



For Lease

Retail Property

4,830 - 10,826 SF | Negotiable

Lofts at Murray Hill

840 Edgewood Avenue
Jacksonville, Florida 32205

Property Highlights

- New construction, four-story, 117-unit mixed-use development with 11,000 square feet ground floor retail with direct frontage on Edgewood Avenue.
- Highly walkable and bikeable neighborhood with street-side parking.
- Additional 36 parking spaces in the adjacent lot reserved exclusively for retail tenants.
- Murray Hill combines true live-work-play with fun social atmosphere.
- Within walking distance to dozens of established and trendy restaurants, bars, and creative start-up retailers.

Property Description

Ground floor retail available in new construction mixed-use development. Four-story, 117-unit Lofts at Murray Hill comprising of 17 studio, 58 one-bedroom and 42 two-bedroom units with resident amenities that include a fitness center, game room, hospitality room, internet cafe and a four-row, 24-seat movie theater to show videos of residents' choices at movie nights. 11,000 square feet of retail fronts Edgewood Avenue.

For more information

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OFFERING SUMMARY

Available SF	4,830 - 10,826 SF
Lot Size	3.69 Acres
Zoning	CCG-1
Walk Score	Very Walkable (78)
Traffic Count	10,262

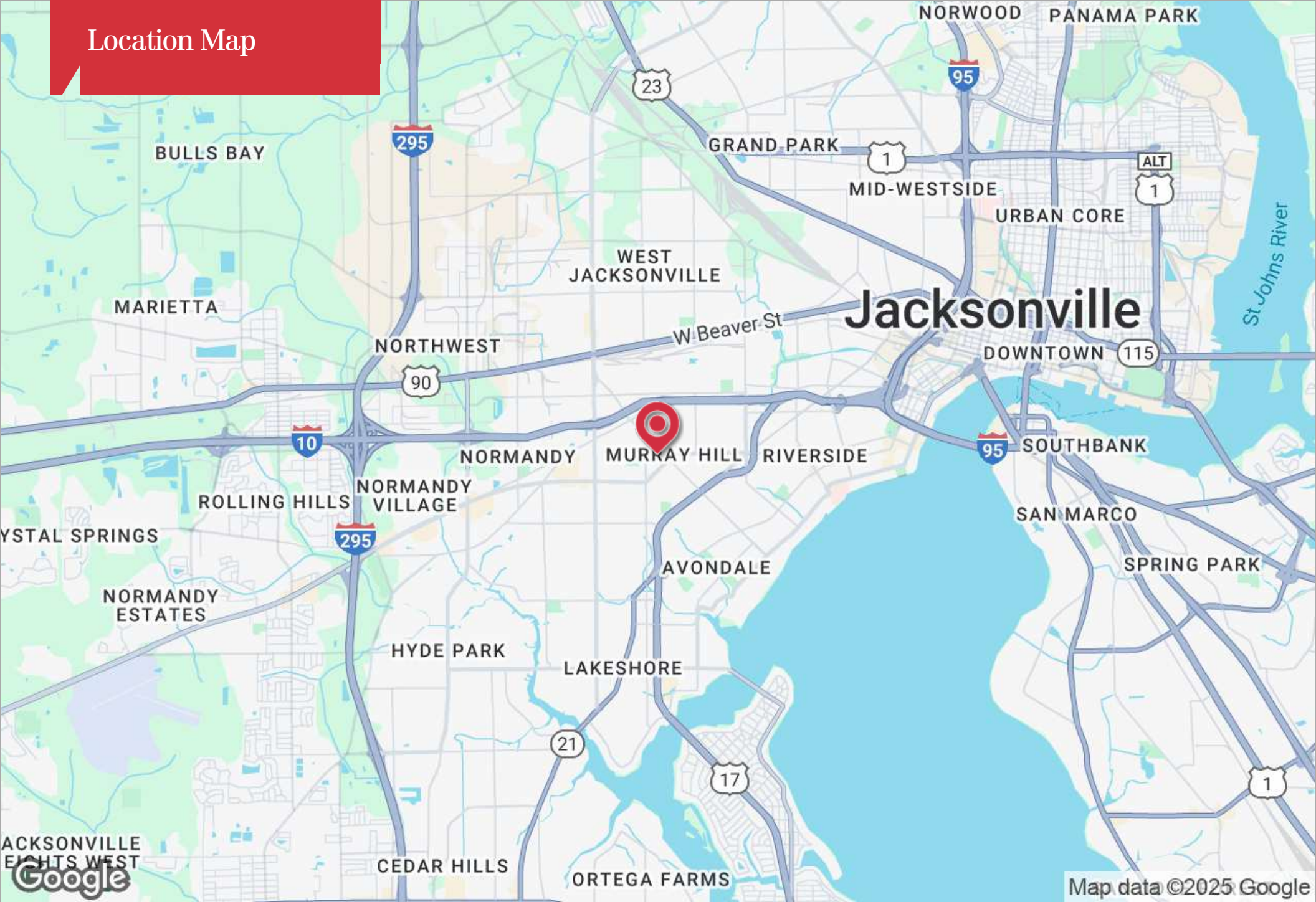
DEMOGRAPHICS

Stats	Population	Avg. HH Income
1 Mile	12,015	\$77,031
3 Miles	71,210	\$73,723
5 Miles	187,313	\$70,912

Property Photos



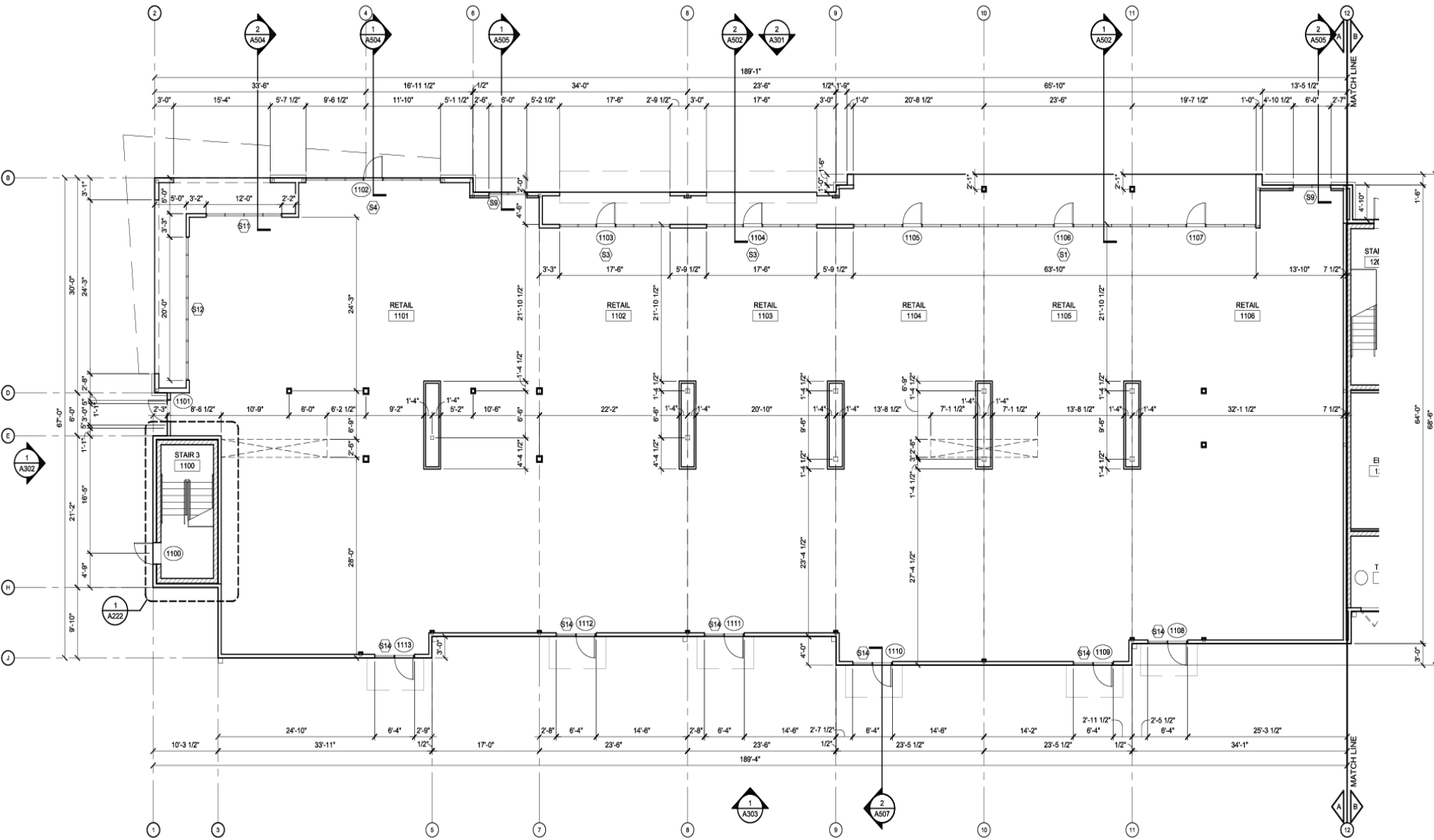
Location Map



200 Riverside Avenue, Suite 5
Jacksonville, FL 32202
904 363 9002 tel
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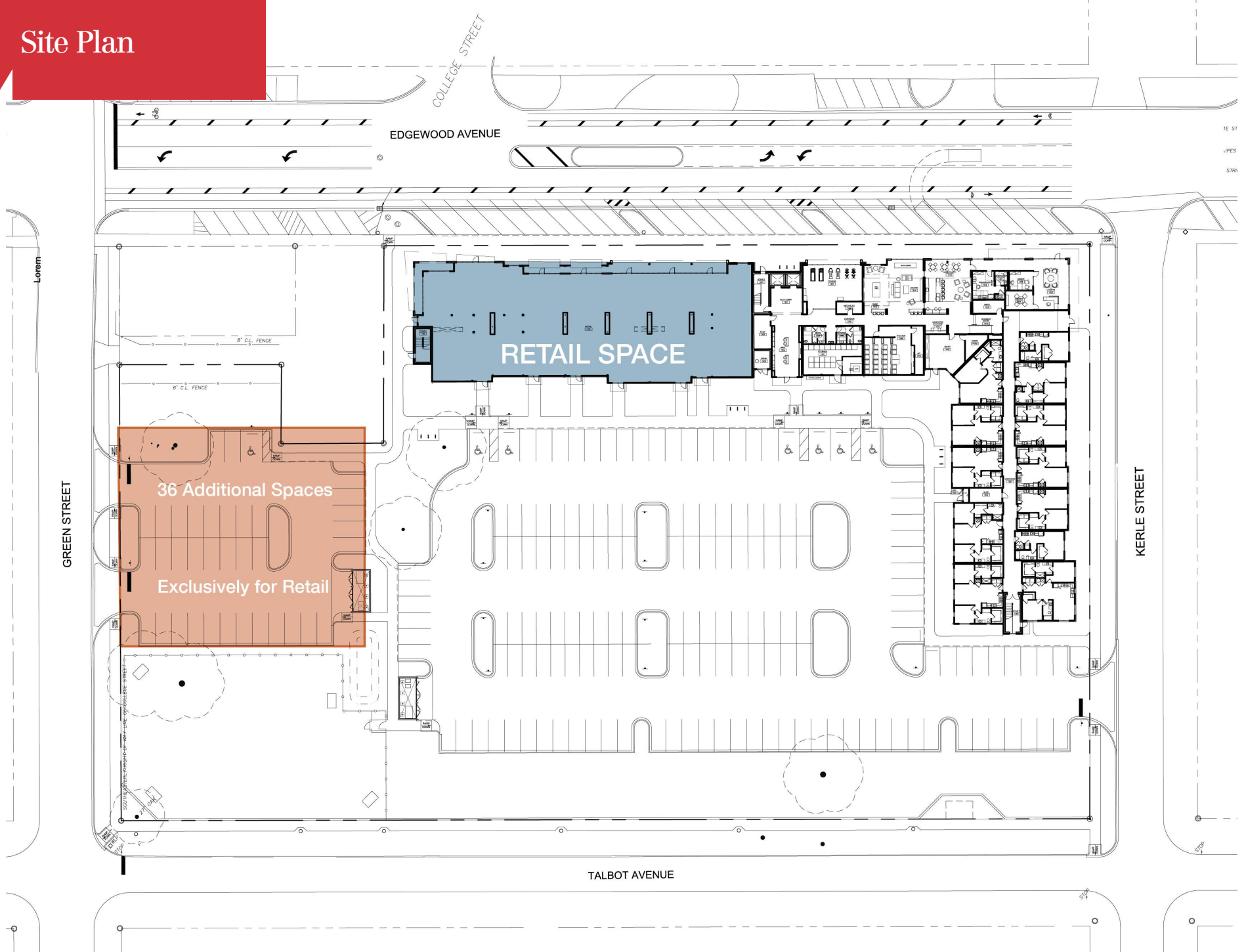


Retail Plan



200 Riverside Avenue, Suite 5
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Site Plan



Murray Hill



Area Retailers



Map data ©2025 Imagery ©2025 Airbus, Maxar Technologies

Demographics Map



	1 Mile	3 Miles	5 Miles
Population			
Total Population	12,015	71,210	187,313
Median Age	41	40	40
Median Age (Male)	0	0	0
Median Age (Female)	0	0	0
Households & Income			
Total Households	5,716	31,532	78,292
# of Persons Per HH	2.1	2.3	2.4
Average HH Income	\$77,031	\$73,723	\$70,912
Average House Value	\$383,654	\$296,817	\$277,951
Race			
% White	64.2%	48.6%	41.7%
% Black	21.9%	37.9%	45.2%
% Asian	1.9%	2.0%	2.3%
% Hawaiian	0.1%	0.1%	0.1%
% Indian	0.4%	0.4%	0.4%
% Other	2.9%	3.1%	3.0%
Ethnicity			
% Hispanic	8.9%	8.3%	8.2%

* Demographic data derived from 2020 ACS - US Census