



4680 BLANDING BLVD | FOR LEASE

4680 Blanding Blvd
Jacksonville, FL 32210

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PROPERTY OVERVIEW

For Lease: 4680 Blanding Blvd | Jacksonville, FL 32210

Highly Visible Commercial Space on Busy Blanding Blvd

Beautiful, light-filled space with **large windows**, **15' ceilings**, and a modern open layout featuring **exposed ductwork**. Includes **2 large private offices** and **1 restroom** – perfect for retail, office, showroom, or studio use.

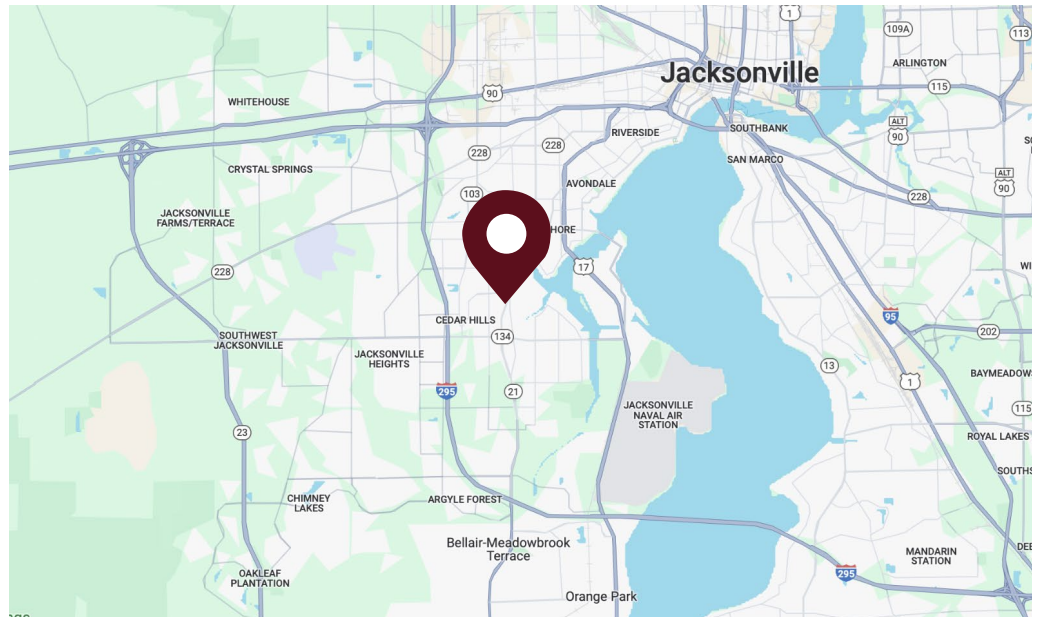
Property Highlights:

- 1,978 SF
- Prime visibility on Blanding Blvd
- Expansive windows with abundant natural light
- Open floorplan with high ceilings and exposed ductwork
- 2 private offices + 1 restroom
- Zoned **CCG-2** – wide range of allowable uses
- Ideal for retail, creative office, fitness, salon, and more

Availability: September 2025

PROPERTY DETAILS

Address:	4680 Blanding Blvd
Lease Rate:	\$16.50/SF Modified Gross
Size:	1,978 SF
Zoning:	CCG-2
Parking:	7 paved spaces
Frontage:	98' on Blanding Blvd
Tenancy:	Multi-Tenant Bldg
Year Built:	1975
Ceiling Height:	15

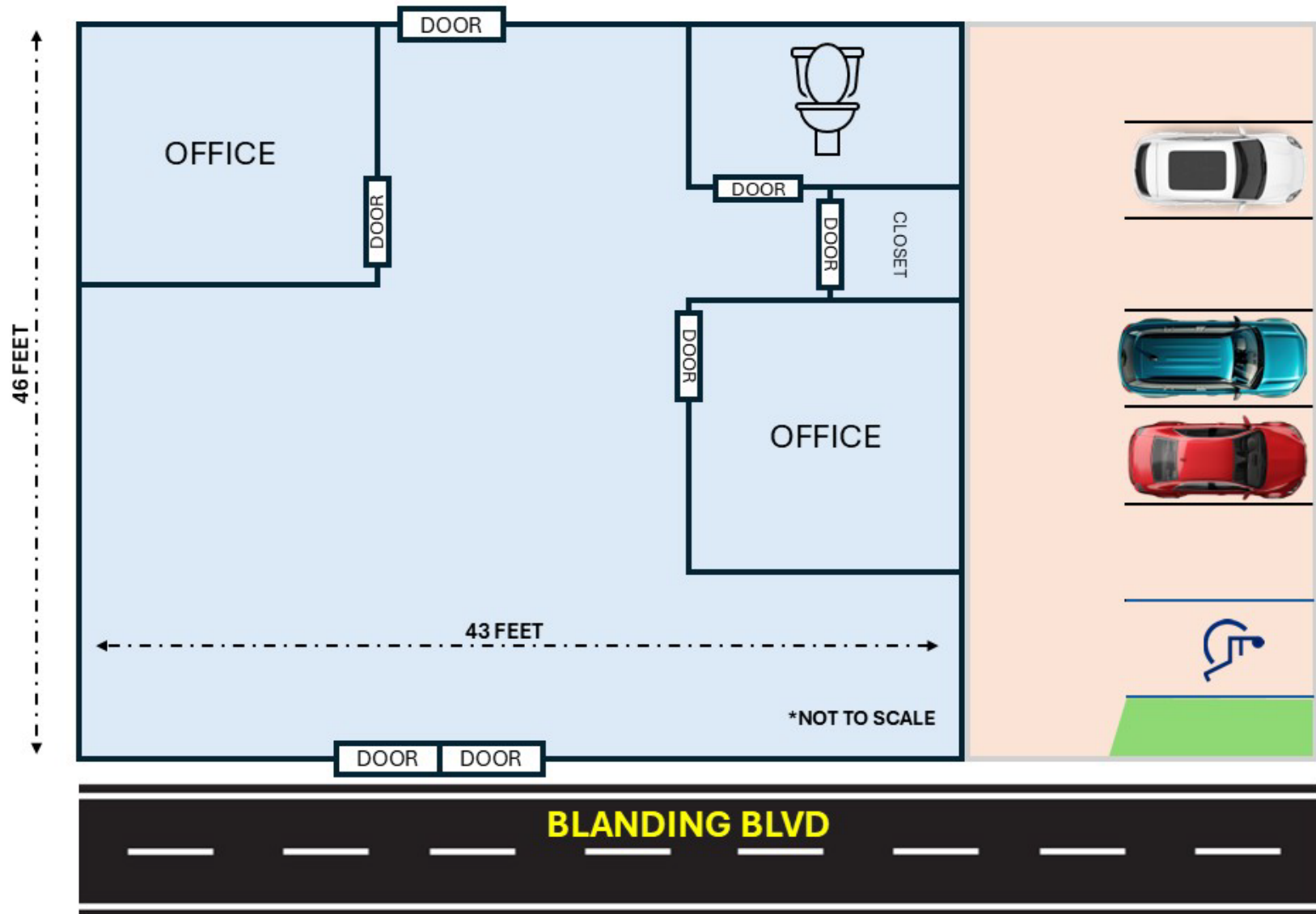


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FLOOR & SITE PLAN



INTERIOR PHOTOS

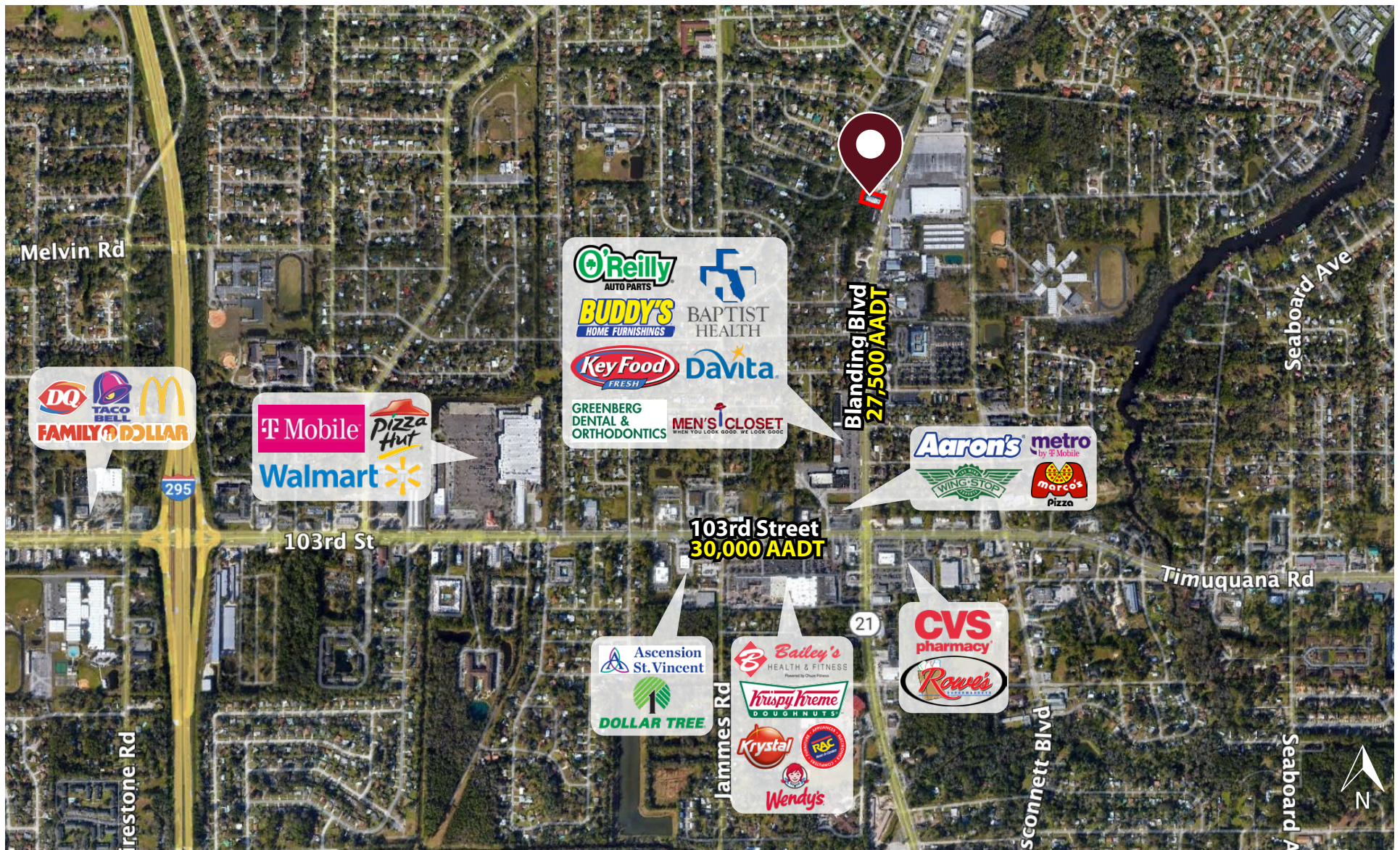


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SURROUNDING AREA



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