

INDUSTRIAL WAREHOUSE FOR LEASE

6020-2 Bowdendale Avenue, Jacksonville, FL 32216



OFFERING SUMMARY

Available SF:	16,500± SF
Warehouse F:	16,500± SF
Lot Size:	5.8 Acres
Zoning:	IL
Ceiling Height:	18'±
Dock-high Doors:	3
Sprinkler System:	Wet
Lease Rate:	\$8.50 PSF, NNN

PROPERTY OVERVIEW

Strategically located within the Southside Submarket in the heart of Jacksonville, Florida. This prime industrial location offers convenient access to major transportation routes, including I-95, US-1, and J. Turner Butler Boulevard (SR 202), making it an ideal hub for distribution and logistics operations. The property benefits from its proximity to residential and commercial areas, including retail centers, office parks, and other industrial facilities. It is just a short drive to the Jacksonville Port Authority (JAXPORT) and Downtown Jacksonville, enhancing its appeal for businesses requiring access to regional and international shipping routes.



Mark Wainwright

904.398.1044 / mwainwright@pinestreetrps.com

Pine Street/RPS / 904.398.1044 / 2650-2 Rosselle Street, Jacksonville, FL 32204 / pinestreetrps.com

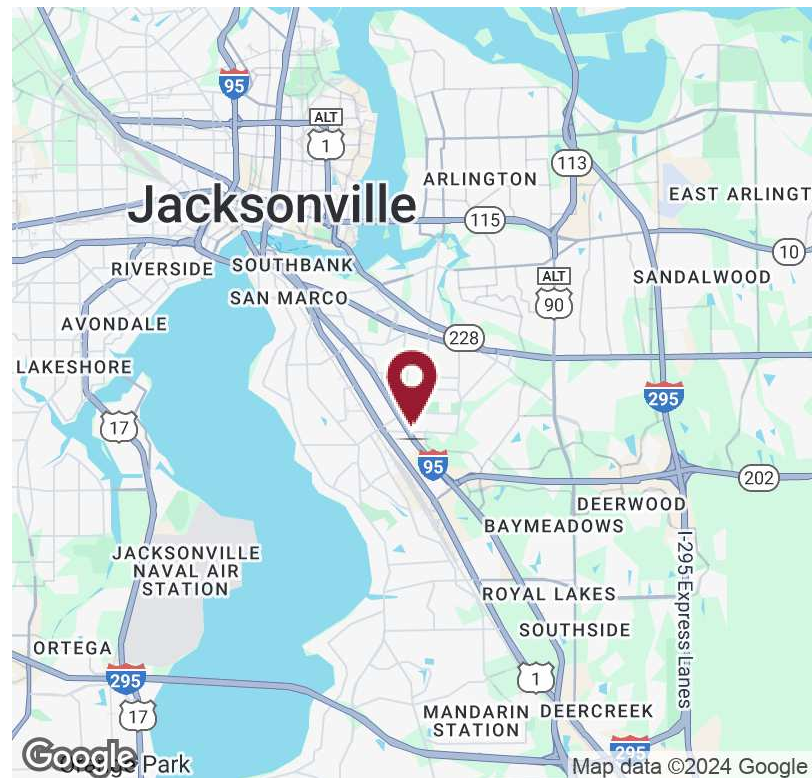
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