

**Now Available**  
***For Lease***

**\$5,250.00 NNN**

**Executive Summary**



**208 W Tennessee St. Tallahassee, FL**

Highly visible corner. Ideal for car repair, car rental, grab and go restaurant, cellular sales insurance, bakery, retail and more.

# Offering Highlights

---



- Price: \$5,252 NNN
- 2,584 SF
- Lot size: 0.23 acres
- High density Central Core Zoning
- 110 Ft of Frontage on W Tennessee St.
- 185 Ft of Frontage on Duval St.
- Traffic count: 40,000 + VPD
- Convenient to FSU, Downtown, and Midtown







**DOLLAR  
GENERAL**



**35,000+ VPD**

**N MONROE**



Subject  
Property



**FOUR  
POINTS**  
BY SHERATON



Student  
Housing  
1,700+ Beds



**W TENNESSEE ST.**

**40,000+ VPD**

**W TENNESSEE ST.**



FSU 45,000+  
Students



**N MONROE**

Downtown Tallahassee  
and Florida State  
Capitol Buildings



# Contact George Harrison For More Information



**(850)-556-4694**

**[georgeharrisonbroker@gmail.com](mailto:georgeharrisonbroker@gmail.com)**