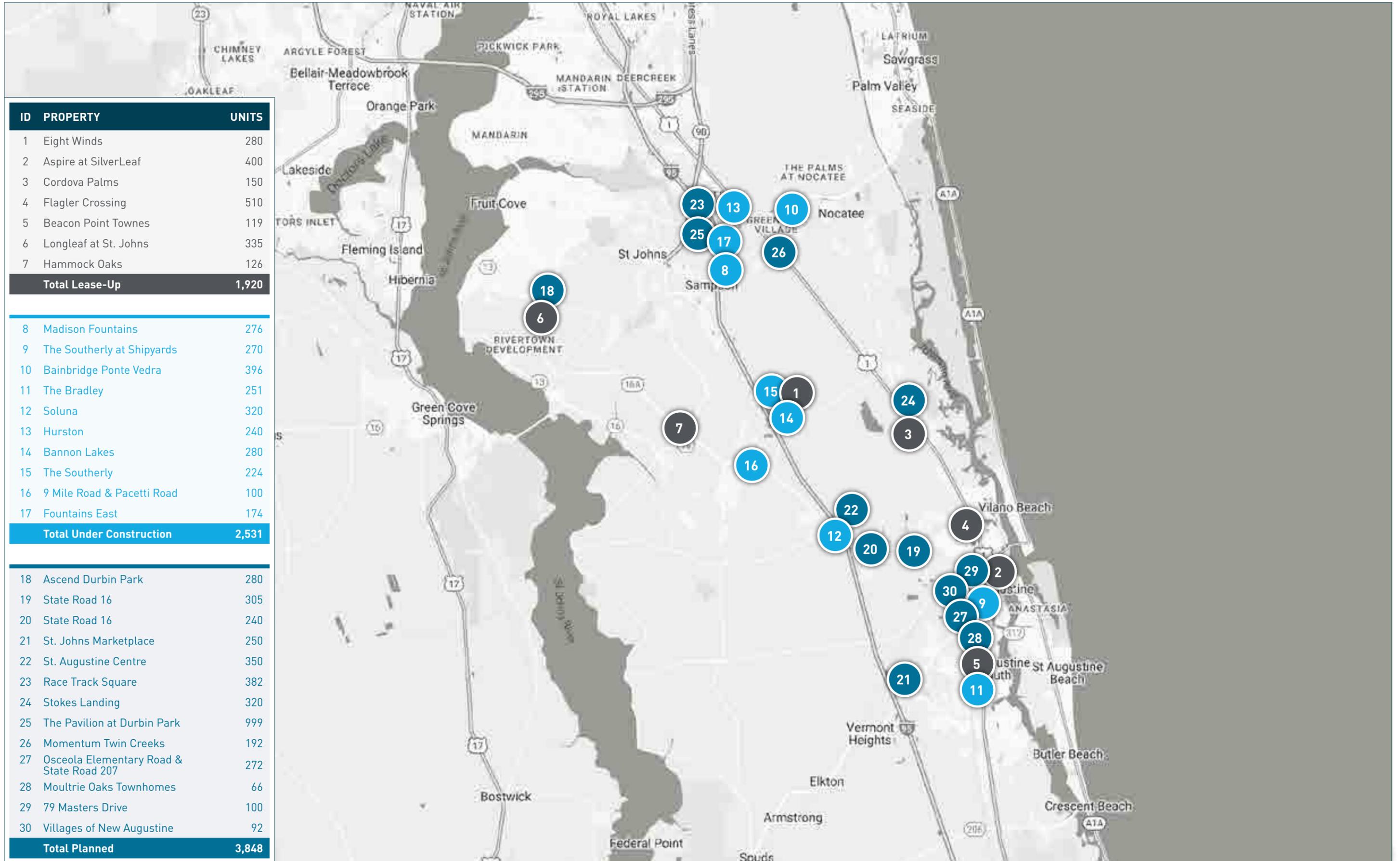


ID	SUBMARKET NAME	PAGE
1	St. Johns County	2
2	Northwest Jacksonville	4
3	Southside / Bay Meadows	6
4	Southside / University Blvd	8
5	Jacksonville North	10
6	Southeast Jacksonville	12
7	Lake Shore	14
8	Clay County	16
9	East Jacksonville	18
Other Submarkets		20
10	Ocean Beaches	
11	Nassau County	
12	Greater Arlington	
13	San Jose	
14	Duval County / Other	
15	Jacksonville Heights	
16	Orange Park / Clay County	

DEVELOPMENT STATUS	UNITS
Lease-Up	5,915
Under Construction	12,712
Planned	11,171
Prospective	25,602

Submarkets with less than five total projects in lease-up, under construction, or planned stages are combined on a single map. Maps exclude prospective projects. Submarkets with zero units in the pipeline don't have ID numbers.



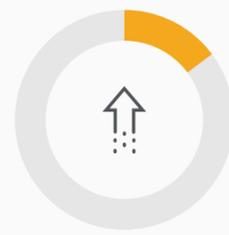
ID	PROPERTY	UNITS
1	Eight Winds	280
2	Aspire at SilverLeaf	400
3	Cordova Palms	150
4	Flagler Crossing	510
5	Beacon Point Townes	119
6	Longleaf at St. Johns	335
7	Hammock Oaks	126
Total Lease-Up		1,920
8	Madison Fountains	276
9	The Southerly at Shipyards	270
10	Bainbridge Ponte Vedra	396
11	The Bradley	251
12	Soluna	320
13	Hurston	240
14	Bannon Lakes	280
15	The Southerly	224
16	9 Mile Road & Pacetti Road	100
17	Fountains East	174
Total Under Construction		2,531
18	Ascend Durbin Park	280
19	State Road 16	305
20	State Road 16	240
21	St. Johns Marketplace	250
22	St. Augustine Centre	350
23	Race Track Square	382
24	Stokes Landing	320
25	The Pavilion at Durbin Park	999
26	Momentum Twin Creeks	192
27	Osceola Elementary Road & State Road 207	272
28	Moultrie Oaks Townhomes	66
29	79 Masters Drive	100
30	Villages of New Augustine	92
Total Planned		3,848

ST. JOHNS COUNTY SUBMARKET

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Eight Winds	50 Wexford Way	Jacksonville	FL	32095	Lease-Up	280	St. Johns County	02/01/2024	08/01/2023	09/01/2023
2	Aspire at SilverLeaf	105 Aspire Avenue	St. Augustine	FL	32092	Lease-Up	400	St. Johns County	12/31/2024	07/01/2023	08/01/2023
3	Cordova Palms	US Route 1 & Venetian Blvd	St. Augustine	FL	32095	Lease-Up	150	St. Johns County	06/30/2024	07/01/2023	03/01/2023
4	Flagler Crossing	725 Flagler Crossing Drive	St. Augustine	FL	32084	Lease-Up	510	St. Johns County	12/31/2024	06/08/2023	09/01/2023
5	Beacon Point Townes	41 Pamplona Drive	St. Augustine	FL	32086	Lease-Up	119	St. Johns County	03/31/2024	05/08/2023	07/01/2023
6	Longleaf at St. Johns	100 Audubon Place	St. Johns	FL	32259	Lease-Up	335	St. Johns County	12/31/2023	11/21/2022	
7	Hammock Oaks	59 Baltic Avenue	St. Augustine	FL	32092	Lease-Up	126	St. Johns County	10/31/2023	11/01/2022	
8	Madison Fountains	10070 Ew Pappy Road	Saint Johns	FL	32259	Under Construction	276	St. Johns County	12/31/2024	03/01/2024	05/01/2024
9	The Southerly at Shipyards	Diesel Road & Shipyard Way	St. Augustine	FL	32084	Under Construction	270	St. Johns County	12/31/2024	02/01/2024	05/01/2024
10	Bainbridge Ponte Vedra	440 Burbank Ave	Ponte Vedra	FL	32081	Under Construction	396	St. Johns County	12/01/2024	02/01/2024	03/01/2024
11	The Bradley	Dino Dr & Old Moultrie Rd	St. Augustine	FL	32086	Under Construction	251	St. Johns County	11/01/2024	02/01/2024	04/01/2024
12	Soluna	25 Silver Moon Circle	St. Augustine	FL	32092	Under Construction	320	St. Johns County	08/31/2024	02/01/2024	03/01/2024
13	Hurston	6285 Race Track Rd	Jacksonville	FL	32259	Under Construction	240	St. Johns County	07/01/2024	01/01/2024	02/01/2024
14	Bannon Lakes	150 Wexford Way	St. Augustine	FL	32095	Under Construction	280	St. Johns County	05/31/2024	11/01/2023	12/01/2023
15	The Southerly	World Commerce Pkwy & World Golf Village	St. Augustine	FL	32092	Under Construction	224	St. Johns County	05/01/2024	11/01/2023	12/01/2023
16	9 Mile Road & Pacetti Road	9 Mile Rd & Pacetti Rd	St. Augustine	FL	32092	Under Construction	100	St. Johns County	12/01/2023	10/01/2023	11/01/2023
17	Fountains East	Ce Wilson Road & St Elizabeth Way	St. Augustine	FL	32095	Under Construction	174	St. Johns County	12/31/2024		
18	Ascend Durbin Park	Greenbriar Road & Longleaf Pine Pkwy	Saint Johns	FL	32259	Planned	280	St. Johns County			
19	State Road 16	105 Shields Court	St. Augustine	FL	32084	Planned	305	St. Johns County			
20	State Road 16	Inman Road & State Road 16	St. Augustine	FL	32084	Planned	240	St. Johns County			
21	St. Johns Marketplace	State Road 207 & Twin Lakes Drive	St. Augustine	FL	32086	Planned	250	St. Johns County			
22	St. Augustine Centre	500 Outlet Mall Blvd	St. Augustine	FL	32084	Planned	350	St. Johns County			
23	Race Track Square	Durbin Pavilion Drive & Race Track Road	Saint Augustine Beach	FL	32084	Planned	382	St. Johns County			
24	Stokes Landing	6600 Dixie Hwy	St. Augustine	FL	32095	Planned	320	St. Johns County			
25	The Pavilion at Durbin Park	Payton Pkwy & Race Track Road	St. Johns	FL	32259	Planned	999	St. Johns County			
26	Momentum Twin Creeks	Old County Road 210 & Dixie Hwy	St. Augustine	FL	32095	Planned	192	St. Johns County			
27	Osceola Elementary Road & State Road 207	Osceola Elementary Road & State Road 207	St. Augustine	FL	32086	Planned	272	St. Johns County			
28	Moultrie Oaks Townhomes	Moultrie Oaks Drive & Old Moultrie Road	St. Augustine	FL	32086	Planned	66	St. Johns County			
29	79 Masters Drive	79 Masters Drive	St. Augustine	FL	32084	Planned	100	St. Johns County			
30	Villages of New Augustine	Chapin Street & North Volusia Street	St. Augustine	FL	32084	Planned	92	St. Johns County			

TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED 8,299

SUBMARKET AT A GLANCE



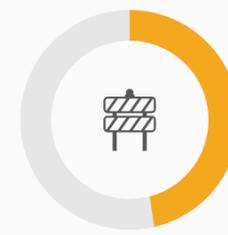
Lease-Up
1,920 Units



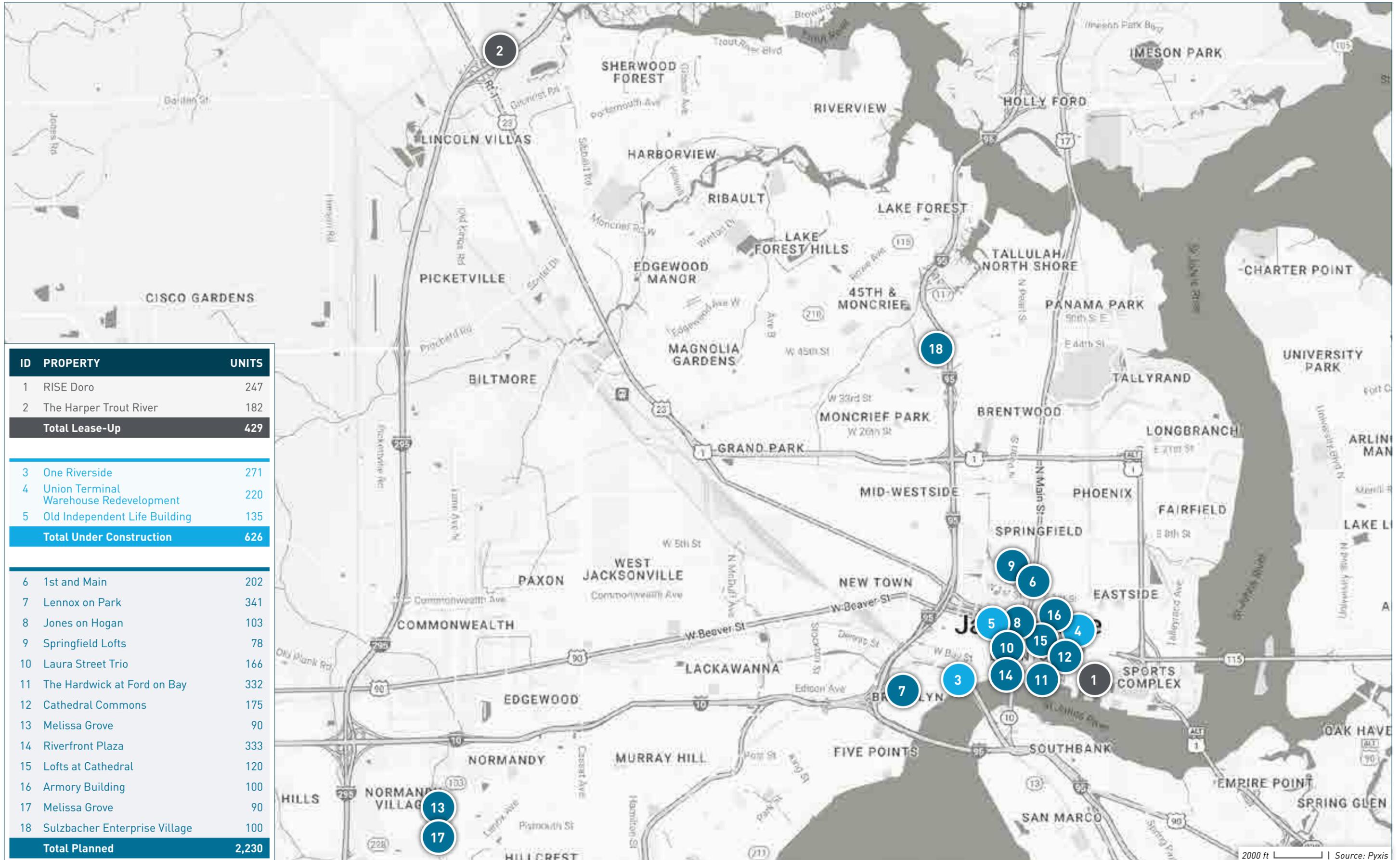
Under Construction
2,531 Units



Planned
3,848 Units



Prospective
7,104 Units



ID	PROPERTY	UNITS
1	RISE Doro	247
2	The Harper Trout River	182
Total Lease-Up		429
3	One Riverside	271
4	Union Terminal Warehouse Redevelopment	220
5	Old Independent Life Building	135
Total Under Construction		626
6	1st and Main	202
7	Lennox on Park	341
8	Jones on Hogan	103
9	Springfield Lofts	78
10	Laura Street Trio	166
11	The Hardwick at Ford on Bay	332
12	Cathedral Commons	175
13	Melissa Grove	90
14	Riverfront Plaza	333
15	Lofts at Cathedral	120
16	Armory Building	100
17	Melissa Grove	90
18	Sulzbacher Enterprise Village	100
Total Planned		2,230

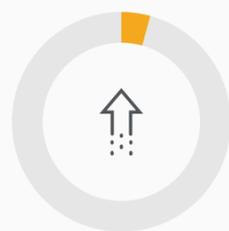
2000 ft | Source: Pyxis

NORTHWEST JACKSONVILLE SUBMARKET

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	RISE Doro	960 East Adams Street	Jacksonville	FL	32202	Lease-Up	247	Northwest Jacksonville	12/31/2023	07/01/2023	10/01/2023
2	The Harper Trout River	9895 Trout Tides Blvd	Jacksonville	FL	32219	Lease-Up	182	Northwest Jacksonville	03/31/2025	05/31/2023	04/02/2023
3	One Riverside	1 Riverside Avenue	Jacksonville	FL	32202	Under Construction	271	Northwest Jacksonville	12/31/2024	10/01/2024	11/01/2024
4	Union Terminal Warehouse Redevelopment	700 East Union Street	Jacksonville	FL	32206	Under Construction	220	Northwest Jacksonville	06/30/2024	06/01/2024	08/01/2024
5	Old Independent Life Building	233 West Duval Street	Jacksonville	FL	32202	Under Construction	135	Northwest Jacksonville	10/31/2023	06/01/2024	08/01/2024
6	1st and Main	1148 North Main Street	Jacksonville	FL	32206	Planned	202	Northwest Jacksonville	08/01/2025	02/01/2025	03/01/2025
7	Lennox on Park	390 Park Street	Jacksonville	FL	32204	Planned	341	Northwest Jacksonville	03/01/2025	08/01/2024	09/01/2024
8	Jones on Hogan	524 North Hogan Street	Jacksonville	FL	32202	Planned	103	Northwest Jacksonville	10/01/2024	06/01/2024	07/01/2024
9	Springfield Lofts	1341 North Pearl Street	Jacksonville	FL	32206	Planned	78	Northwest Jacksonville	10/01/2024	05/01/2024	06/01/2024
10	Laura Street Trio	111 North Laura Street	Jacksonville	FL	32202	Planned	166	Northwest Jacksonville	03/01/2024	10/01/2023	01/01/2024
11	The Hardwick at Ford on Bay	330 East Bay Street	Jacksonville	FL	32202	Planned	332	Northwest Jacksonville			
12	Cathedral Commons	East Duval Street & North Washington Street	Jacksonville	FL	32202	Planned	175	Northwest Jacksonville			
13	Melissa Grove	6555 Lenox Avenue	Jacksonville	FL	32205	Planned	90	Northwest Jacksonville			
14	Riverfront Plaza	2 Independent Drive	Jacksonville	FL	32202	Planned	333	Northwest Jacksonville			
15	Lofts at Cathedral	325 East Duval Street	Jacksonville	FL	32202	Planned	120	Northwest Jacksonville			
16	Armory Building	851 North Market Street	Jacksonville	FL	32206	Planned	100	Northwest Jacksonville			
17	Melissa Grove	6555 Lenox Avenue	Jacksonville	FL	32205	Planned	90	Northwest Jacksonville			
18	Sulzbacher Enterprise Village	Golfair Blvd & Walgreen Road	Jacksonville	FL	32209	Planned	100	Northwest Jacksonville			

TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED 3,285

SUBMARKET AT A GLANCE



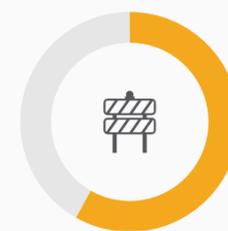
Lease-Up
429 Units



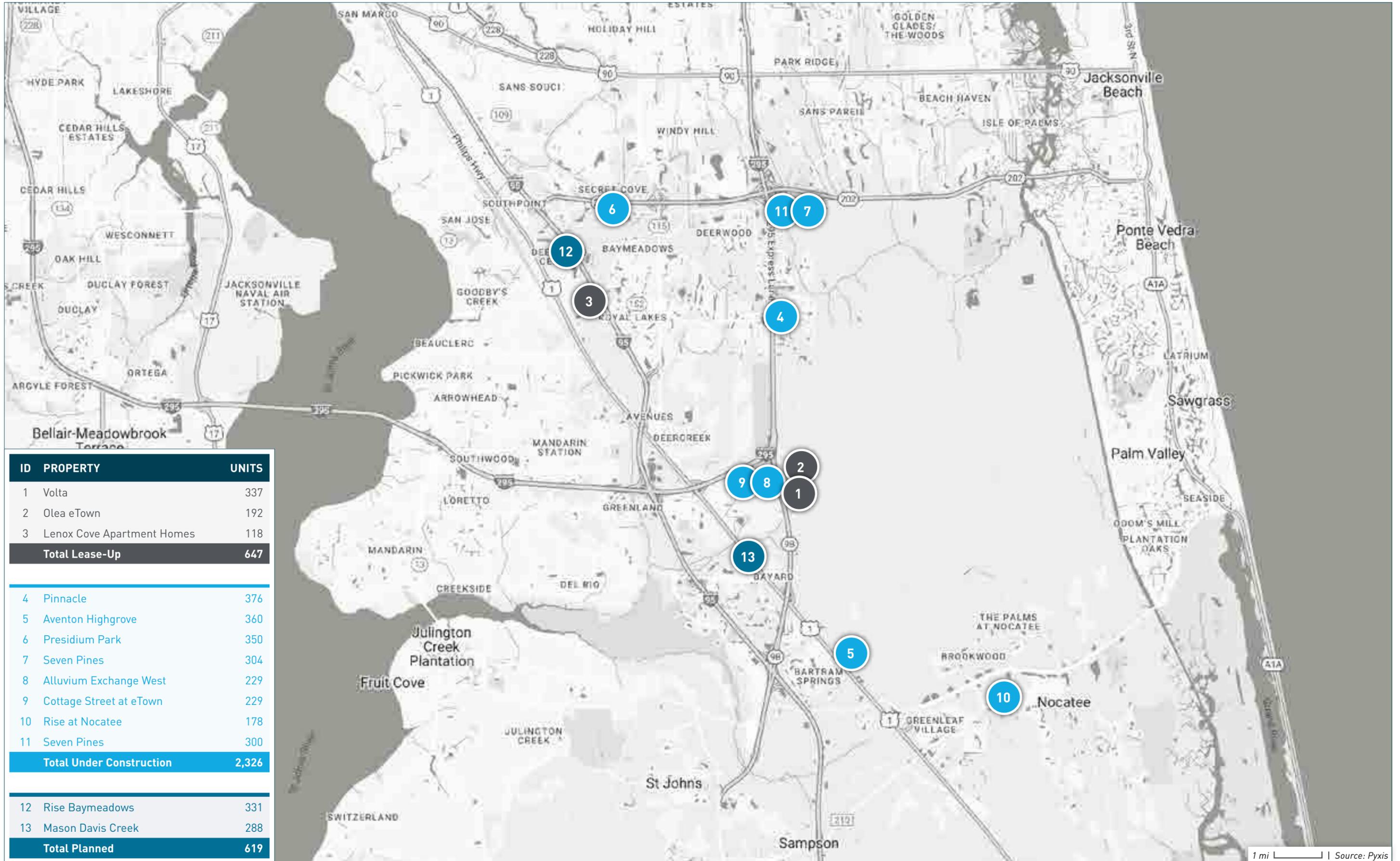
Under Construction
626 Units



Planned
2,230 Units



Prospective
6,507 Units



ID	PROPERTY	UNITS
1	Volta	337
2	Olea eTown	192
3	Lenox Cove Apartment Homes	118
Total Lease-Up		647
4	Pinnacle	376
5	Aventon Highgrove	360
6	Presidium Park	350
7	Seven Pines	304
8	Alluvium Exchange West	229
9	Cottage Street at eTown	229
10	Rise at Nocatee	178
11	Seven Pines	300
Total Under Construction		2,326
12	Rise Baymeadows	331
13	Mason Davis Creek	288
Total Planned		619

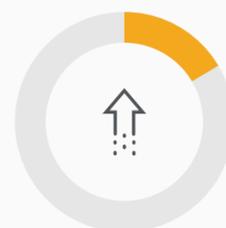
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SOUTHSIDE / BAY MEADOWS SUBMARKET

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Volta	11391 Square Street	Jacksonville	FL	32256	Lease-Up	337	Southside / Bay Meadows	10/31/2023	02/08/2023	05/01/2023
2	Olea eTown	11385 Exchange Street	Jacksonville	FL	32256	Lease-Up	192	Southside / Bay Meadows	01/31/2024	02/01/2023	04/01/2023
3	Lenox Cove Apartment Homes	8737 Baymeadows Road	Jacksonville	FL	32256	Lease-Up	118	Southside / Bay Meadows	10/31/2023	11/18/2022	04/01/2023
4	Pinnacle	Baymeadows Rd E & IH-295	Jacksonville	FL	32256	Under Construction	376	Southside / Bay Meadows	08/01/2024	03/01/2024	04/01/2024
5	Aventon Highgrove	11849 Palm Bay Pkwy	Jacksonville	FL	32256	Under Construction	360	Southside / Bay Meadows	12/31/2024	02/01/2024	05/01/2024
6	Presidium Park	8181 A C Skinner Pkwy	Jacksonville	FL	32256	Under Construction	350	Southside / Bay Meadows	05/31/2024	12/01/2023	01/01/2024
7	Seven Pines	11830 Buckfield Cir	Jacksonville	FL	32256	Under Construction	304	Southside / Bay Meadows	06/01/2024	11/01/2023	12/01/2023
8	Alluvium Exchange West	11100 Domain Dr	Jacksonville	FL	32256	Under Construction	229	Southside / Bay Meadows	10/01/2024	10/01/2023	11/01/2023
9	Cottage Street at eTown	E-Town Pkwy & Philips Hwy	Jacksonville	FL	32256	Under Construction	229	Southside / Bay Meadows	12/31/2024		
10	Rise at Nocatee	1200 Preservation Trail	Ponte Vedra Beach	FL	32081	Under Construction	178	Southside / Bay Meadows	09/30/2024		
11	Seven Pines	11830 Buckfield Circle	Jacksonville	FL	32224	Under Construction	300	Southside / Bay Meadows	07/31/2024		
12	Rise Baymeadows	7311 Baymeadows Way	Jacksonville	FL	32256	Planned	331	Southside / Bay Meadows	10/01/2025	03/01/2025	04/01/2025
13	Mason Davis Creek	Philips Hwy & Pinnacle Point Drive	Jacksonville	FL	32256	Planned	288	Southside / Bay Meadows			

TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED 3,592

SUBMARKET AT A GLANCE



Lease-Up
647 Units



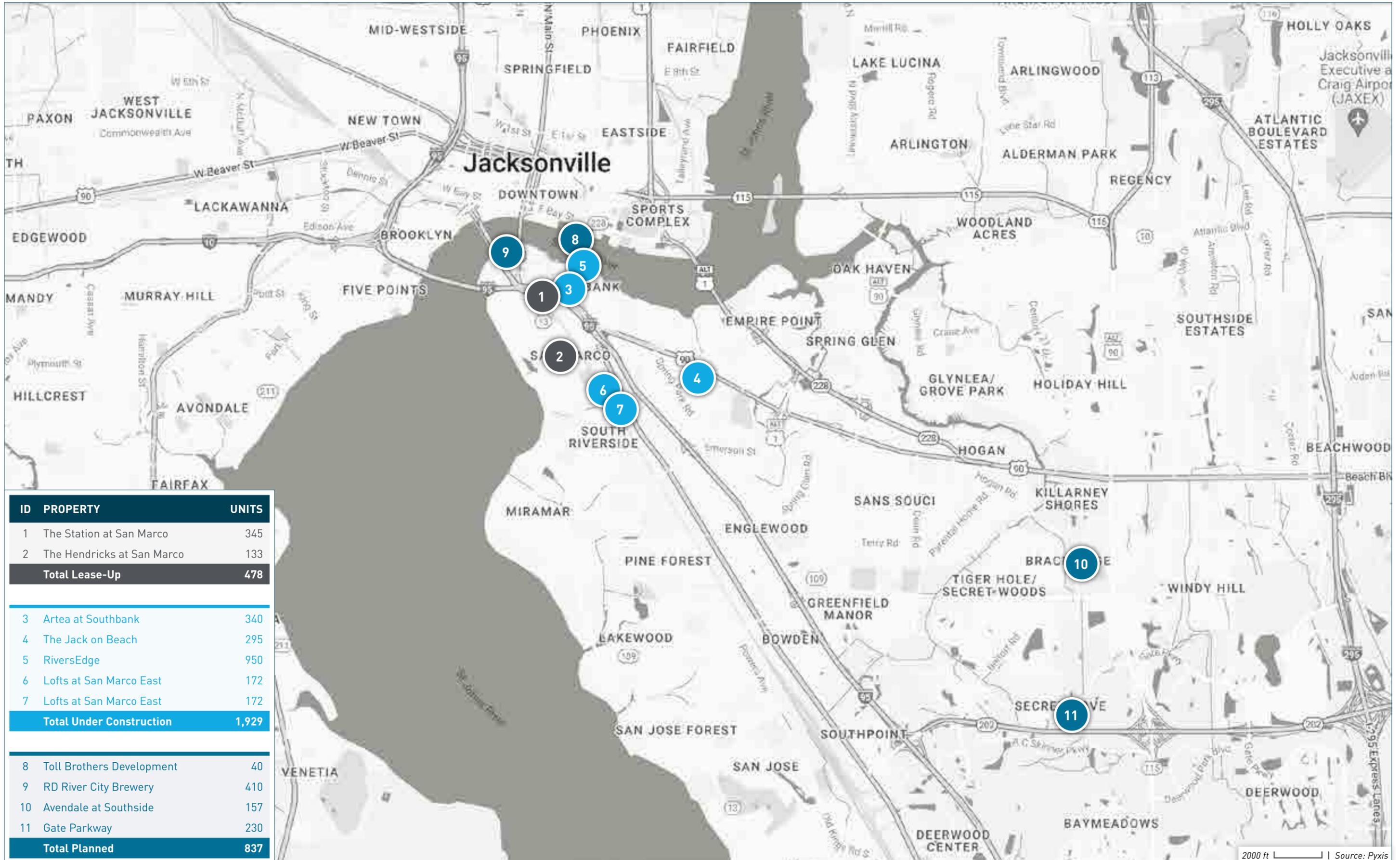
Under Construction
2,326 Units



Planned
619 Units



Prospective
258 Units



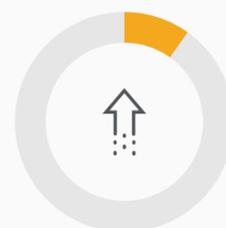
ID	PROPERTY	UNITS
1	The Station at San Marco	345
2	The Hendricks at San Marco	133
Total Lease-Up		478
3	Artea at Southbank	340
4	The Jack on Beach	295
5	RiversEdge	950
6	Lofts at San Marco East	172
7	Lofts at San Marco East	172
Total Under Construction		1,929
8	Toll Brothers Development	40
9	RD River City Brewery	410
10	Avendale at Southside	157
11	Gate Parkway	230
Total Planned		837

2000 ft | Source: Pyxis

SOUTHSIDE UNIVERSITY BLVD SUBMARKET

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	The Station at San Marco	1300 Hendricks Avenue	Jacksonville	FL	32225	Lease-Up	345	Southside / University Blvd	03/31/2024	07/20/2023	08/01/2023
2	The Hendricks at San Marco	1520 Alford Place	Jacksonville	FL	32207	Lease-Up	133	Southside / University Blvd	12/31/2023	02/06/2023	06/01/2023
3	Artea at Southbank	Broadcast Place & Winterling Way	Jacksonville	FL	32207	Under Construction	340	Southside / University Blvd	12/31/2024	02/01/2025	03/01/2025
4	The Jack on Beach	3428 Beach Blvd	Jacksonville	FL	32207	Under Construction	295	Southside / University Blvd	08/31/2024	03/01/2024	05/01/2024
5	RiversEdge	801 Broadcast Place	Jacksonville	FL	32207	Under Construction	950	Southside / University Blvd	12/31/2025		08/01/2025
6	Lofts at San Marco East	3036 Philips Hwy	Jacksonville	FL	32207	Under Construction	172	Southside / University Blvd	11/30/2024		
7	Lofts at San Marco East	3036 Philips Hwy	Jacksonville	FL	32207	Under Construction	172	Southside / University Blvd	11/30/2024		
8	Toll Brothers Development	Broadcast Pl & Reed Ave	Jacksonville	FL	32207	Planned	40	Southside / University Blvd	06/01/2025	12/01/2024	02/01/2025
9	RD River City Brewery	835 Museum Circle	Jacksonville	FL	32207	Planned	410	Southside / University Blvd	02/01/2025	07/01/2024	09/01/2024
10	Avendale at Southside	SEC Brackridge Blvd East & Newton Road	Jacksonville	FL	32216	Planned	157	Southside / University Blvd			
11	Gate Parkway	Gate Pkwy West & Rolling Ridge Way	Jacksonville	FL	32216	Planned	230	Southside / University Blvd			
TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED							3,244				

SUBMARKET AT A GLANCE



Lease-Up
478 Units



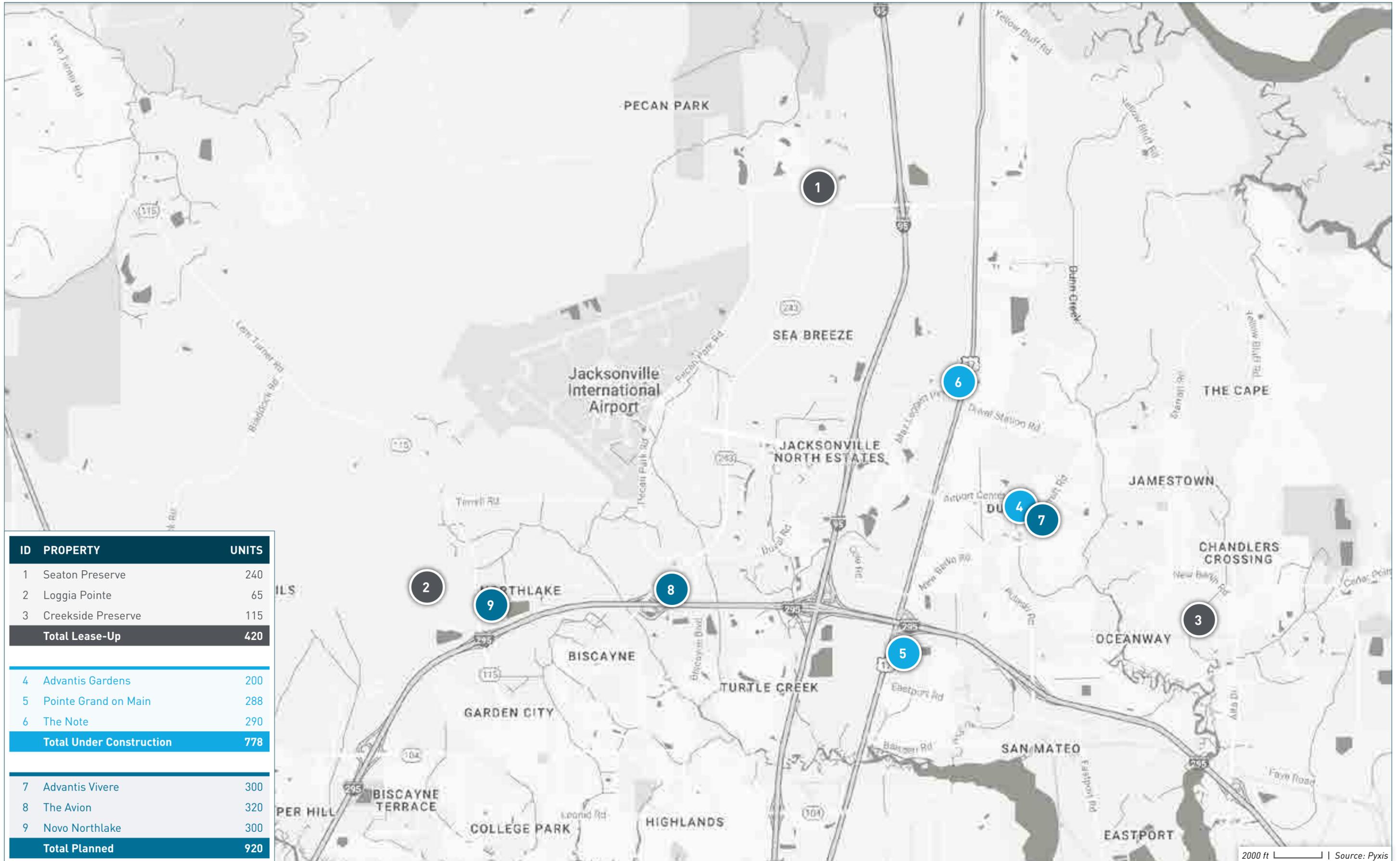
Under Construction
1,929 Units



Planned
837 Units

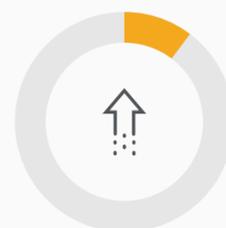


Prospective
1,765 Units



ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Seaton Preserve	1173 Pecan Park Road	Jacksonville	FL	32218	Lease-Up	240	Jacksonville North	12/31/2023	06/11/2023	07/01/2023
2	Loggia Pointe	12522 Loggia Ln	Jacksonville	FL	32218	Lease-Up	65	Jacksonville North	10/01/2023	05/01/2023	06/01/2023
3	Creekside Preserve	12297 Sapp Rd	Jacksonville	FL	32226	Lease-Up	115	Jacksonville North	11/01/2023	01/01/2023	04/01/2023
4	Advantis Gardens	665 Starratt Road	Jacksonville	FL	32218	Under Construction	200	Jacksonville North	02/28/2025	01/01/2024	03/01/2024
5	Pointe Grand on Main	11833 North Main Street	Jacksonville	FL	32218	Under Construction	288	Jacksonville North	12/31/2024	01/01/2024	03/01/2024
6	The Note	14041 Hyatt Road	Jacksonville	FL	32218	Under Construction	290	Jacksonville North	12/31/2024	11/01/2023	12/01/2023
7	Advantis Vivere	660 Starratt Rd	Jacksonville	FL	32218	Planned	300	Jacksonville North	12/01/2025	04/01/2025	06/01/2025
8	The Avion	12535 Tibbets Ln	Jacksonville	FL	32218	Planned	320	Jacksonville North	11/01/2025	04/01/2025	05/01/2025
9	Novo Northlake	Lem Turner Rd & I-295	Jacksonville	FL	32218	Planned	300	Jacksonville North	09/01/2025	02/01/2025	03/01/2025
TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED							2,118				

SUBMARKET AT A GLANCE



Lease-Up
420 Units



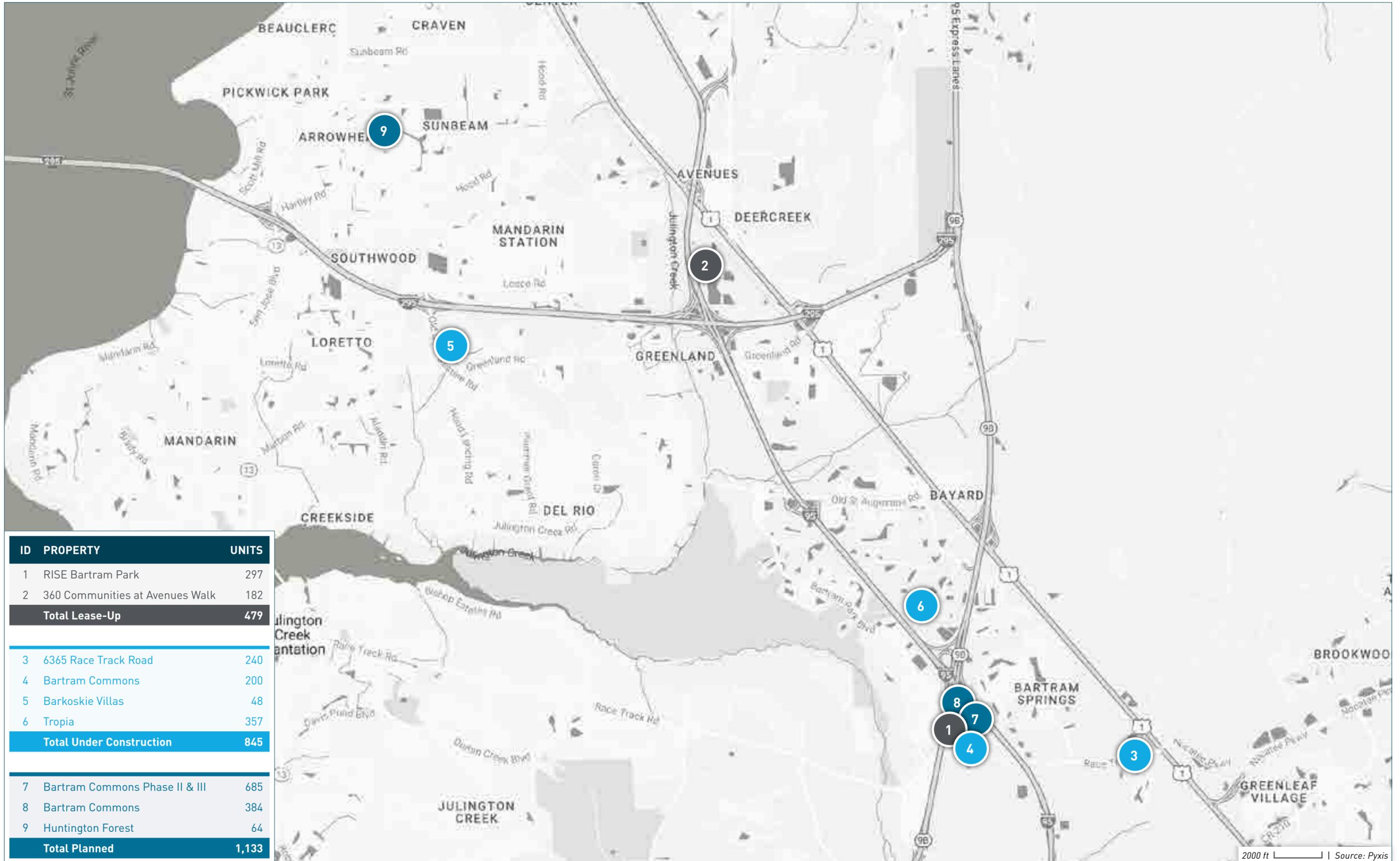
Under Construction
778 Units



Planned
920 Units



Prospective
1,554 Units



ID	PROPERTY	UNITS
1	RISE Bartram Park	297
2	360 Communities at Avenues Walk	182
Total Lease-Up		479
3	6365 Race Track Road	240
4	Bartram Commons	200
5	Barkoskie Villas	48
6	Tropia	357
Total Under Construction		845
7	Bartram Commons Phase II & III	685
8	Bartram Commons	384
9	Huntington Forest	64
Total Planned		1,133

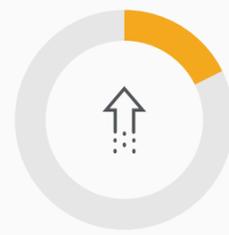
2000 ft | Source: Pyxis

SOUTHEAST JACKSONVILLE SUBMARKET

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	RISE Bartram Park	14900 Inspire Way	Jacksonville	FL	32258	Lease-Up	297	Southeast Jacksonville	12/31/2023	03/31/2023	09/01/2023
2	360 Communities at Avenues Walk	10889 Avenues Walk Blvd	Jacksonville	FL	32258	Lease-Up	182	Southeast Jacksonville	08/31/2024	01/01/2023	12/01/2022
3	6365 Race Track Road	6365 Race Track Road	St. Johns	FL	32259	Under Construction	240	Southeast Jacksonville	09/30/2024	08/01/2024	10/01/2024
4	Bartram Commons	Race Track Rd & FL-9B	Jacksonville	FL	32258	Under Construction	200	Southeast Jacksonville	12/01/2024	05/01/2024	06/01/2024
5	Barkoskie Villas	4349 Barkoskie Rd	Jacksonville	FL	32258	Under Construction	48	Southeast Jacksonville	08/01/2024	04/01/2024	05/01/2024
6	Tropia	13924 Egrets Nest Drive	Jacksonville	FL	32258	Under Construction	357	Southeast Jacksonville	08/31/2025	12/01/2023	01/01/2024
7	Bartram Commons Phase II & III	Durbin Pavilion Drive & Race Track Road	Jacksonville	FL	32259	Planned	685	Southeast Jacksonville	06/30/2025		
8	Bartram Commons	Durbin Pavilion Drive & Race Track Road	Jacksonville	FL	32259	Planned	384	Southeast Jacksonville			
9	Huntington Forest	NEC Augustine Green Court & Old St. Augustine Road	Jacksonville	FL	32257	Planned	64	Southeast Jacksonville			

TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED 2,457

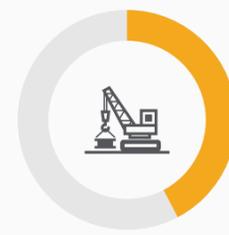
SUBMARKET AT A GLANCE



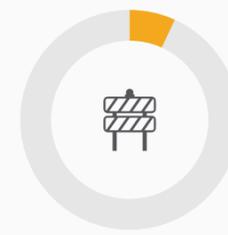
Lease-Up
479 Units



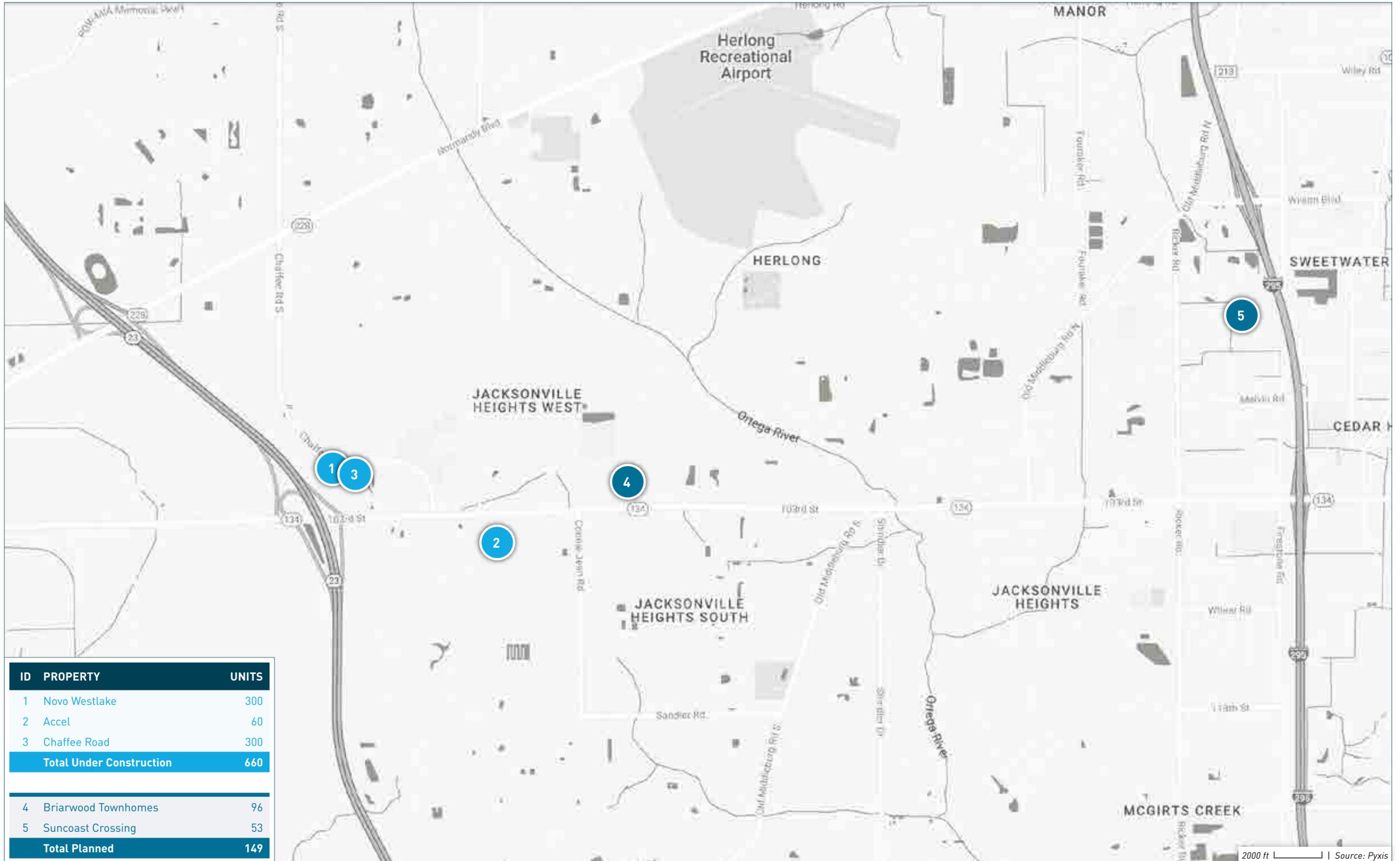
Under Construction
845 Units



Planned
1,133 Units



Prospective
100 Units



ID	PROPERTY	UNITS
1	Novo Westlake	300
2	Accel	60
3	Chaffee Road	300
Total Under Construction		660
4	Briarwood Townhomes	96
5	Suncoast Crossing	53
Total Planned		149

2000 ft | Source: Pyxis

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Novo Westlake	4910 Samaritan Way	Jacksonville	FL	32210	Under Construction	300	Lake Shore	05/01/2025	10/01/2024	11/01/2024
2	Accel	10350 103rd St	Jacksonville	FL	32210	Under Construction	60	Lake Shore	04/01/2024	11/01/2023	12/01/2023
3	Chaffee Road	Chaffee Road South & Sherman Hills Pkwy	Jacksonville	FL	32221	Under Construction	300	Lake Shore	12/31/2024		
4	Briarwood Townhomes	5041 Britton Lane	Jacksonville	FL	32210	Planned	96	Lake Shore			
5	Suncoast Crossing	4250 Matador Drive	Jacksonville	FL	32210	Planned	53	Lake Shore			
TOTAL UNDER CONSTRUCTION, AND PLANNED							809				

SUBMARKET AT A GLANCE



Lease-Up
0 Units



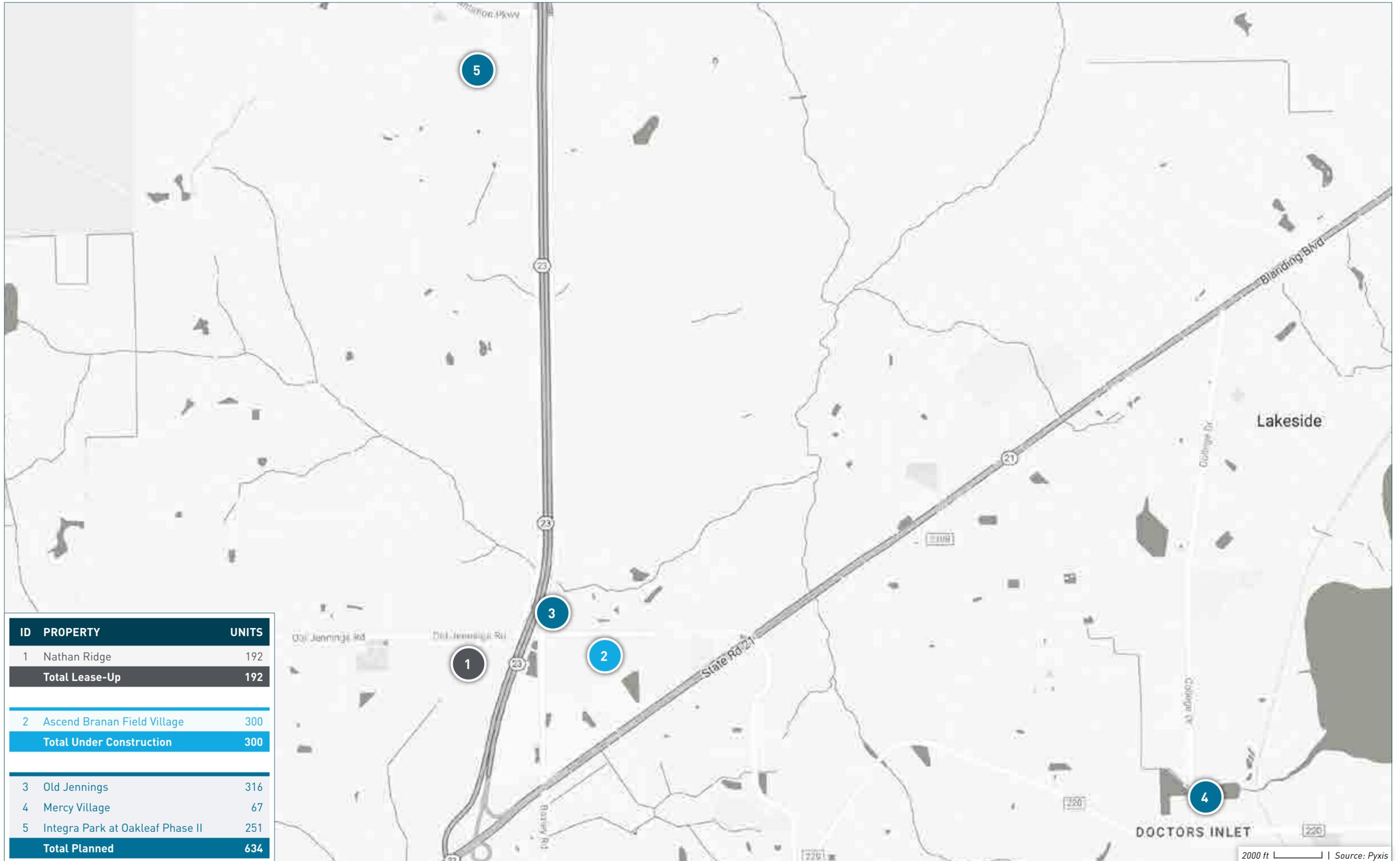
Under Construction
660 Units



Planned
149 Units



Prospective
1,044 Units

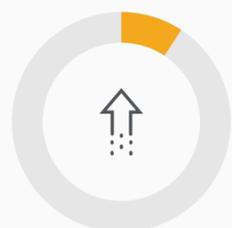


ID	PROPERTY	UNITS
1	Nathan Ridge	192
Total Lease-Up		192
2	Ascend Branan Field Village	300
Total Under Construction		300
3	Old Jennings	316
4	Mercy Village	67
5	Integra Park at Oakleaf Phase II	251
Total Planned		634

2000 ft | Source: Pyxis

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Nathan Ridge	3845 Nathan Ridge Lane	Middleburg	FL	32068	Lease-Up	192	Clay County	12/31/2023	06/27/2023	08/01/2023
2	Ascend Branan Field Village	Challenger Dr & Branan Field Rd	Middleburg	FL	32068	Under Construction	300	Clay County	04/01/2025	09/01/2024	10/01/2024
3	Old Jennings	3364 Old Jennings Road	Middleburg	FL	32068	Planned	316	Clay County	11/01/2024	04/01/2024	05/01/2024
4	Mercy Village	515 College Drive	Middleburg	FL	32068	Planned	67	Clay County			
5	Integra Park at Oakleaf Phase II	824 Integra Park Drive	Orange Park	FL	32068	Planned	251	Clay County			
TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED							1,126				

SUBMARKET AT A GLANCE



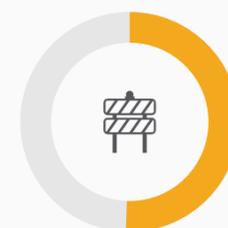
Lease-Up
192 Units



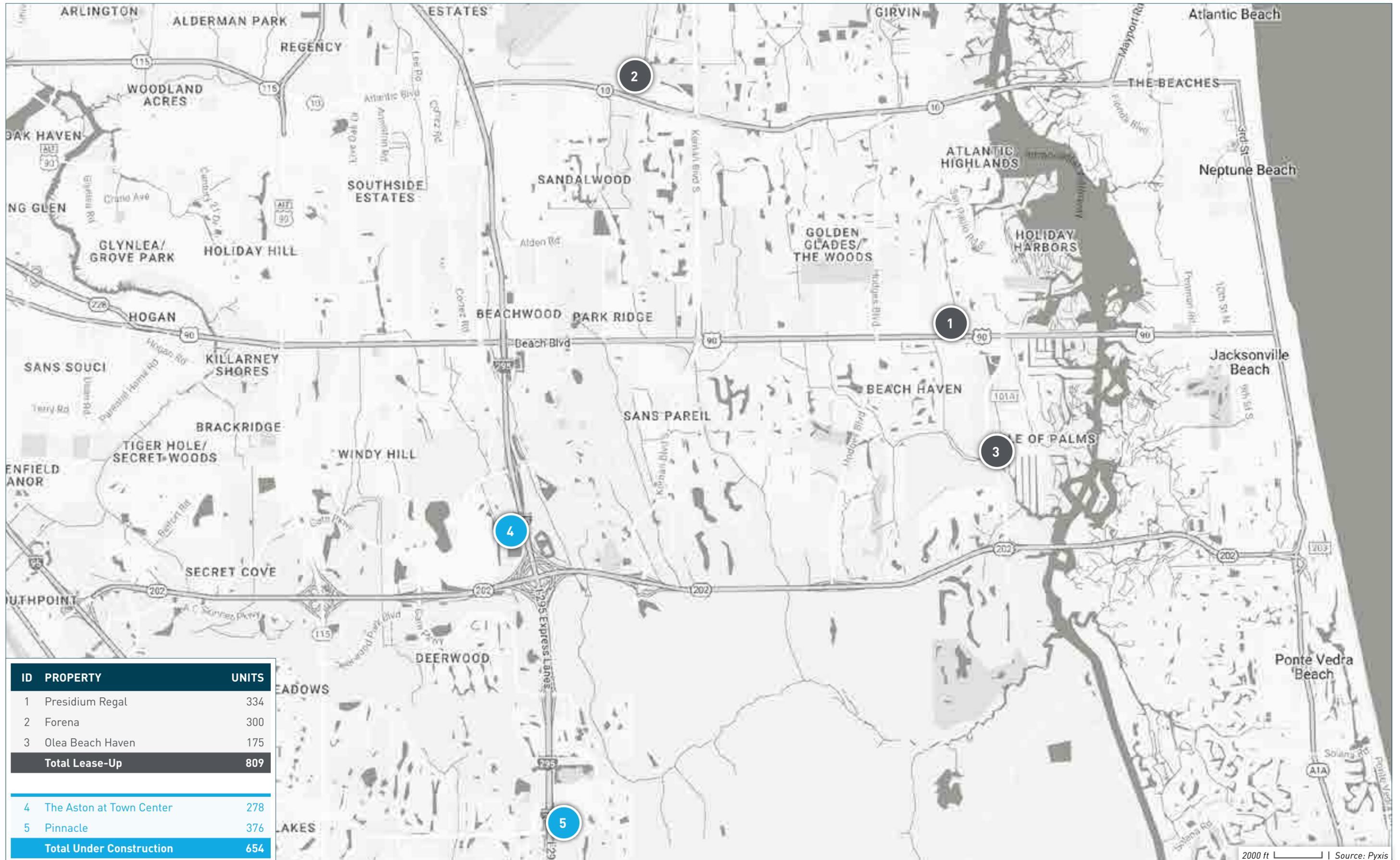
Under Construction
300 Units



Planned
634 Units



Prospective
1,164 Units

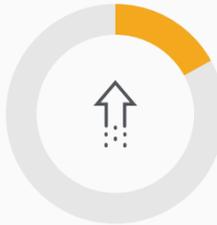


ID	PROPERTY	UNITS
1	Presidium Regal	334
2	Forena	300
3	Olea Beach Haven	175
Total Lease-Up		809
4	The Aston at Town Center	278
5	Pinnacle	376
Total Under Construction		654

2000 ft | Source: Pyxis

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Presidium Regal	14051 Beach Blvd	Jacksonville	FL	32250	Lease-Up	334	East Jacksonville	12/31/2023	08/01/2023	09/01/2023
2	Forena	11727 Abess Blvd	Jacksonville	FL	32225	Lease-Up	300	East Jacksonville	11/30/2023	07/01/2023	04/01/2023
3	Olea Beach Haven	4101 San Pablo Pkwy	Jacksonville	FL	32224	Lease-Up	175	East Jacksonville	12/31/2023	06/01/2023	
4	The Aston at Town Center	10655 Brightman Blvd	Jacksonville	FL	32246	Under Construction	278	East Jacksonville	07/31/2024	02/01/2024	03/01/2024
5	Pinnacle	8760 Pinnacle Park Blvd	Jacksonville	FL	32256	Under Construction	376	East Jacksonville	11/30/2024		
TOTAL LEASE-UP, AND UNDER CONSTRUCTION							1,463				

SUBMARKET AT A GLANCE



Lease-Up
809 Units



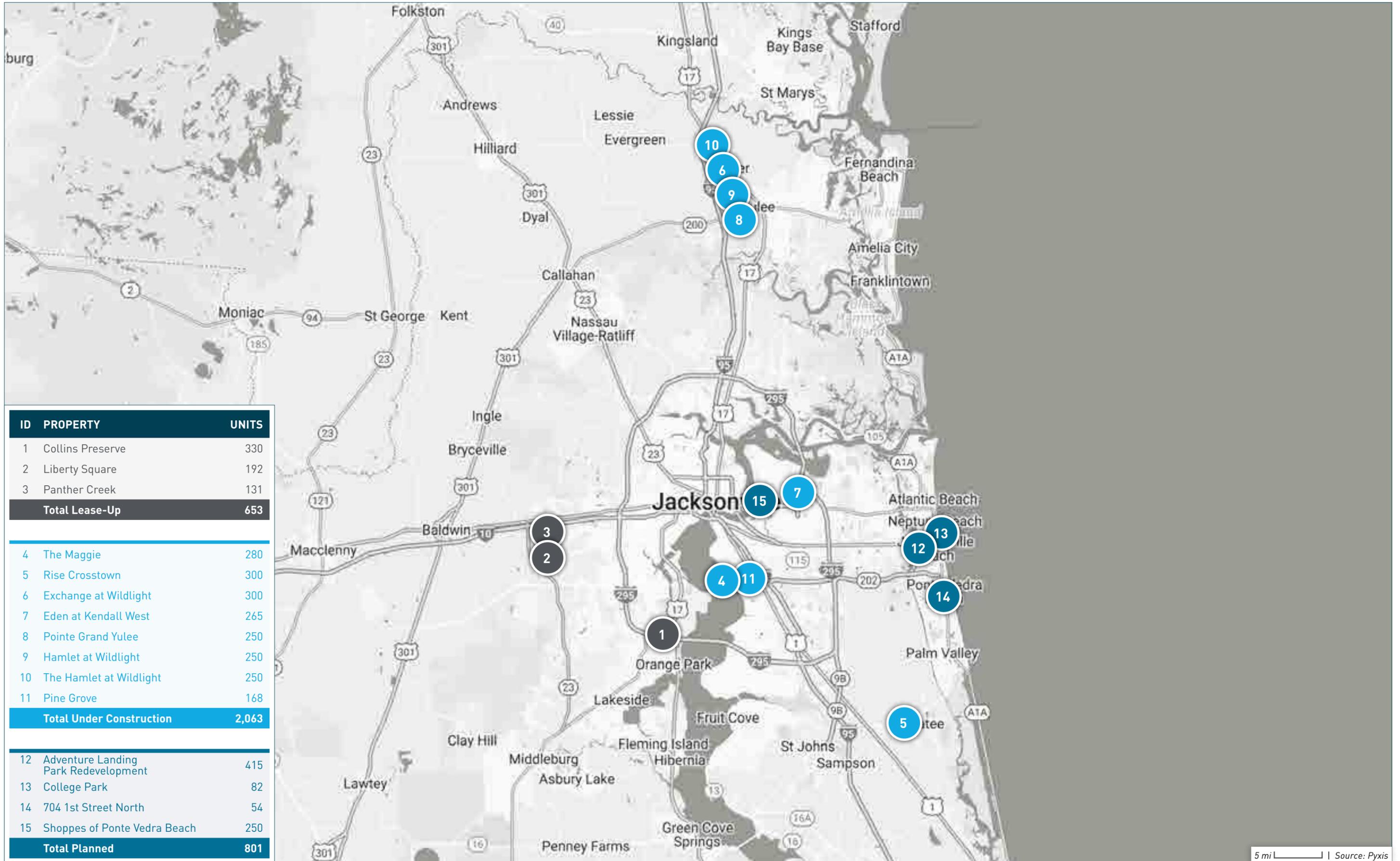
Under Construction
654 Units



Planned
0 Units



Prospective
3,107 Units

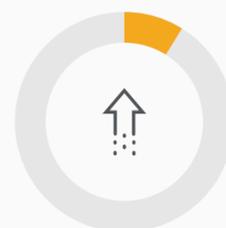


ID	PROPERTY	UNITS
1	Collins Preserve	330
2	Liberty Square	192
3	Panther Creek	131
Total Lease-Up		653
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4	The Maggie	280
5	Rise Crosstown	300
6	Exchange at Wildlight	300
7	Eden at Kendall West	265
8	Pointe Grand Yulee	250
9	Hamlet at Wildlight	250
10	The Hamlet at Wildlight	250
11	Pine Grove	168
Total Under Construction		2,063
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12	Adventure Landing Park Redevelopment	415
13	College Park	82
14	704 1st Street North	54
15	Shoppes of Ponte Vedra Beach	250
Total Planned		801

5 mi | Source: Pyxis

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Collins Preserve	5258 Collins Preserve Ln	Jacksonville	FL	32244	Lease-Up	330	Jacksonville Heights	10/01/2023	04/01/2023	05/01/2023
2	Liberty Square	1916 Allegiance Place	Jacksonville	FL	32221	Lease-Up	192	Duval County / Other	10/31/2023	02/03/2023	
3	Panther Creek	1285 Tan Tara Trail	Jacksonville	FL	32221	Lease-Up	131	Duval County / Other	10/31/2023	06/03/2022	04/01/2022
4	The Maggie	3730 Dupont Avenue	Jacksonville	FL	32217	Under Construction	280	San Jose	04/30/2025	02/01/2025	03/01/2025
5	Rise Crosstown	1200 Preservation Trl	Ponte Vedra Beach	FL	32081	Under Construction	300	Ocean Beaches	06/01/2025	10/01/2024	11/01/2024
6	Exchange at Wildlight	Curiosity Avenue & Wildlight Avenue	Yulee	FL	32097	Under Construction	300	Nassau County	07/31/2024	03/01/2024	04/01/2024
7	Eden at Kendall West	9105 Tredinick Pkwy	Jacksonville	FL	32211	Under Construction	265	Greater Arlington	12/31/2024	02/01/2024	03/01/2024
8	Pointe Grand Yulee	Wildlight Ave & Florida A1A	Yulee	FL	32097	Under Construction	250	Nassau County	08/01/2024	01/01/2024	02/01/2024
9	Hamlet at Wildlight	Wildlight Ave & FL-A1A	Yulee	FL	32097	Under Construction	250	Nassau County	06/01/2024	11/01/2023	12/01/2023
10	The Hamlet at Wildlight	462805 State Road 200	Yulee	FL	32097	Under Construction	250	Nassau County	12/31/2024		
11	Pine Grove	6610 Powers Avenue	Jacksonville	FL	32217	Under Construction	168	San Jose	10/31/2024		
12	Adventure Landing Park Redevelopment	1944 Beach Blvd	Jacksonville Beach	FL	32250	Planned	415	Ocean Beaches	12/01/2025	02/01/2025	04/01/2025
13	College Park	903 North University Blvd	Jacksonville	FL	32211	Planned	82	Greater Arlington	09/01/2024	03/01/2024	05/01/2024
14	704 1st Street North	704 1st Street North	Jacksonville Beach	FL	32250	Planned	54	Ocean Beaches			
15	Shoppes of Ponte Vedra Beach	330 State Road A1A North	Ponte Vedra Beach	FL	32082	Planned	250	Ocean Beaches			
TOTAL LEASE-UP, UNDER CONSTRUCTION AND PLANNED							3,517				

OTHER SUBMARKETS AT A GLANCE



Lease-Up
653 Units



Under Construction
2,063 Units



Planned
801 Units



Prospective
2,999 Units