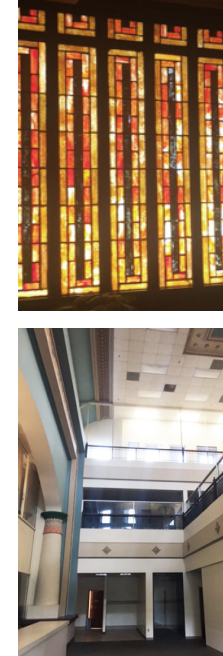


FOR LEASE: 10,800 SF OFFICE SPACE

Old Morocco Building 219 N. Newnan St., Jacksonville, FL

CECIL W. POWELL & COMPANY BUILDING

\$12.50 SF Includes Utilities



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MANAGEMENT
COMPANY**
SINCE 1993

PROPERTY FEATURES

- 10,800 SF Available for Lease:
 - 3RD Floor: 6,400 SF
 - 4TH Floor: 4,400 SF
- All floors contiguous connected by elevators
- Klutho Design/ Built 1910
- Masonary Construction
- Registered w/The National Historic Society
- Completely renovated with many original architectural elements refurbished & preserved.
- CRO Zoning
- 4 partitioned floors used as office spaces.
- Free Surface Parking Lot for 100 cars

An extraordinary opportunity to lease office space in a stunning 1910 historic building where major events took place and numerous celebrities stepped foot through its doors. With a free, surface parking lot for its tenants, each floor consists of elevator – accessible, modern, air conditioned office space, with ample bathrooms. Renovated & partitioned with many of its original architectural features beautifully refurbished & preserved. Its original stained glass vertical windows, columns, majestic staircase, moldings and ceilings remain intact. These architectural elements as well as its interesting history makes this unique building an impressive space to relocate your business operations.

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Interior Pictures:



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FOR LEASE: 8,400 SF OFFICE SPACE

Old Morocco Building 219 N. Newnan St., Jacksonville, FL

CECIL W. POWELL & COMPANY BUILDING

\$12.50 SF Includes Utilities

Interior Pictures:



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PROPERTY FEATURES

- 10,800 SF Available for Lease:
 - 3RD Floor: 6,200 SF
 - 4TH Floor: 4,400 SF
- All floors contiguous connected by elevators
- Klutho Design/ Built 1910
- Masonary Construction
- Registered w/The National Historic Society
- Completely renovated with many original architectural elements refurbished & preserved.
- CRO Zoning
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FOR LEASE: 10,800 SF OFFICE SPACE

Old Morocco Building 219 N. Newnan St., Jacksonville, FL

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\$12.50 SF Includes Utilities

Exterior Pictures:



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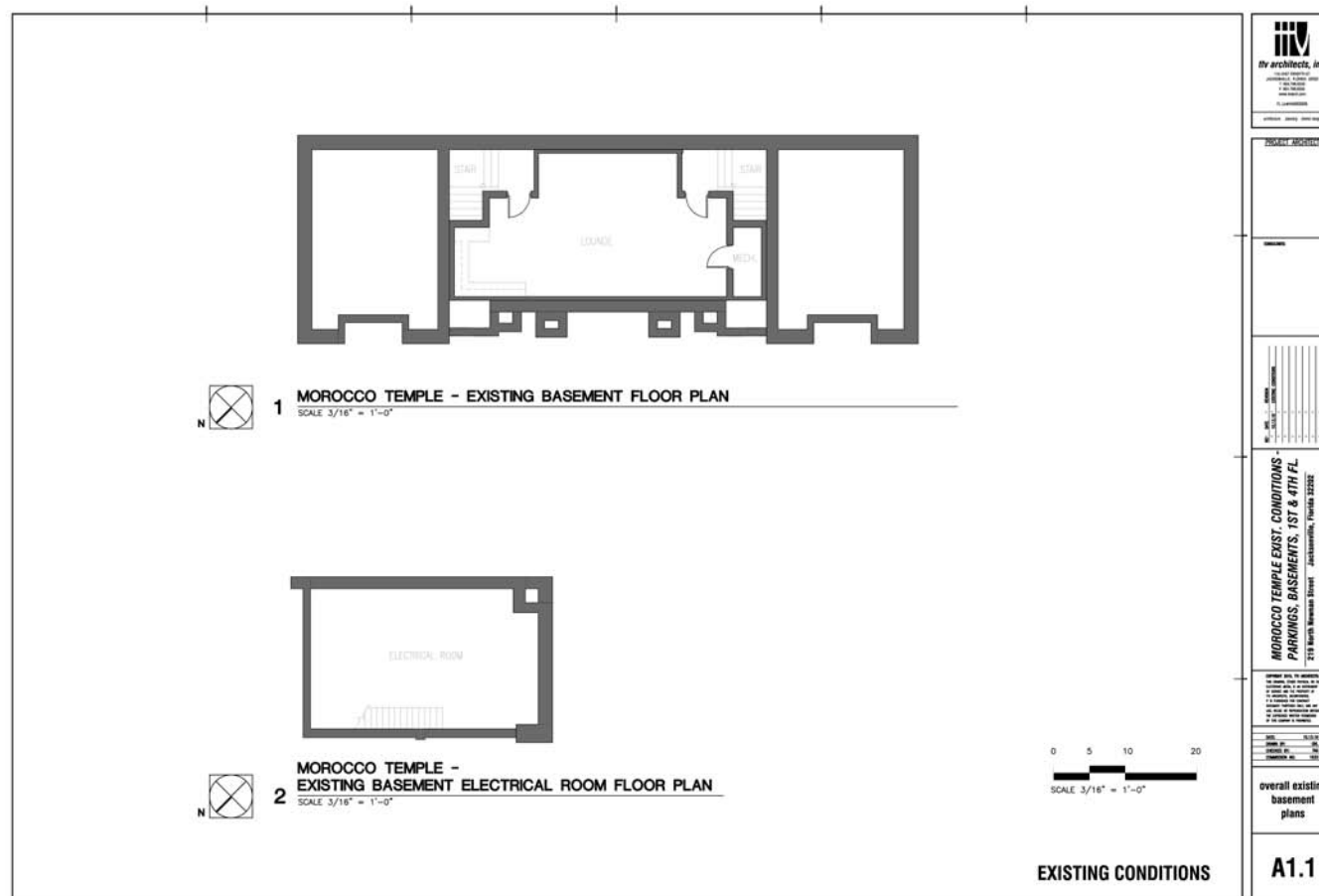
FOR LEASE: 10,800 SF OFFICE SPACE

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Basement Floor Plan:



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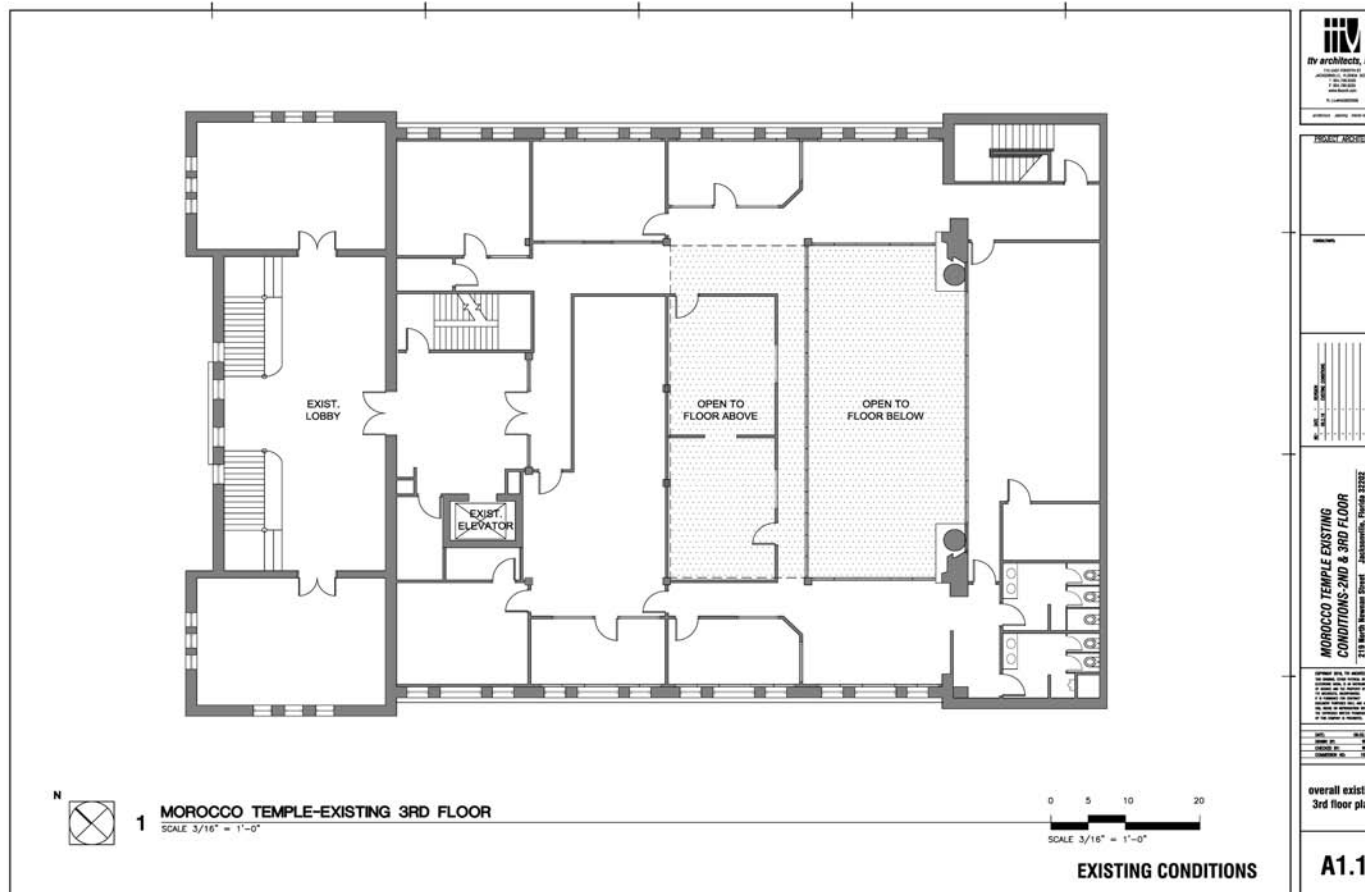
3rd Floor Plan: 6,200 SF



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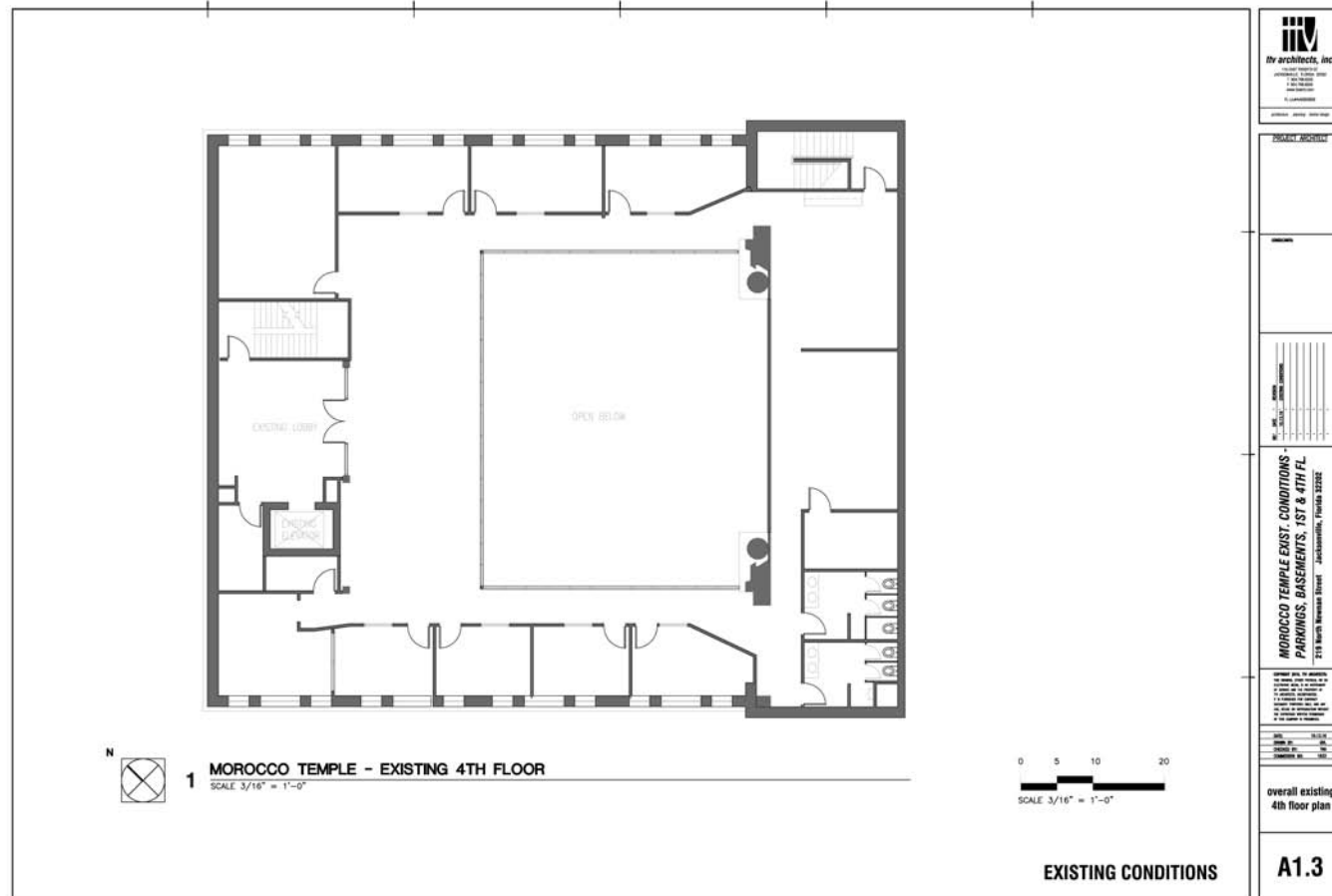
FOR LEASE: 10,800 SF OFFICE SPACE

Old Morocco Building 219 N. Newnan St., Jacksonville, FL

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\$12.50 SF Includes Utilities

4th Floor Plan: 2,200 SF



PROPERTY FEATURES

- 10,800 SF Available for Lease:
 - 3RD Floor: 6,400 SF
 - 4TH Floor: 4,400 SF
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- Registered w/The National Historic Society
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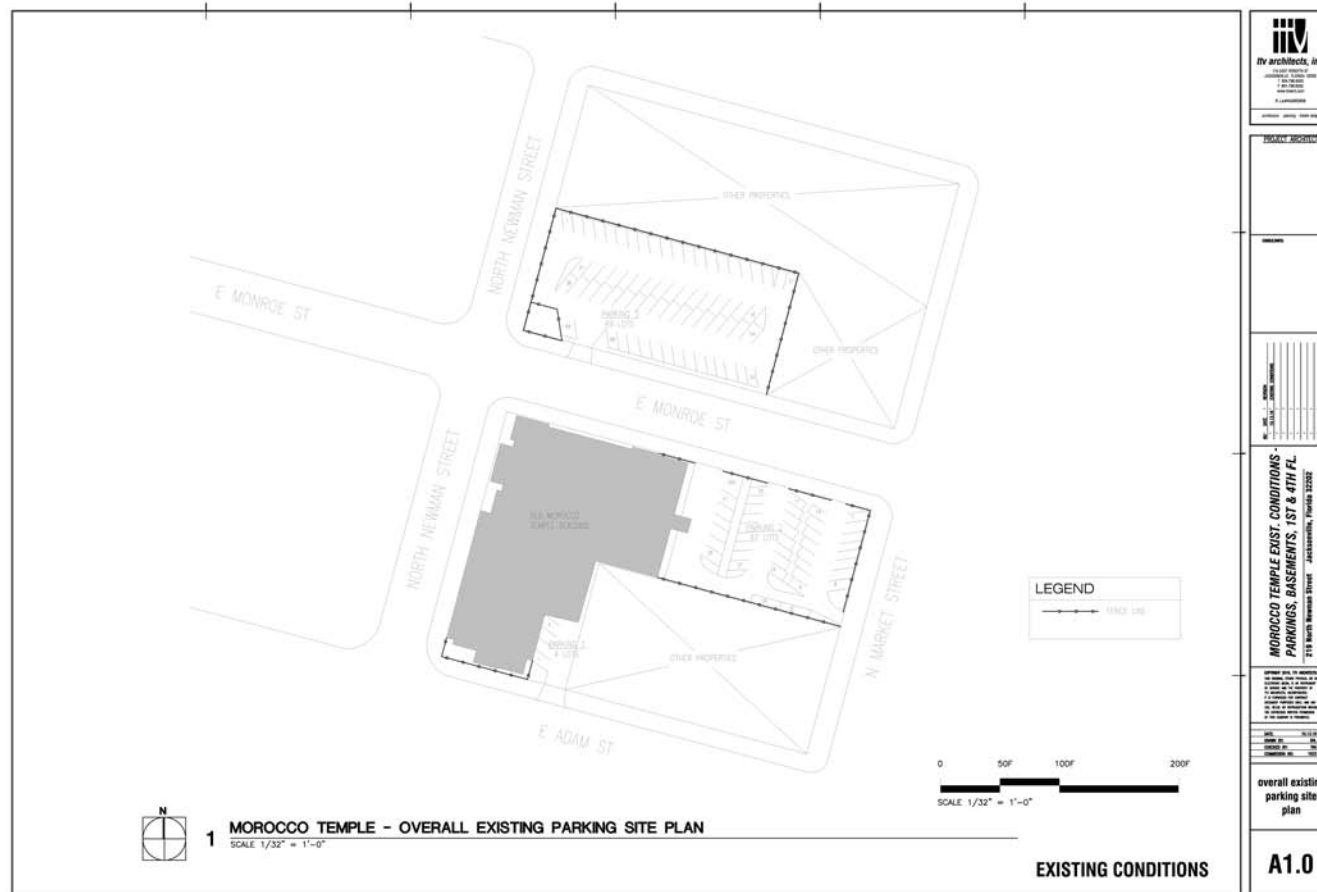
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Parking Site Plan:



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FOR LEASE: 10,800 SF OFFICE SPACE

Old Morocco Building

219 N. Newnan St., Jacksonville, FL

CECIL W. POWELL & COMPANY BUILDING

\$12.50 SF Includes Utilities



PROPERTY AMENITIES

- Klutho Design
- Masonary Construction
- Registered w/The National Historic Society
- Completely renovated with many original architectural elements and ornamentation refurbished and preserved.
- CRO Zoning
- 4 partitioned floors used as office spaces.
- Elevators
- Free Surface Parking Lot for 100 cars

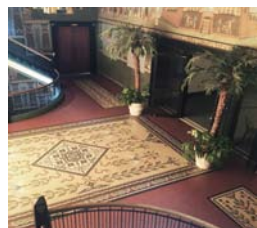
GENERAL INFORMATION

COUNTY: DUVAL

MARKET: DOWNTOWN
JACKSONVILLE

YEAR BUILT: 1910

For Lease: Total 10,800 SF
3rd Floor: 6,400 SF
4th Floor: 4,400 SF
*All floors contiguous
connected by elevators*



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