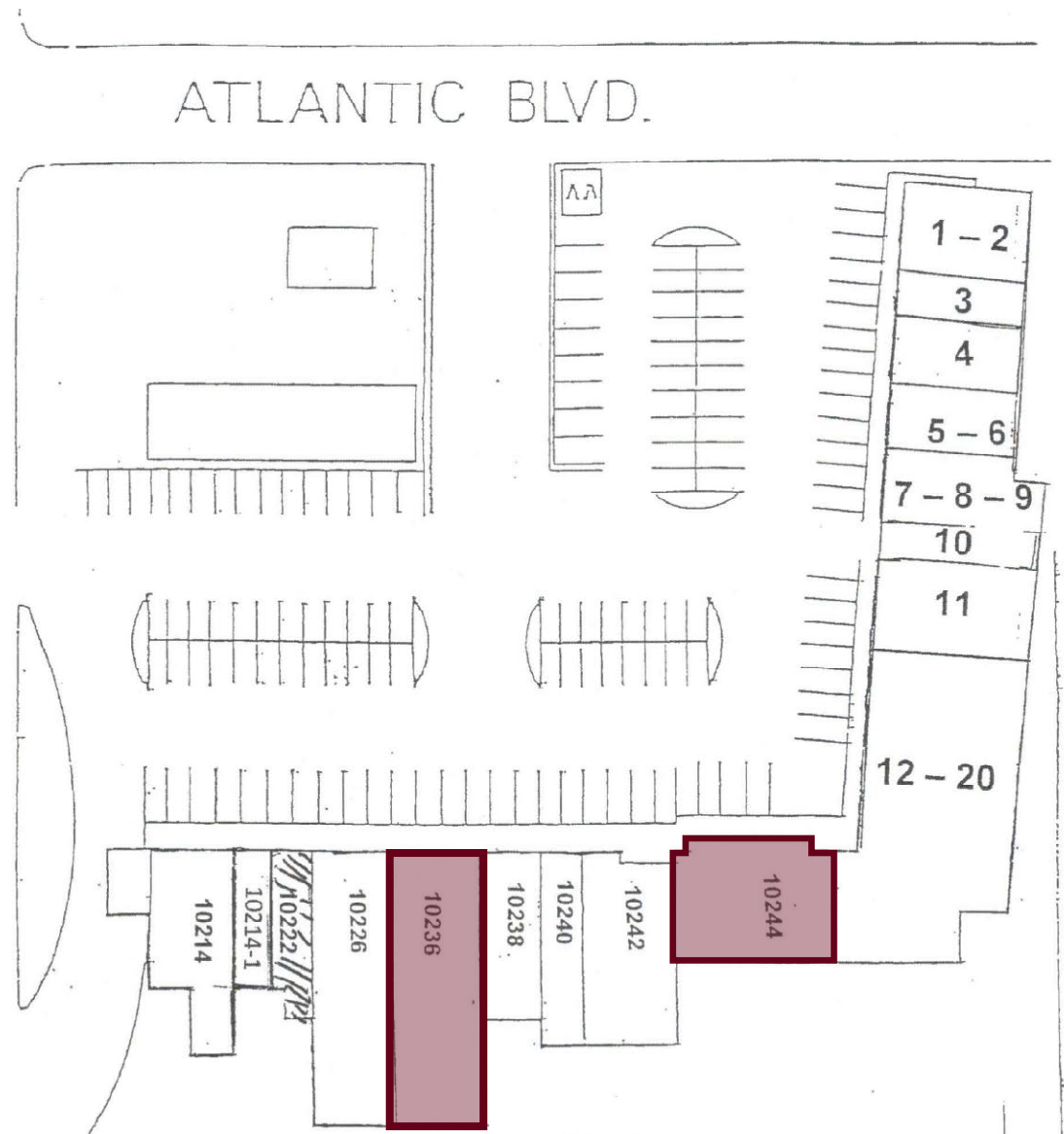
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SITE PLAN, AVAILABILITY & TENANT KEY

Unit	SF	Tenant
1&2	1,350	BDS Floors Corp
3	700	USA 0399 - The Checking Cashing Store
4	700	The Brooklyn Barber, LLC Interest To Los Profesionales, LLC
5&6	1,400	Ocean Air Graphics Inc
7,8&9	2,240	Grinders Café
10	882	Valei Arts LLC
12-20	9,451	Dolgenercorp Inc-Dollar General #10641
10214/ 10214-1	2,849	Tovar & Tovar 2 LLC d/b/a El Cafetal
10222	850	Briven Vape Inc., d/b/a Smoke Vape
10226	3,000	SalonCentric Inc/ Store # 1104
10236	3,058	Available
10238	1,440	904 Laundry P/K/A ABC Laundry (Dale's Atlantic Coin Laundry)
10240	1,050	Dung Tran Group LLC, d/b/a J&T Nails
10242	2,400	Dry Clean Mart & AB AF Dry Clean Mart Inc
10244	2,655	Available



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INTERIOR PHOTOS - UNIT 10236



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AERIAL OVERVIEW



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