

Cobblestone Village - St. Augustine

Jacksonville, FL

29.8659, -81.3301
305 State Road 312 | St. Augustine, FL 32086



Center Size: 265,464 SF



Demographics	1 Mile	3 Mile	5 Mile
	5,009	39,156	75,637
	2,126	16,573	32,994
	\$64,596	\$79,484	\$86,259

Publix-anchored shopping center with top national brands including Bealls Florida, Petco and Michaels, drawing an estimated 9,600 visits/day and 3.5M+ visits/year (based on CreditIntell), located less than one mile from Flagler Hospital

Highly visible retail space on State Road 312 from 27,000+ vehicles daily

Benefits from inflow of 6.5 million visitors annually to tourism destination St. Augustine, Florida

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Available Space

FS1	4,403 SF
PAD B	1,650 SF
07	1,600 SF
30	4,000 SF
32	6,200 SF

Current Retailers

N.A.P.1	Arby's	0 SF	14	Great Clips	1,000 SF
N.A.P.2	Sonic Drive In	0 SF	15	Firehouse Subs	1,400 SF
N.A.P.3	Panera Bread	0 SF	16	GameStop	1,400 SF
N.A.P.5	Yamato's	0 SF	17	Leslie's Pool Supplies	2,800 SF
	Japanese Steakhouse		18	America's Best Contacts & Eyeglasses	2,800 SF
N.A.P.7	Broudy Brothers Liquors	0 SF		Michaels	20,388 SF
N.A.P.8	Goodyear	0 SF	19	Burlington	20,000 SF
PAD 2A	Whataburger	4,320 SF	20	LL Flooring	9,000 SF
PAD A1	T-Mobile	3,540 SF	21	Bath & Body Works	3,200 SF
PAD A2	The Joint	1,500 SF	22	Quest Diagnostics	2,000 SF
	Chiropractic		23	Hues Hair Salon and Color Bar	1,260 SF
01	Xfinity	5,000 SF	24	LacquerNailBar & Beauty Lounge	1,260 SF
02	Publix	44,271 SF	25	Green Tea Chinese Restaurant	1,260 SF
03	Sally Beauty	1,600 SF	26	Kay Jewelers	2,500 SF
04	Hair Cuttery	1,600 SF	27	Bealls Florida	55,400 SF
05	Happy Nails & Spa	1,600 SF	28	Wax Shack	1,400 SF
06	LensCrafters	2,400 SF	29	uBREAKiFiX	1,400 SF
08	The UPS Store	1,600 SF	29A	Hibbett Sports	4,800 SF
09	Keke's Breakfast Cafe	4,800 SF	30	Petco	13,000 SF
10	Piesanos Stone Fired Pizza	5,400 SF	31	Party City	15,000 SF
11A	GNC	1,335 SF	32	Salon Lofts	6,230 SF
11B	AT&T	1,265 SF	33	Coastal Casual	8,892 SF
12	Nekter Juice Bar	1,000 SF	34		
13	Hearing Centers of America	1,000 SF	35		

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