

**Own the Night in San Marco -  
Corner of Cuisine & Culture**

1402 San Marco Blvd, Jacksonville, FL 32207



**FOR LEASE**

**\$30/SF**

**MATT DEMIR**


**BROKER**

**(904) 200-1835**

**matt@xerare.com**

# Own the Night in San Marco – Corner of Cuisine & Culture

## HIGHLIGHTS & OVERVIEW



This second-generation restaurant space offers a unique opportunity to build on a strong reputation for live music and dining. Featuring a fully equipped kitchen, expansive bar, and built-in seating, the existing layout is ready for immediate activation. Located just steps from Baptist MD Anderson Cancer Center and the Baptist Health Southbank Campus, the venue benefits from consistent daytime and evening traffic from medical staff, patients, and visitors making it a prime spot for sustained business.



\$30/SF Modified  
Gross



Access to I95 with  
13,500 AADT

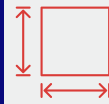


On-site designated  
parking



±4,462 SF

# Own the Night in San Marco - Corner of Cuisine & Culture



±4,462 SF



\$30/SF  
Modified Gross



**DEMOGRAPHICS****1 MILE****3 MILES****5 MILES**

Total Households:

3,739

35,009

90,074

Total Population:

6,627

79,639

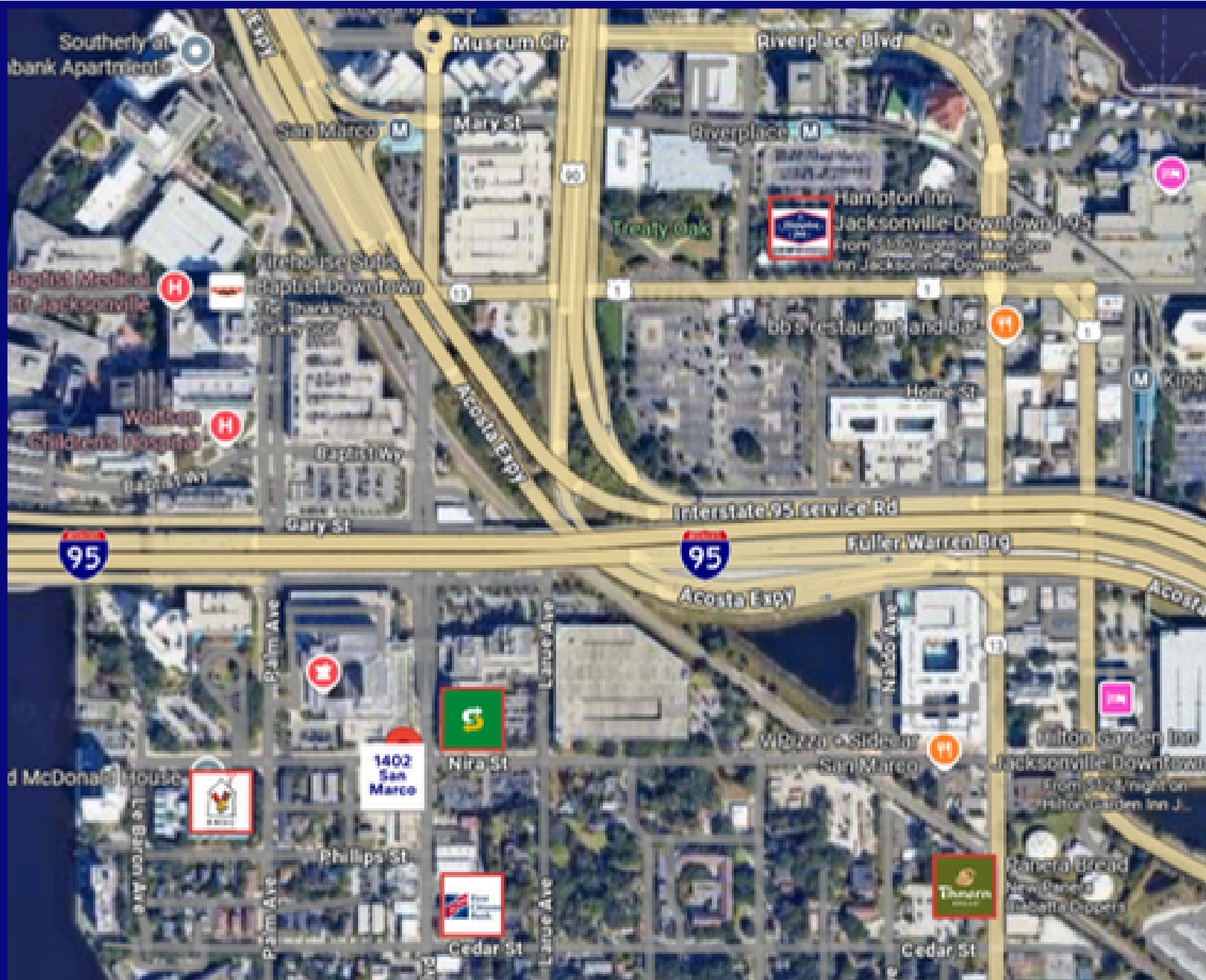
214,801

Average HH Income:

\$84,249

\$66,958

\$64,926



# MAP OVERVIEW

1402 San Marco Blvd, Jacksonville, FL 32207

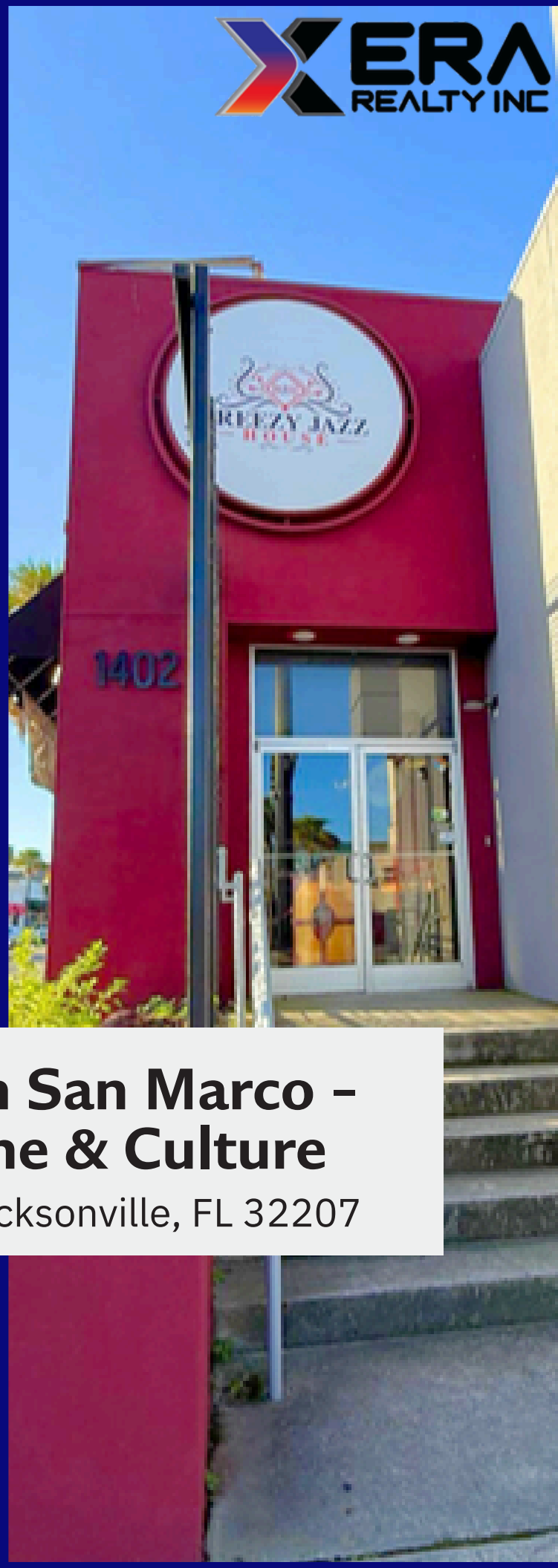


**MATT DEMIR**

BROKER

(904) 200-1835

MATT@XERARE.COM



**Own the Night in San Marco -  
Corner of Cuisine & Culture**

1402 San Marco Blvd, Jacksonville, FL 32207