

**AUTOMOTIVE / INDUSTRIAL  
PROPERTY FOR SALE.**

111 Spring Street Jacksonville, FL 32254



**FOR SALE**

**\$499,000**

**MATT DEMIR**

**(904) 200-1835**

**MATT@XERARE.COM**



# AUTOMOTIVE / INDUSTRIAL PROPERTY HIGHLIGHTS & OVERVIEW



Vacant 7,462 SF automotive and industrial property featuring workshop and service areas, multiple grade-level roll-up doors, outdoor yard space, and a finished upper level with multiple rooms, a kitchenette, and a full bathroom.

The flexible configuration is suitable for automotive service, contractor operations, light industrial, warehouse, storage, or other service-related uses, subject to applicable zoning and approvals.

- 7,462 SF industrial building
- Vacant and available
- Automotive-oriented buildout
- Workshop and service areas
- Multiple grade-level roll-up doors
- Outdoor vehicle and equipment storage
- Finished upper-level support space
- Multiple upstairs rooms
- Kitchenette and full bathroom
- Owner-user or investment opportunity

 \$499,000

 7,462 SF

 EASY ACCESS

**Automotive Buildout •  
Workshop Areas • Finished  
Upper Level**

# AUTOMOTIVE / INDUSTRIAL PROPERTY



7,462 SF

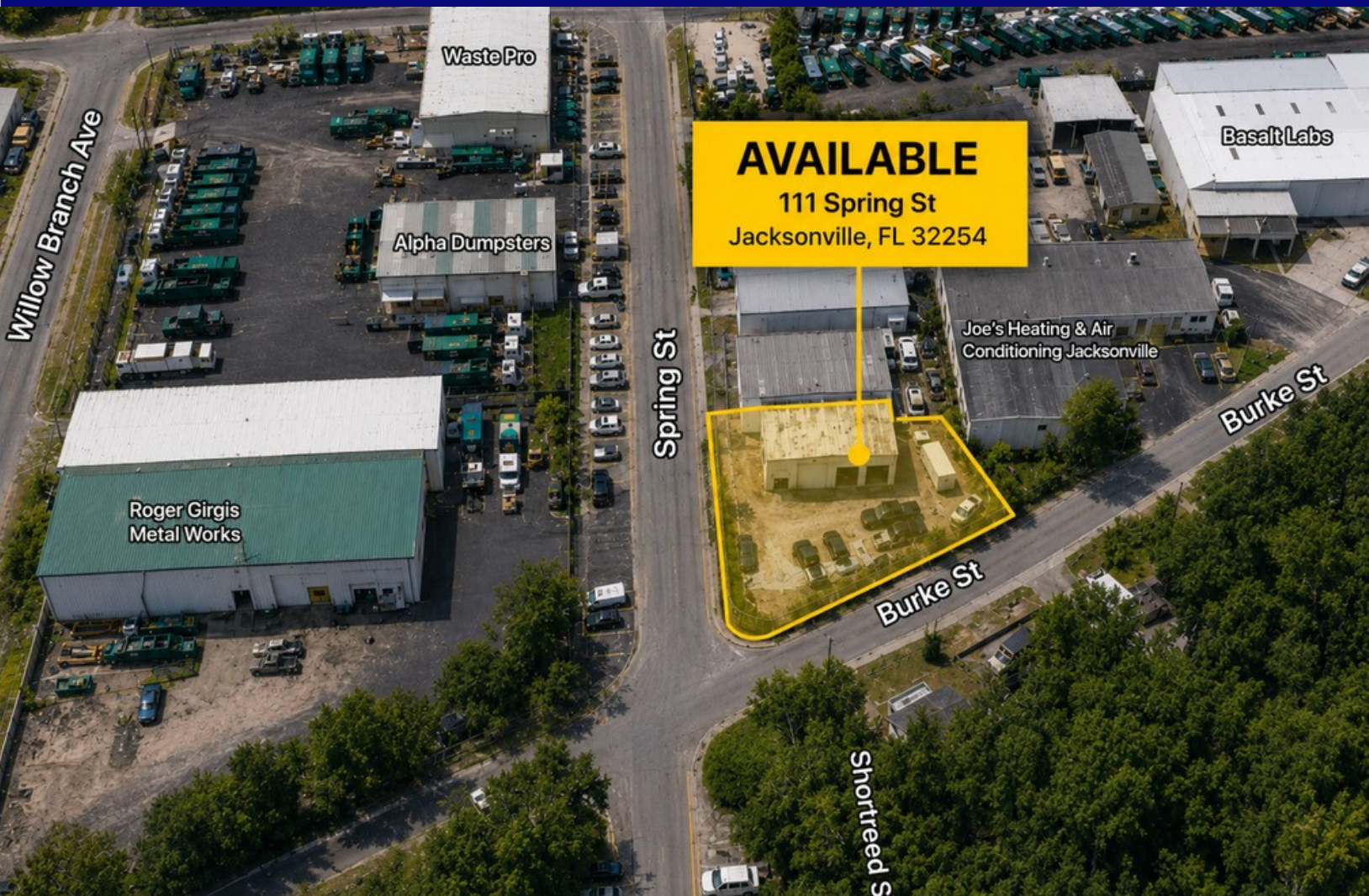
\$ 499,000





**Positioned near the intersection of Spring Street and Burke Street, the property is surrounded by automotive, industrial, contractor, and service-oriented businesses.**

- **Direct access from Spring Street**
- **Corner exposure near Burke Street**
- **Established industrial and service corridor**
- **Surrounded by automotive and contractor users**
- **Convenient access for vehicles and equipment**
- **Outdoor yard and industrial-use setting**



# MAP OVERVIEW



**MATT DEMIR**

BROKER

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**INDUSTRIAL OWNER-USER  
OPPORTUNITY FOR SALE  
111 Spring Street Jacksonville, FL  
32254**