

# Commonwealth Shopping Center

1020 Edgewood Avenue, Jacksonville, Florida 32254

For Leasing Info:

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## Unique Attributes

- Commonwealth Shopping Center is located at the intersection of Edgewood Avenue and Commonwealth Avenue in close proximity to the I-10 and I-295 interchanges.
- Join Dollar Tree, Rowe's IGA, Hibbett Sporting Goods, Rent-A-Center, and Pizza Hut.
- Space Available: 1,045 SF and 1,680 SF.
- Ground Lease or Build to Suit opportunities available in out parcels.

## Area Map



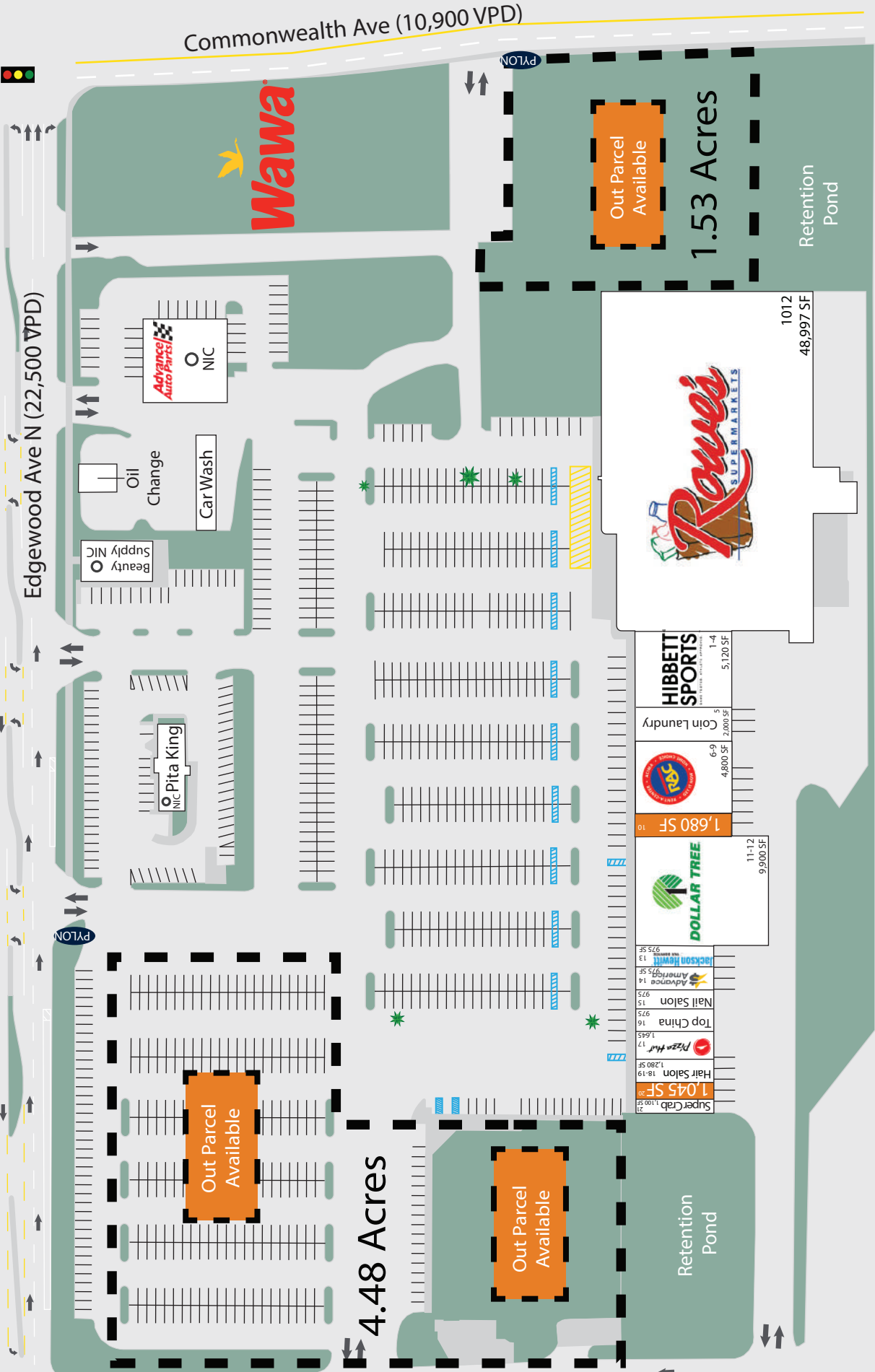
|                |                            |
|----------------|----------------------------|
| Size of Center | 81,467 SF                  |
| Daily Traffic  | 37,000 Cars                |
| Parking        | 376 Spaces (4.38/1,000 SF) |

## Estimated 2022 Demographics

|                                         | 1 MILE   | 3 MILES  | 5 MILES  |
|-----------------------------------------|----------|----------|----------|
| 2022 Estimated Total Population         | 5,115    | 58,082   | 162,165  |
| Est. Annual Population Growth 2022-2027 | 2.2%     | 1.3%     | 1.1%     |
| Average Household Income                | \$44,702 | \$55,086 | \$61,136 |
| Median Age                              | 35.0     | 37.0     | 39.0     |
| Daytime Population                      | 7,473    | 61,047   | 184,894  |



Last Updated:  
08/15/2022



Edgewood Ave N (22,500 VPD)

Commonwealth Ave (10,900 VPD)

4.48 Acres

1.53 Acres

1012  
48,997 SF

- Super Crab 1,000 SF
- Hair Salon 1,280 SF
- Pizza Hut 1,645 SF
- Top China 1,645 SF
- Nail Salon 975 SF
- Advancia 975 SF
- Jackson Hewitt 975 SF
- DOLLAR TREE 9,900 SF
- 1,680 SF
- 6-9 4,800 SF
- 2,000 SF
- 5,120 SF
- HIBBETT SPORTS 5,120 SF

