

FOR SALE: OFFICE CONDO

1,554 SF | ~~\$545,000~~

PRICE REDUCED TO \$515,000



**SEAMAN
REALTY
AND
MANAGEMENT
COMPANY**
SINCE 1993

The Metropolitan: Unit 609

320 1ST Street North Jacksonville Beach, FL 32250

BEAUTIFUL OCEAN VIEWS!!!



OFFICE CONDO FOR SALE:

Unit #609 is on the Sixth Floor of the Metropolitan building. The large ceiling to floor glass window panels provide impressive and gorgeous views of the ocean. Unit includes a Reception Area, a Conference Room/Library, Three Offices, Copy Room/Kitchen and a full Bathroom with shower (convenient to have at the beach for after surfing or jogging). 12 Foot High Ceilings give the rooms an open a spacious feel. More than ample file storage is integrated into the walls. Original high end finishes with

attention to fine quality details are found throughout this beautiful unit. Recently underwent a major freshening up and ready for the new owners to occupy. This Class A, mixed-use building has professionally landscaped grounds, on site parking garage and 24/7 security.

PROPERTY FEATURES:

- 1,554 SF
- Great views of the Ocean & Downtown Jacksonville Beach
- 12 foot high ceilings with Floor to Ceiling Glass Windows
- Reception Area, Three Offices, Conference Room, Restroom w/Shower, Work/Break Room
- On site parking garage w/4 covered parking spaces and 24/7 security
- Ample Built in File Storage & Quality High End finishes throughout
- Zoned JC-1

GREAT LOCATION!

Located within short distance to Ponte Vedra & Atlantic Beach. Close to the Pier and surrounded by shops restaurants, hotels and entertainment venues.

SEAMAN REALTY & MANAGEMENT COMPANY
2054 Riverside Ave. Suite 5102 | Jacksonville, FL 32204
904-201-3313 | www.seamanrealty.com



EXCLUSIVE AGENT: MARGIE SEAMAN
904-201-3313 | margie@seamanrealty.com

FOR SALE: OFFICE CONDO

1,554 SF | ~~\$545,000~~

PRICE REDUCED TO \$515,000

The Metropolitan: Unit 609

320 1ST Street North Jacksonville Beach, FL 32250

BEAUTIFUL OCEAN VIEWS!!!



**SEAMAN
REALTY
AND
MANAGEMENT
COMPANY**
SINCE 1993

EXTERIOR BUILDING



PROPERTY FEATURES:

- 1,554 SF
- Great views of the Ocean & Downtown Jacksonville Beach
- 12 foot high ceilings with Floor to Ceiling Glass Windows
- Reception Area, Three Offices, Conference Room, Restroom w/Shower, Work/Break Room
- On site parking garage w/4 covered parking spaces and 24/7 security
- Ample Built in File Storage & Quality High End finishes throughout
- Zoned JC-1

VIEWS OF JACKSONVILLE BEACH



GREAT LOCATION!

Located within short distance to Ponte Vedra & Atlantic Beach. Close to the Pier and surrounded by shops restaurants, hotels and entertainment venues.

SEAMAN REALTY & MANAGEMENT COMPANY
2054 Riverside Ave. Suite 5102 | Jacksonville, FL 32204
904-201-3313 | www.seamanrealty.com



EXCLUSIVE AGENT: MARGIE SEAMAN
904-201-3313 | margie@seamanrealty.com

FOR SALE: OFFICE CONDO

1,554 SF | ~~\$545,000~~

PRICE REDUCED TO \$515,000

The Metropolitan: Unit 609

320 1ST Street North Jacksonville Beach, FL 32250

BEAUTIFUL OCEAN VIEWS!!!



**SEAMAN
REALTY
AND
MANAGEMENT
COMPANY**
SINCE 1993

INTERIOR UNIT #609



PROPERTY FEATURES:

- 1,554 SF
- Great views of the Ocean & Downtown Jacksonville Beach
- 12 foot high ceilings with Floor to Ceiling Glass Windows
- Reception Area, Three Offices, Conference Room, Restroom w/Shower, Work/Break Room
- On site parking garage w/4 covered parking spaces and 24/7 security
- Ample Built in File Storage & Quality High End finishes throughout
- Zoned JC-1

GREAT LOCATION!

Located within short distance to Ponte Vedra & Atlantic Beach. Close to the Pier and surrounded by shops restaurants, hotels and entertainment venues.

SEAMAN REALTY & MANAGEMENT COMPANY
2054 Riverside Ave. Suite 5102 | Jacksonville, FL 32204
904-201-3313 | www.seamanrealty.com



EXCLUSIVE AGENT: MARGIE SEAMAN
904-201-3313 | margie@seamanrealty.com

FOR SALE: OFFICE CONDO

1,554 SF | ~~\$545,000~~

PRICE REDUCED TO \$515,000

The Metropolitan: Unit 609

320 1ST Street North Jacksonville Beach, FL 32250

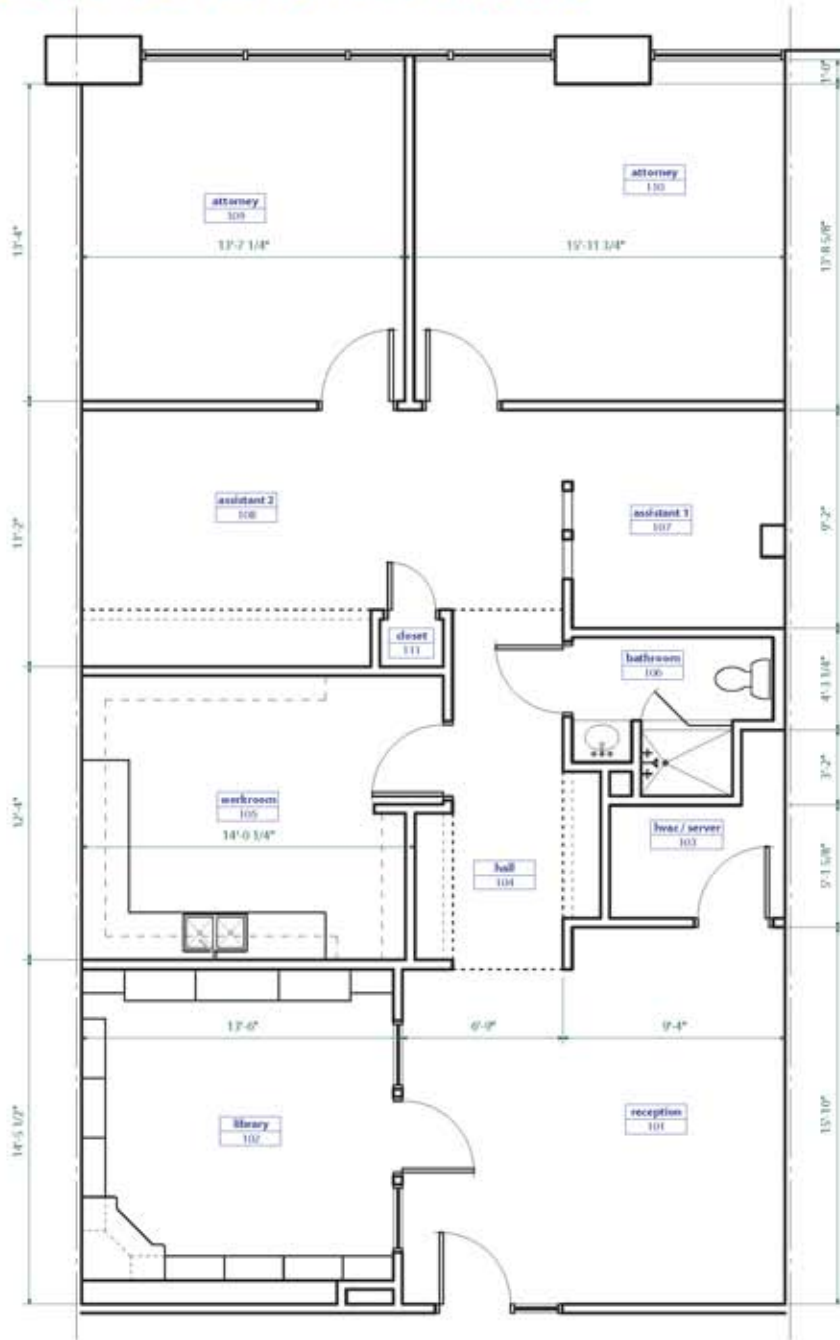
BEAUTIFUL OCEAN VIEWS!!!



SEAMAN
REALTY
AND
MANAGEMENT
COMPANY

SINCE 1993

FLOOR PLAN UNIT #609



PROPERTY FEATURES:

- 1,554 SF
- Great views of the Ocean & Downtown Jacksonville Beach
- 12 foot high ceilings with Floor to Ceiling Glass Windows
- Reception Area, Three Offices, Conference Room, Restroom w/Shower, Work/Break Room
- On site parking garage w/4 covered parking spaces and 24/7 security
- Ample Built in File Storage & Quality High End finishes throughout
- Zoned JC-1

GREAT LOCATION!

Located within short distance to Ponte Vedra & Atlantic Beach. Close to the Pier and surrounded by shops restaurants, hotels and entertainment venues.

SEAMAN REALTY & MANAGEMENT COMPANY
2054 Riverside Ave. Suite 5102 | Jacksonville, FL 32204
904-201-3313 | www.seamanrealty.com



EXCLUSIVE AGENT: MARGIE SEAMAN
904-201-3313 | margie@seamanrealty.com

FOR SALE: OFFICE CONDO

1,554 SF | ~~\$545,000~~

PRICE REDUCED TO \$515,000

The Metropolitan: Unit 609

320 1ST Street North Jacksonville Beach, FL 32250

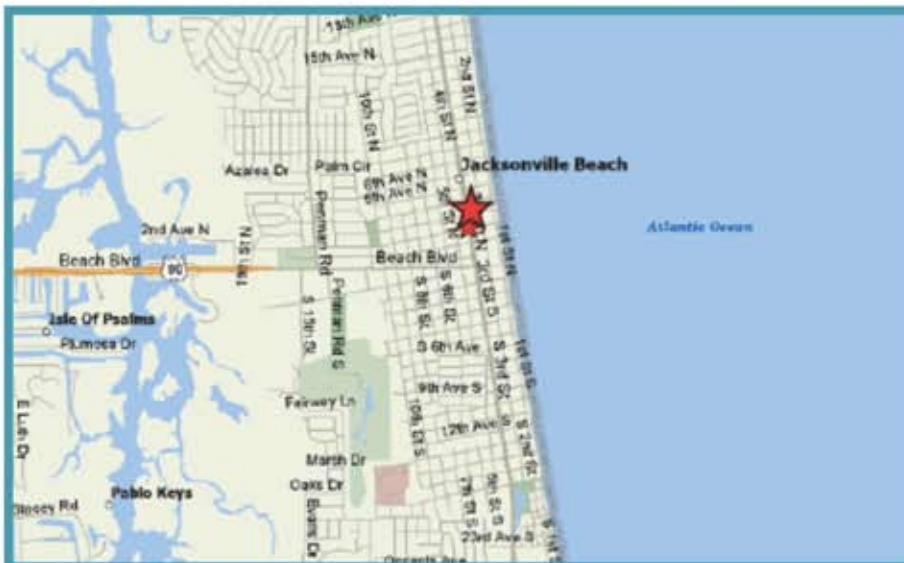
BEAUTIFUL OCEAN VIEWS!!!



SEAMAN
REALTY
AND
MANAGEMENT
COMPANY

SINCE 1993

AERIAL VIEW / MAP



PROPERTY FEATURES:

- 1,554 SF
- Great views of the Ocean & Downtown Jacksonville Beach
- 12 foot high ceilings with Floor to Ceiling Glass Windows
- Reception Area, Three Offices, Conference Room, Restroom w/Shower, Work/Break Room
- On site parking garage w/4 covered parking spaces and 24/7 security
- Ample Built in File Storage & Quality High End finishes throughout
- Zoned JC-1

GREAT LOCATION!

Located within short distance to Ponte Vedra & Atlantic Beach. Close to the Pier and surrounded by shops restaurants, hotels and entertainment venues.

SEAMAN REALTY & MANAGEMENT COMPANY
2054 Riverside Ave. Suite 5102 | Jacksonville, FL 32204
904-201-3313 | www.seamanrealty.com



EXCLUSIVE AGENT: MARGIE SEAMAN
904-201-3313 | margie@seamanrealty.com

FOR SALE: OFFICE CONDO

1,554 SF | ~~\$545,000~~

PRICE REDUCED TO \$515,000

The Metropolitan: Unit 609

320 1ST Street North Jacksonville Beach, FL 32250

BEAUTIFUL OCEAN VIEWS!!!



**SEAMAN
REALTY
AND
MANAGEMENT
COMPANY**
SINCE 1993

GREAT LOCATION!!!

Located in the Heart of Jacksonville Beach. Close to the Pier and surrounded by shops restaurants, hotels and entertainment venues. Within a short jogging and biking distance to Ponte Vedra & Atlantic Beach.



GORGEOUS VIEWS OF THE OCEAN AND DOWNTOWN JACKSONVILLE BEACH



SPACIOUS FLOOR PLAN WITH HIGH END FINISHES THROUGHOUT UNIT



PROPERTY AMENITIES

- 1,554 SF
- 6th Floor of Metropolitan Bldg. w/great views of the Ocean and Downtown Jacksonville Beach.
- Floor to Ceiling Glass Windows.
- Reception Area, Three Offices, Conference Room, Restroom with Shower, Work/Break Room.
- Ample built in file storage and quality high-end finishes throughout the Unit.
- On site parking garage with 4 covered parking spaces & 24/7 security.
- Professionally Landscaped grounds.

PROPERTY DETAILS

COUNTY: DUVAL
MARKET: JACKSONVILLE BEACH
ZONED: JC-1
CLASS A - MIXED USE BLDG.
YEAR BUILT: 2006
ANNUAL ASSOCIATION FEE: FOR 2014 – approx. \$5/SF



SEAMAN REALTY & MANAGEMENT COMPANY
2054 Riverside Ave. Suite 5102 | Jacksonville, FL 32204
904-201-3313 | www.seamanrealty.com



EXCLUSIVE AGENT: MARGIE SEAMAN
904-201-3313 | margie@seamanrealty.com