

# Ponte Vedra Beach

601 A1A North, Ponte Vedra Beach, FL 32082

LOCATION ZONE: BEACHES



Ponte Vedra Beach, Northeast Florida's premier coastal community

Prime St. John's County district 32082 zip code

Signalized corner at A1A and Corona Road in the heart of Ponte Vedra Beach with 43,000 VPD

3 Miles to J Turner Blvd

3 Miles to Jacksonville Beach

## TENANT

Now Leasing

## LEASING CONTACT

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## SLEIMAN

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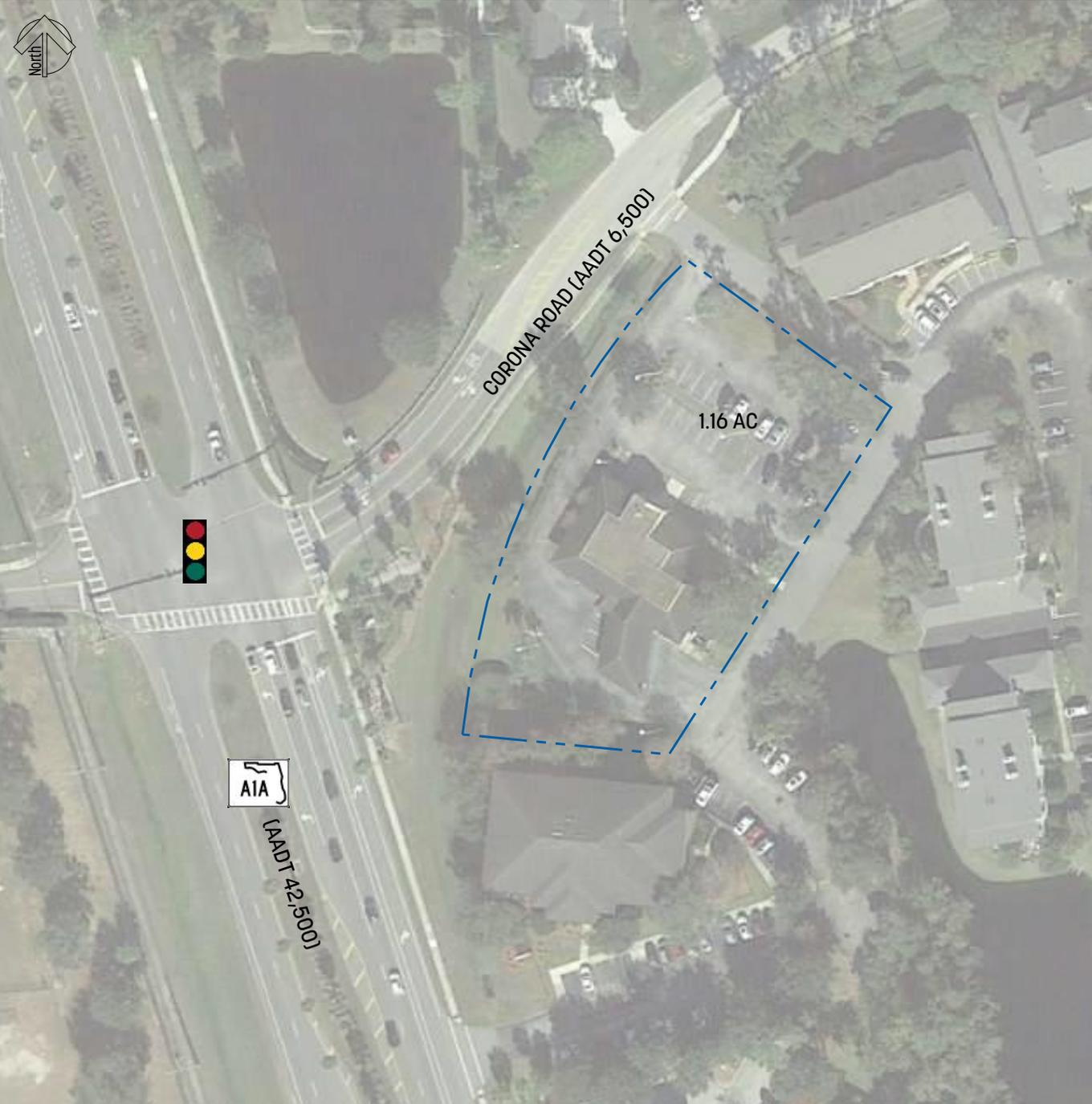
DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	6,508	25,970	45,848
2025 Population Projected	7,861 4.2%	31,070 3.9%	52,890 3.1%
Income	\$136,263	\$140,472	\$144,429
Households	3,168	12,543	21,524
Median Age	53.2	50.4	46.8

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## SITE SUMMARY

TENANT	UNIT	SIZE
<i>AVAILABLE</i>	<i>601</i>	<i>5,357 sf</i>



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.