

10245 CENTURION PKWY N

JACKSONVILLE, FL 32256

±3,391 - 6,394 RSF OFFICE SPACE AVAILABLE FOR LEASE



Visible via Butler
Blvd & Southside



Grand atrium entry
with glass elevators

- ◆ Beautifully landscaped with fountain in front of building
- ◆ Conveniently located near retail, restaurants, and banking
- ◆ Near the Butler Blvd & Southside Blvd Interchange
- ◆ Ample Parking

OFFERING SUMMARY

Available	±3,391 - 6,394 RSF
Lease Rate	\$21.00 RSF/YR FULL SERVICE
Parking	4:1,000 RSF

AVAILABLE SUITES

Suite		Size (RSF)	Asking Rate (\$/RSF/YR)
305	AVAILABLE 6/2024	6,394	\$21.00
300	AVAIALABLE 3/2024	3,391	\$21.00

For further information, please contact our exclusive agents:

Jeffrey Frandsen Senior Vice President
jfrandsen@phoenixrealty.net

Connor Palmisano Associate
cpalmisano@phoenixrealty.net

Newmark Phoenix Realty Group, Inc.
904.399.5222
10739 Deerwood Park Blvd. #310
Jacksonville, FL 32256

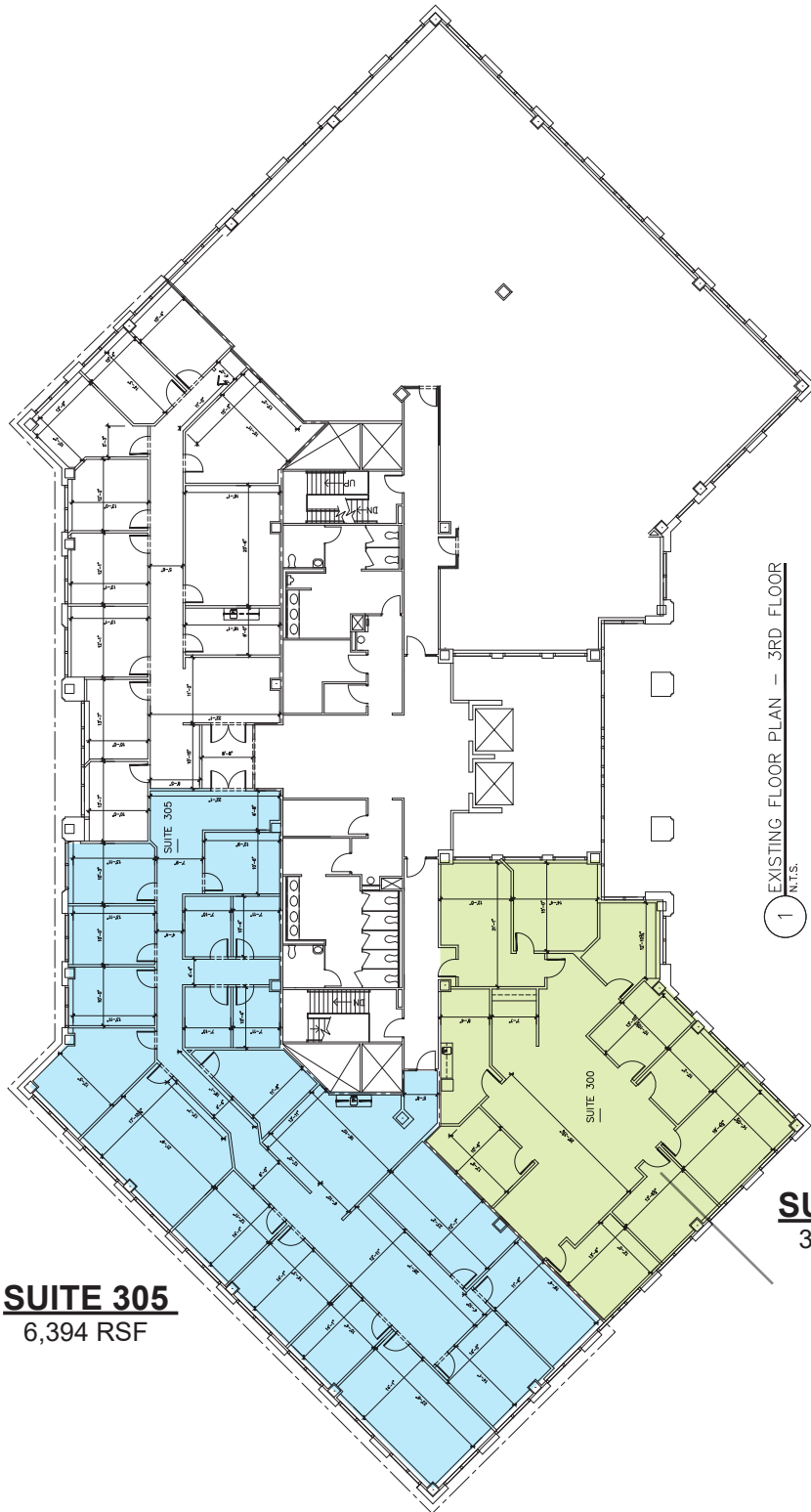
NEWMARK
PHOENIX REALTY GROUP
www.phoenixrealty.net



Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.

3RD FLOOR PLAN

CENTURION PLAZA - 10245 CENTURION PKWY N



SUITE 305
6,394 RSF

SUITE 300
3,391 RSF

NEWMARK
PHOENIX REALTY GROUP
www.phoenixrealty.net

Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.

PROPERTY PHOTOS

CENTURION PLAZA - 10245 CENTURION PKWY N



NEWMARK
PHOENIX REALTY GROUP
www.phoenixrealty.net

Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.