

# The Markets at Murabella

105 Murabella Parkway, Suite 5, St. Augustine, Florida 32092



**VIEW UNITS  
ON OUR  
WEBSITE**



## UNIT INFORMATION

- 1,108 SF (17' x 65")
- One ADA restroom
- Drop ceiling at 12' height
- 4-Ton HVAC
- 200 amp, 3-phase electric service
- Free monument sign panel
- Brokers protected

## PROPERTY INFORMATION

- Total 16,450 SF
- Located at SR 16 & International Golf Parkway near Murabella

## AREA INFORMATION

- 2020 Average Household Income \$129,800 (3 mi)
- St. Johns County Schools rated #1 in FL
- 2022 Est. Population (3 mi): 25,000
- Nation's 15th fastest-growing county
- #1 median income county in Florida
- Proven retail area includes Publix (2x), Walgreens, CVS, McDonald's, and others.
- Adjacent Publix is Florida's #1 in sales
- No CDD or DRI fees



## LEASING CONTACTS

**Gary Johnson**

Cell: 904.463.3007

gary@smithyoungco.com

**Barney Smith**

Cell: 904.673.6355

barney@smithyoungco.com

**smithyoungco.com**

3517 U.S. Highway 17, Suite B  
Fleming Island, Florida 32003

Office: 904.269.1377



105 MURABELLA PKWY, SUITE 5

