

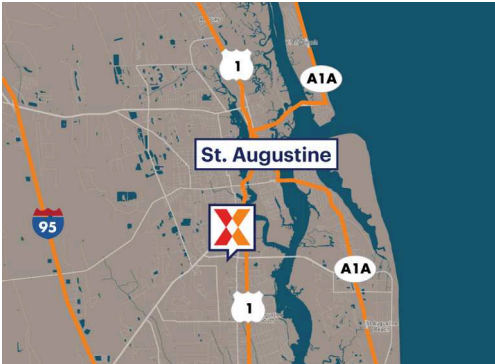
# Cobblestone Village - St. Augustine

Jacksonville, FL



29.8657, -81.3308  
305 State Road 312 | St. Augustine, FL 32086

**Center Size:** 265,464 SF



Demographics	1 Mile	3 Mile	5 Mile
	4,812	36,521	69,832
	1,978	15,277	30,031
	\$59,318	\$69,063	\$73,995

Commercial property and medical space for lease in St Augustine, Florida, located less than one mile from Flagler Hospital

Highly visible retail space on State Road 312 from 27,000+ vehicles daily

Publix-anchored shopping center with top national brands including Bealls, Petco, Bed Bath & Beyond, Michaels, and Kirkland's, drawing an estimated 7,700 visits/day and 2.8M+ visits/year

Benefits from inflow of 6.5 million visitors annually to tourism destination St. Augustine, Florida

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## Available Space

10	5,400 SF
29	2,800 SF
30	4,000 SF

## Current Retailers

FS1	Black Molly Grill	4,403 SF	14	Great Clips	1,000 SF
N.A.P.	South Trust Bank	0 SF	15	Firehouse Subs	1,400 SF
N.A.P.1	Arby's	0 SF	16	GameStop	1,400 SF
N.A.P.2	SONIC	0 SF	17	Leslie's Swimming	2,800 SF
N.A.P.3	Panera Bread	0 SF		Pool Supplies	
N.A.P.5	Yamato's	0 SF	18	Sprint	2,800 SF
	Japanese		19	Michaels	20,388 SF
	Steakhouse		20	Bed Bath & Beyond	20,000 SF
N.A.P.7	Broudy Brothers	0 SF		Pier 1 Imports	9,000 SF
	Liquors		21	Bath & Body Works	3,200 SF
N.A.P.8	Goodyear	0 SF	22	Quest Diagnostics	2,000 SF
01	Comcast Xfinity	5,000 SF	23	Hues Hair Salon	1,260 SF
02	Publix	44,271 SF	24	And Color Bar	
03	Sally Beauty Supply	1,600 SF	25	LacquerNailBar & Beauty Lounge	1,260 SF
04	Hair Cuttery	1,600 SF	26	Green Tea Chinese Restaurant	1,260 SF
05	Happy Nails, Happy Feet	1,600 SF		Kay Jewelers	2,500 SF
06	LensCrafters	2,400 SF	27	Bealls	55,400 SF
07	Dental Remedies	1,600 SF	28	Hibbett Sports	4,800 SF
08	The UPS Store	1,600 SF	31	Kirkland's	6,200 SF
09	Keke's Breakfast Cafe	4,800 SF	32	Petco	13,000 SF
11A	GNC	1,335 SF	33	Party City	15,000 SF
11B	AT&T	1,265 SF	34	Salon Lofts	6,230 SF
12	Yobe Frozen Yogurt	1,000 SF	35A	Coastal Casual	8,892 SF
13	Hearing Centers Of America	1,000 SF			

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