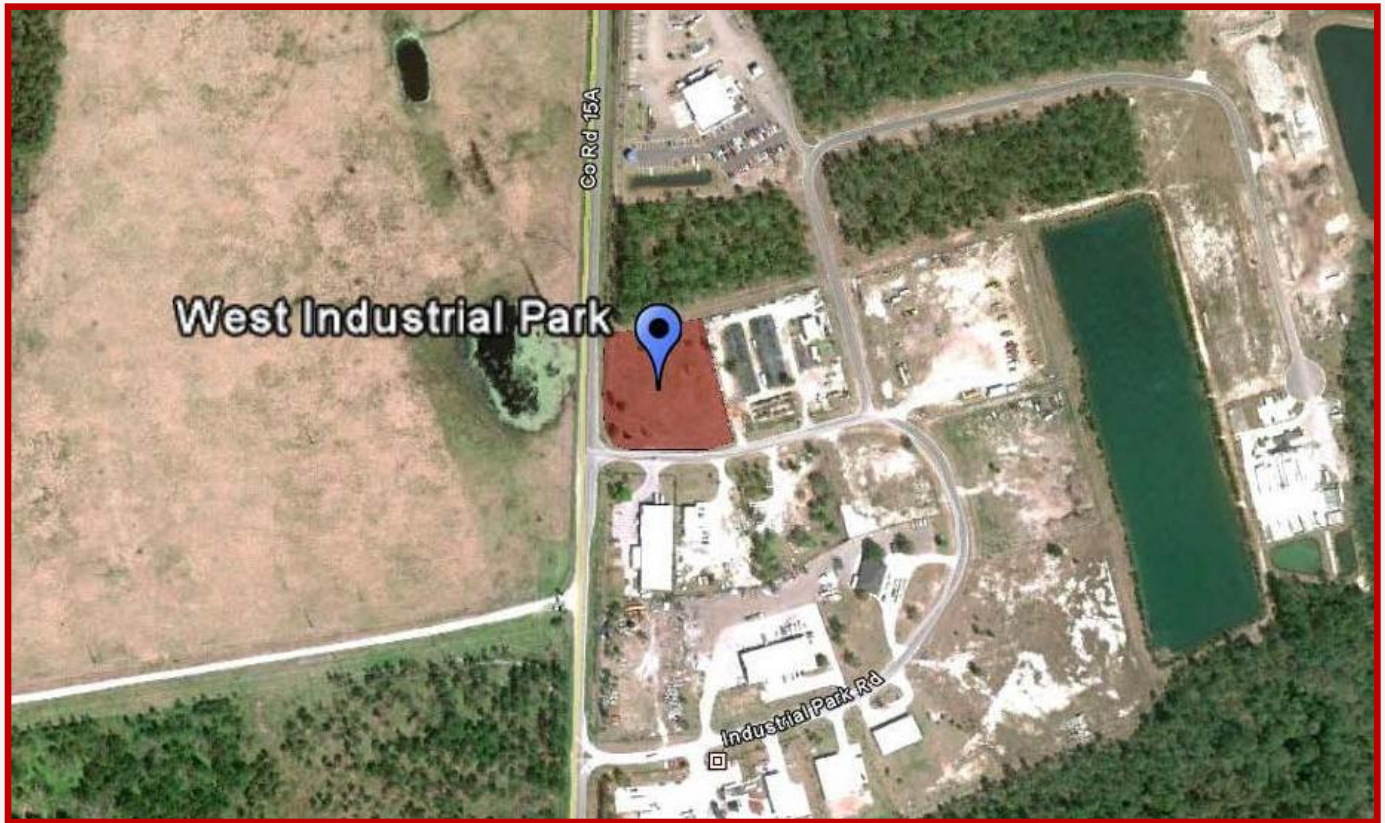


FOR SALE

2± Industrial Zoned Acres
Bank-Owned Property
Green Cove Springs, Florida

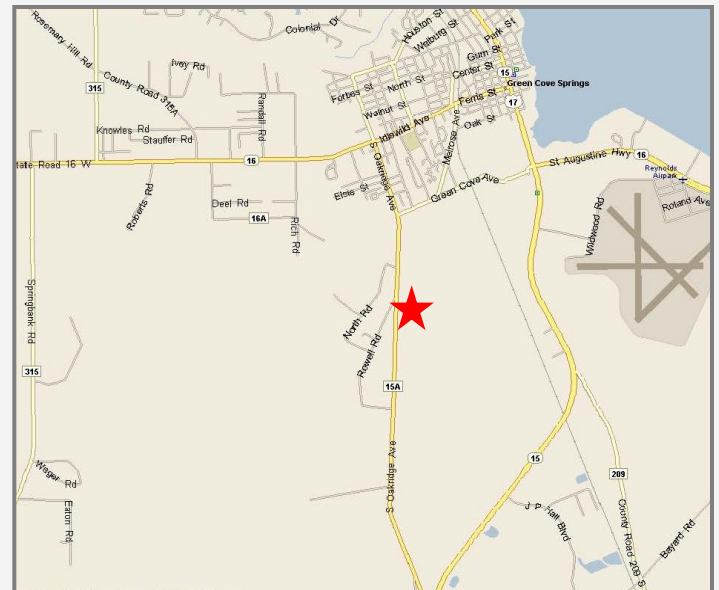


Location: 4484 Industrial Park Road in Green Cove Springs, FL at the intersection of Industrial Park Road and County Road 15A.

Size: 1.77 total and developable acres. The site has ±262 feet of frontage along CR 15A and 313 feet frontage along Industrial Park Road.

Zoning: IB – Heavy Industrial which allows for light industrial, corporate offices, bottling, manufacturing, warehousing, distribution and laboratories.

Access: The site is accessed through Industrial Park Road and CR 15A. The property is less than two miles from US Hwy 27 which is the main road through Green Cove Springs.



For more information and inspection please contact:

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FOR SALE

2± Industrial Zoned Acres *Bank-Owned Property* Green Cove Springs, Florida



All utilities and municipal services, including sewer, are available to the site.



Immediately surrounding the site is a mix of light industrial, residential homes and undeveloped commercial land.

The property has no in-place infrastructure and has been cleared and graded.



The property is located in an established industrial park and is less than three miles south of Green Cove Springs and approximately ten miles south of Fleming Island – Jacksonville's premier bedroom community.

For more information and inspection please contact:

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A full commission computed and earned in accordance with the rates and conditions of our agency agreement with our principal, when received from our principal, will be paid to a cooperating broker who consummates a sublease which is unconditionally executed and delivered by and between sublandlord and subtenant. (A copy of the rates and conditions referred to above are available upon request.)

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