

# KERNAN SQUARE

12620 BEACH BOULEVARD | JACKSONVILLE, FL 32246

DUVAL COUNTY

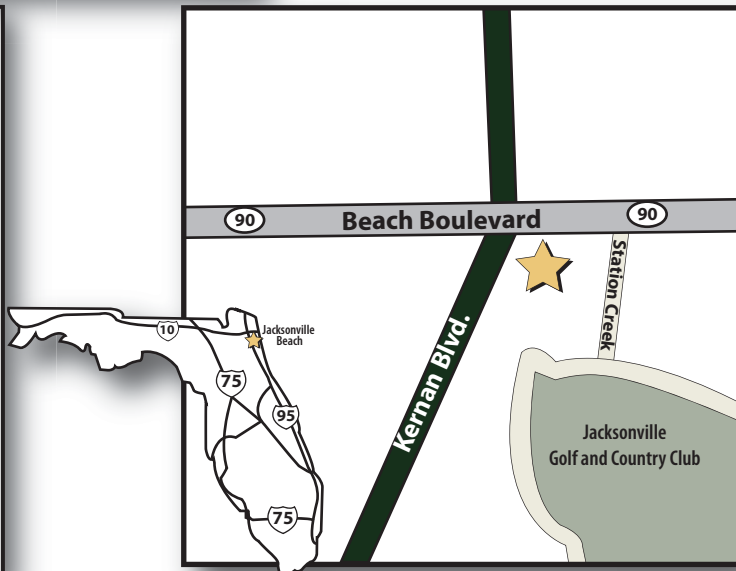


**INTERSECTION:**  
BEACH BOULEVARD &  
KERNAN BOULEVARD

**ANCHORS:**  
PUBLIX #644 (51,420 SQ. FT.)  
UF MEDICAL (5,214 SQ. FT.)  
CASTILLO DE MEXICO (3,293 SQ. FT.)  
MILANO'S PIZZERIA (3,026 SQ. FT.)

**TOTAL SQUARE FOOTAGE:**  
87,878 SQ. FT.

**TRAFFIC COUNTS:**  
BEACH BOULEVARD: 45,000 AADT



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2017 POPULATION	9,018	76,827	161,818
2017 HOUSEHOLDS	3,658	30,030	65,634
2017 AVG. HOUSEHOLD INCOME	\$96,919	\$82,112	\$81,109

## RETAIL PLANNING CORPORATION

35 Johnson Ferry Road • Marietta, Georgia 30068 • 770-956-8383

PLEASE CONTACT US FOR MORE INFORMATION

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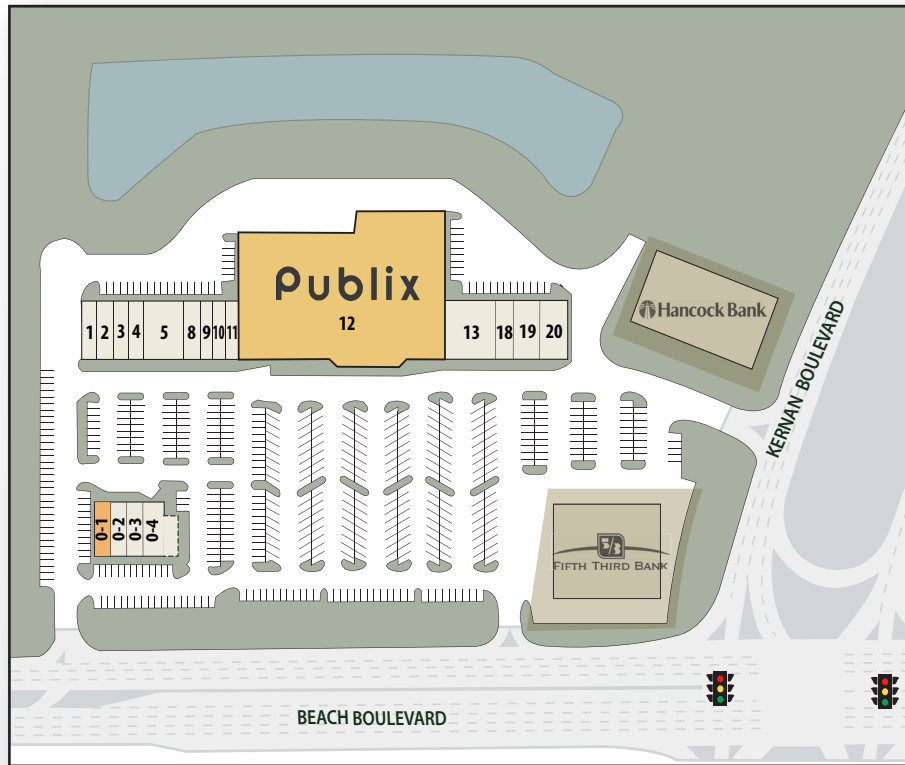
SBALDWIN@SLEIMAN.COM

Information contained herein has been obtained from the owners or from other sources deemed reliable. We have no reason to doubt its accuracy but we regret we cannot guarantee it.

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Tenant Listing	Unit	Sq Ft
Cedar's Cleaners	1	1,413
Salon Jacksonville	2	1,773
The UPS Store	3	1,520
Thai Orchid	4	1,694
Mark Pierce Chiropractic	5	4,665
State Farm Insurance	8	1,600
Great Clips	9	1,200
Subway	10	1,600
Beltone Hearing Aids	11	1,200
Publix #644	12	51,420
UF Medical	13	5,214
Dr. Olinzock	18	1,600
Castillo De Mexico	19	3,293
Milano's Pizzeria	20	3,026
Kung Fu Tea	21	1,360
Matrix Nails	22	1,200
Wok House	23	1,200
Banfield Pet Hospital	24	2,900
Fifth Third Bank		4,200



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