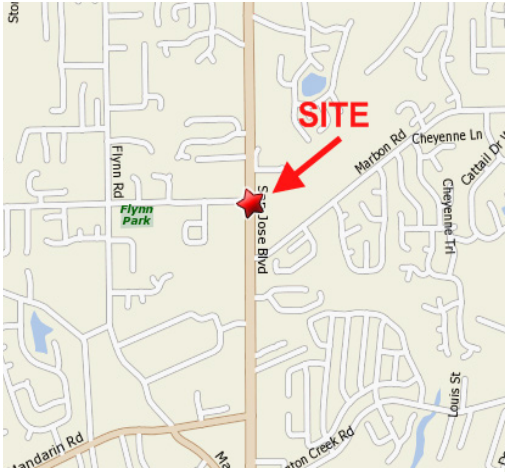


Mandarin Pointe



12200 San Jose Boulevard, Jacksonville, FL 32223

LOCATION ZONE: MANDARIN



Affluent neighborhood
 Ample parking
 Situated on busy San Jose Boulevard with 47,500 VPD

TENANTS

- Bealls
- Tuesday Morning
- Verizon
- Domino's Pizza

LEASING CONTACT

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 904-832-0050
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 1 Sleiman Parkway
 Jacksonville, FL 32216
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 SLEIMAN.COM



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	7,975	45,557	117,830
2025 Population Projected	8,185 0.5%	48,158 1.1%	127,365 1.6%
Income	\$130,264	\$107,945	\$107,589
Households	3,095	18,630	46,198
Median Age	44.3	42.4	41.4

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SITE SUMMARY

TENANT	ADDRESS	SIZE
GREAT WALL CHINESE RESTAURANT	12200-01	1,240 sf
TUESDAY MORNING	12200-06	7,953 sf
<i>AVAILABLE (16.82' x 50')</i>	<i>12200-10</i>	<i>841 sf</i>
HAIR AND COLOR SPECIALISTS	12200-11	833 sf
BEALLS	12200-12	66,835 sf
A&A NAILS	12200-17	1,225 sf
<i>AVAILABLE (15.58' x 38.5')</i>	<i>12200-18</i>	<i>600 sf</i>
POOCHIE SPA	12200-19	900 sf
SHOE REPAIR	12200-20	913 sf
<i>AVAILABLE (25.20' x 64')</i>	<i>12200-21</i>	<i>1,613 sf</i>
DOMINO'S PIZZA	12200-22	1,280 sf
BEST IN TOWN CLEANERS	12200-23	1,280 sf
THE COMPUTER & TECHNOLOGY CENTER	12230-1	1,230 sf
VERIZON	12230	3,600 sf



This site plan is presented solely for the purpose of identifying the approximate location and size of the building presently contemplated by the owner. Building sizes, site dimensions, access and parking areas, existing tenant locations and identities are subject to changes without notice and at the owners discretion. Unit numbers as indicated are not necessarily the actual suite number and are intended for use as reference only.