

# RIVER CITY MARKETPLACE

13221 City Center Blvd, Jacksonville, FL 32218

MSA Jacksonville, FL

30.478534, -81.63971

RPT



## CENTER SIZE



TOTAL CENTER GLA

**580,661 S.F.**

## PROPERTY HIGHLIGHTS

River City Marketplace is the largest shopping complex in northern Jacksonville, Florida. The expansive power center is home to over 80 retailers, with strong representation among category-leading brands, including Florida's only Duluth Trading location. Bed Bath & Beyond, PetSmart, Best Buy, Lowe's, Walmart, Michael's, Old Navy, Ashley Furniture, and Burlington serve as the center's major anchor tenants. Located on Airport Center Drive, the property is highly visible from I-95.

Excellent visibility from I-95 (94,500 VPD) and ease of access from Airport Center Drive with over 21,000 VPD.

Directly across from 210,000 sf UF Health Medical Complex with 250 employees with 92 beds.

Trade area draws from a population of over 507,000 people

There are 1,164 new multi-family units either proposed or under construction within five miles of the center.

## PROPERTY DEMOGRAPHICS

	3 MILE	5 MILE	10 MILE
	<b>28,101</b>	<b>71,856</b>	<b>255,614</b>
	<b>10,826</b>	<b>26,731</b>	<b>97,189</b>
	<b>\$86,274</b>	<b>\$87,340</b>	<b>\$74,154</b>



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## RETAILERS

A100	Nail Studio	1,546 SF	E102	rue21	3,255 SF	M106	Salsas Mexican Restaurant	3,951 SF
A102	Hair Cuttery	1,606 SF	E104	Kay Jewelers	2,500 SF	MAJA	OfficeMax	19,700 SF
A104	Tsaocaa Tea	1,607 SF	E108	Lane Bryant	7,000 SF	MAJA1	Ashley Furniture HomeStore	41,820 SF
A106	Barnett Jewelers	1,606 SF	E110	Rack Room Shoes	6,024 SF	MAJB	Walmart	203,091 SF
A108	uBreakiFix	1,600 SF	F100	David's Bridal	7,524 SF	MAJC	Lowe's	117,000 SF
A112	Million Nails and Spa	3,044 SF	F104	America's Best Contacts & Eyeglasses	4,152 SF	MAJF1	Sportsman's Warehouse	39,968 SF
A113	GNC	1,600 SF	F106	Uniform T	3,995 SF	MAJF2	Burlington	39,985 SF
A114	GameStop	1,954 SF	F108	Ashley Stewart	4,263 SF	MAJH	BJ's Wholesale Club	53,941 SF
A115	Florida Blue	2,805 SF	F110	DTLR	4,000 SF	MAJJ	Ross Dress For Less	30,187 SF
A118	Five Guys	2,520 SF	F114	Torrid	4,019 SF	MAJK	Michaels	21,300 SF
B100	Jersey Mike's	1,393 SF	F120	Foot Locker	5,828 SF	MAJL	HomeGoods	25,000 SF
B102	DNB Chocolates, Inc.	1,318 SF	H100	The Men's Warehouse	5,037 SF	MAJR	PetSmart	20,077 SF
B104	Integration Spa	2,386 SF	H104	Five Below	10,350 SF	MAJS	Best Buy	30,332 SF
B106	AT&T	5,133 SF	H112	Available	3,253 SF	OLA1	Hardee's	3,472 SF
C100	Blaze Pizza	2,785 SF	H118	Dollar Tree	10,001 SF	OUTC	Starbucks	1,758 SF
C101	A&D Buffalo's	1,600 SF	J100	Once Upon A Child	4,500 SF	OUTE	Cracker Barrel	10,003 SF
C102	Wasabi Sushi & Bento	1,600 SF	J102	Available	2,005 SF	OUTF	Buffalo Wild Wings	6,081 SF
C104	Sally Beauty Supply	1,600 SF	J104	Fujiyama Japanese Steakhouse	4,001 SF	OUTG	Chili's Grill & Bar	6,217 SF
C106	Coldstone	1,600 SF	J107	Randstad	1,400 SF	OUTH	The Juicy Crab	5,930 SF
C107	PF Chang's	1,600 SF	J108	Green Papaya Pan Asian Cuisine	3,487 SF	OUTJ	Texas Roadhouse	6,553 SF
C108	Supercuts	1,603 SF	J110	Smallcakes Cupcakery and Creamery	1,601 SF	OUTL	Red Lobster	7,000 SF
C109	Mr. Potato Spread	2,344 SF	J112	Available	2,570 SF	OUTM	Boston's The Gourmet Pizza	5,930 SF
C110	Available	2,500 SF	K100	Aspen Dental	3,200 SF	OUTN	Olive Garden	7,000 SF
C112	T-Mobile	2,298 SF	K102	Tijuana Flats	2,400 SF	PBAR	Duluth Trading Co.	14,551 SF
C113	Brazils Waxing Center	1,600 SF	L100	Tropical Smoothie	1,800 SF			
C114	Comcast Xfinity	1,600 SF	L102	Claire's	1,453 SF			
C116	OneMain Financial	1,686 SF	L104	VisionWorks	2,627 SF			
C117	Mattress Firm	4,820 SF	M100	F45 Training	3,160 SF			
D100	Carter's	3,989 SF	M104	Ritzy Nail Spa	4,000 SF			
D105	River City Nails & Day Spa	3,815 SF						
D110	Panera	4,512 SF						
E100	Old Navy	15,108 SF						