

# FOR LEASE

## Office and Warehouse Units Available 6970 Business Park Boulevard



**Located in the Philips Highway South Business Park at 9A and Philips Highway Just South of the Avenues Mall.**

**2,000 S.F. Units Available • 4,000 S.F. Unit Available**

- All Masonry Construction
- Ample Parking
- Building Completed In June 2007
- Large Truck Court
- Grade Level w/ Common Loading Dock
- 12' x 14' Overhead Doors
- Easy Access to Philips Highway • 9A • I-295
- 2 Offices Plus Bathroom with CH&A for Each 2,000 SF

**Located on the East Side of Philips Highway with no Train Crossings to Stop Traffic Flow**



Commercial Real Estate

1400 Prudential Drive, Suite 7  
Jacksonville, Florida 32207

*For Further Information Contact:*

**Stephanie A. Turner**

904-396-1600

Stephanie@hsturner.com



