

# Merrill Crossing Shopping Center

Located in the Northeast Quadrant of Merrill Road and SR9a in Jacksonville, FL

End cap available

Large block available of 7000+ sf

Aggressive rental rates, call agent for more detail



Information provided is deemed to be accurate but is subject to errors and/or omissions.

## Retail Space For Lease



| <u>Demographics</u> | <u>1 Mile</u>                        | <u>3 Miles</u> | <u>5 Miles</u> |
|---------------------|--------------------------------------|----------------|----------------|
| Population:         | 3,519                                | 65,103         | 158,941        |
| Median HH Income:   | \$50,043                             | \$45,870       | \$48,855       |
| Median Age:         | 36.4                                 | 35.6           | 34.9           |
| Total Employees:    | 1,351                                | 31,246         | 68,035         |
| Traffic Count:      | 32,000± cars per day on Merrill Road |                |                |

### For More Information:

Stanton Hudmon, CCIM  
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 Fax: 904.396.2545  
 E-mail: shudmon@pinestreetrps.com

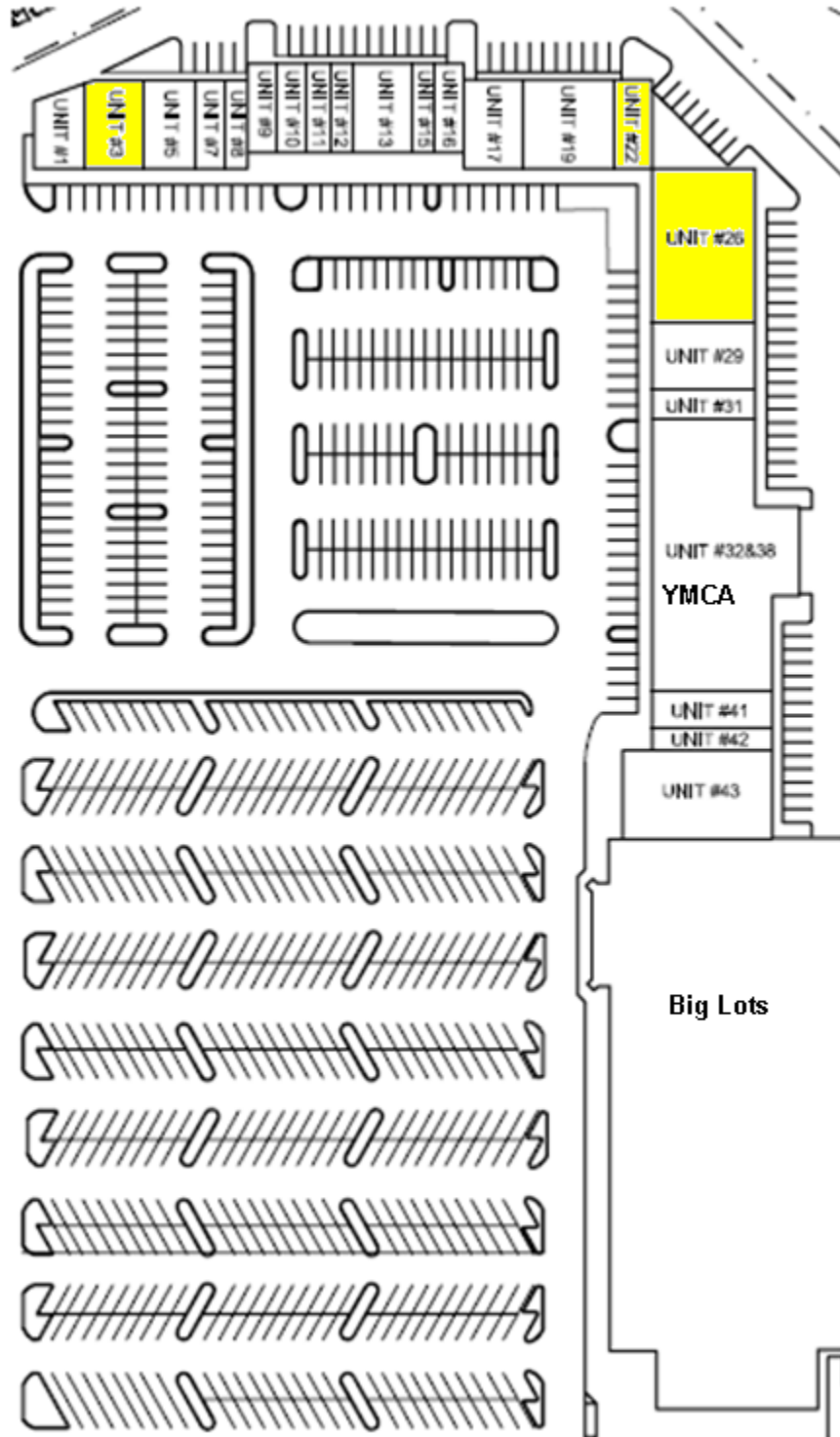
Pine Street/RPS, LLC  
 1923 Southampton Road  
 Jacksonville, FL 32207  
 www.pinestreetrps.com



Pine Street / RPS

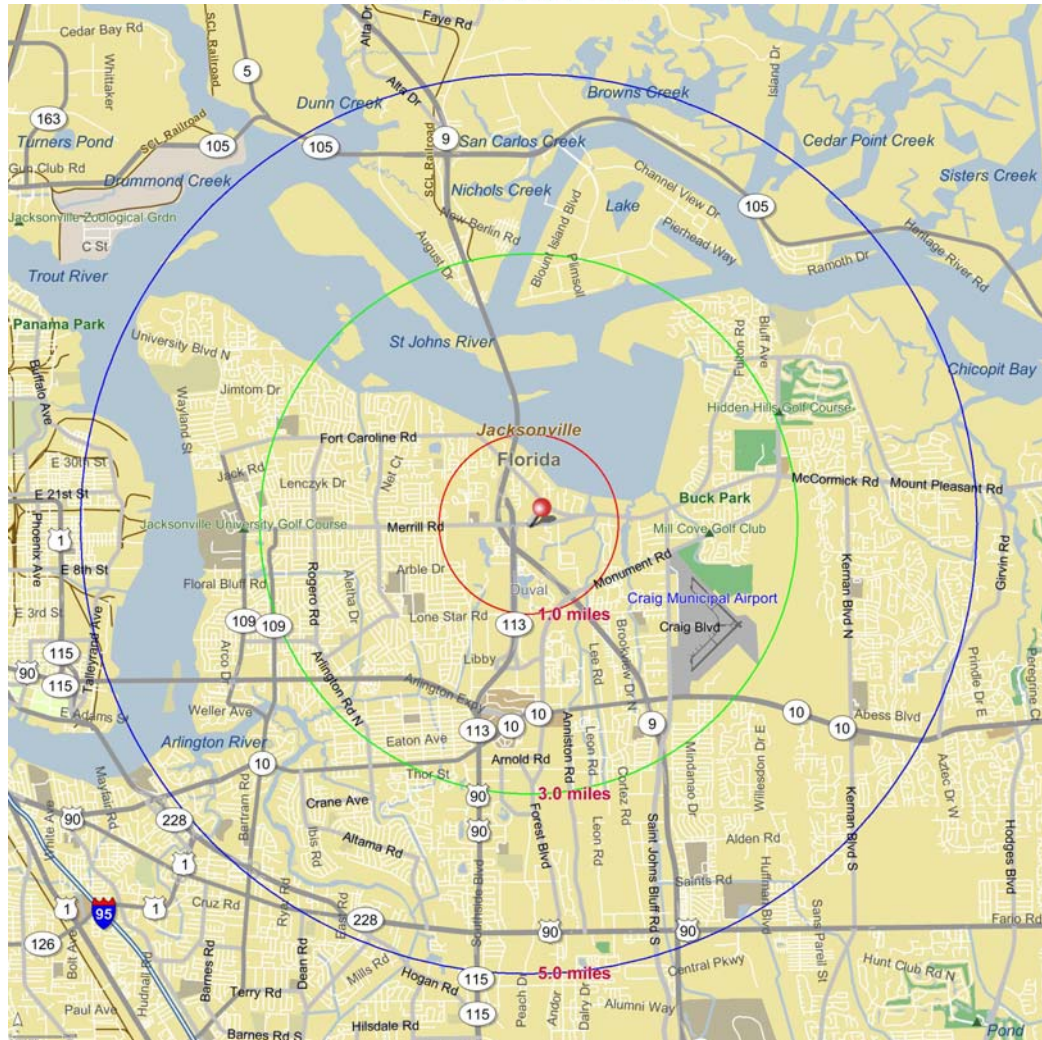
*available units in highlight*

**MERRILL CROSSING SHOPPING CENTER**  
JACKSONVILLE, FLORIDA





## Pine Street / RPS



| Suite | Tenant                        | Sq Foot | Suite | Tenant                            | Sq Foot    |
|-------|-------------------------------|---------|-------|-----------------------------------|------------|
| 1     | Secure Watch                  | 2,100   | 19    | Dick's Wings                      | 3,720      |
| 3     | Available                     | 2,400   | 22    | Available                         | 1,200      |
| 5     | FuBar                         | 2,100   | 26    | Available                         | 7,000      |
| 7     | H&R Block Eastern Tax Service | 1,200   | 29    | Smilecare Dental Associates, P.A. | 3,150      |
| 8     | Allstate Insurance            | 900     | 31    | Jan's Hair Creations              | 1,400      |
| 9     | Advance America               | 1,200   | 32    | YMCA                              | 11,800     |
| 10    | China Spring Restaurant       | 1,200   | 38    | YMCA                              | 3,000      |
| 11    | J. C. Hunter                  | 950     | 41    | Tan USA No. 25                    | 1,200      |
| 12    | Fashion Nails                 | 900     | 42    | Y&Y Beauty Supply                 | 2,000      |
| 13    | Vision 20/20                  | 2,400   | 43    | Cato                              | 6,000      |
| 15    | Alterations                   | 900     |       | Outparcel A                       | Hardee's   |
| 16    | Elegant Door                  | 1,200   |       | Outparcel B                       | Shell Oil  |
| 17    | Nora's Pizza                  | 2,400   |       | Outparcel C                       | Southtrust |