

FOR SALE

485 South Blair Stone Road Tallahassee, FL 32301

NAI TALCOR

\$595,000

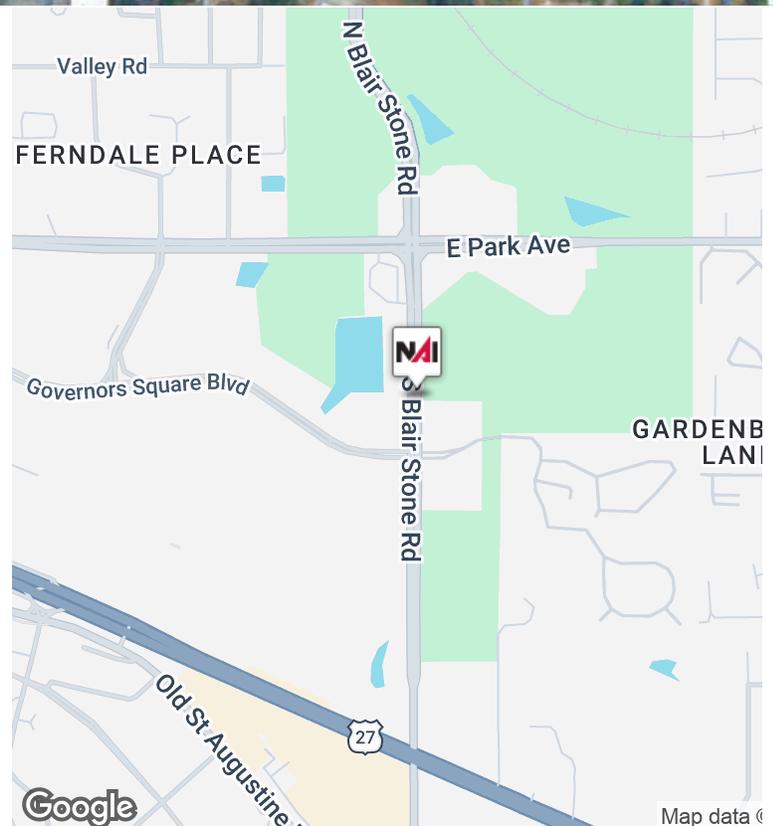


Land | 1.74 Acres

1.74 acres available with frontage on both S Blair Stone Rd. and Governor's Square Blvd. Corner lot is being developed for Tallahassee's FIRST off-leash dog park and bar. PUD allows for commercial uses including: retail, office, or self-storage.

- Site has frontage on both S Blair Stone Rd and Governor's Square Blvd
- Corner lot being developed for Tallahassee's FIRST off-leash dog park and bar
- Concurrency and off-site stormwater included with corner lot

Sale Price: \$595,000



✉ **E. Edward Murray, Jr., SIOR, CCIM**
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📍 **NAI TALCOR**
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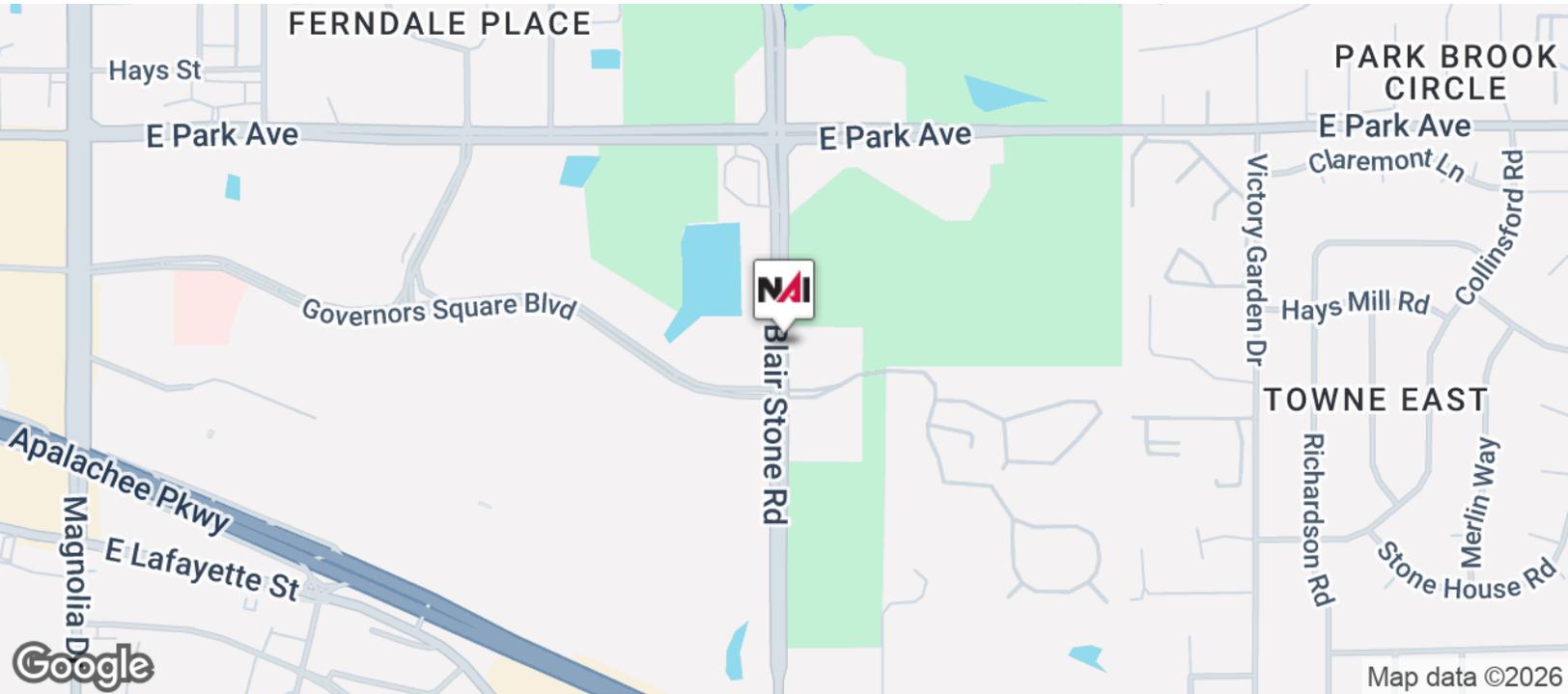
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Map data ©2025

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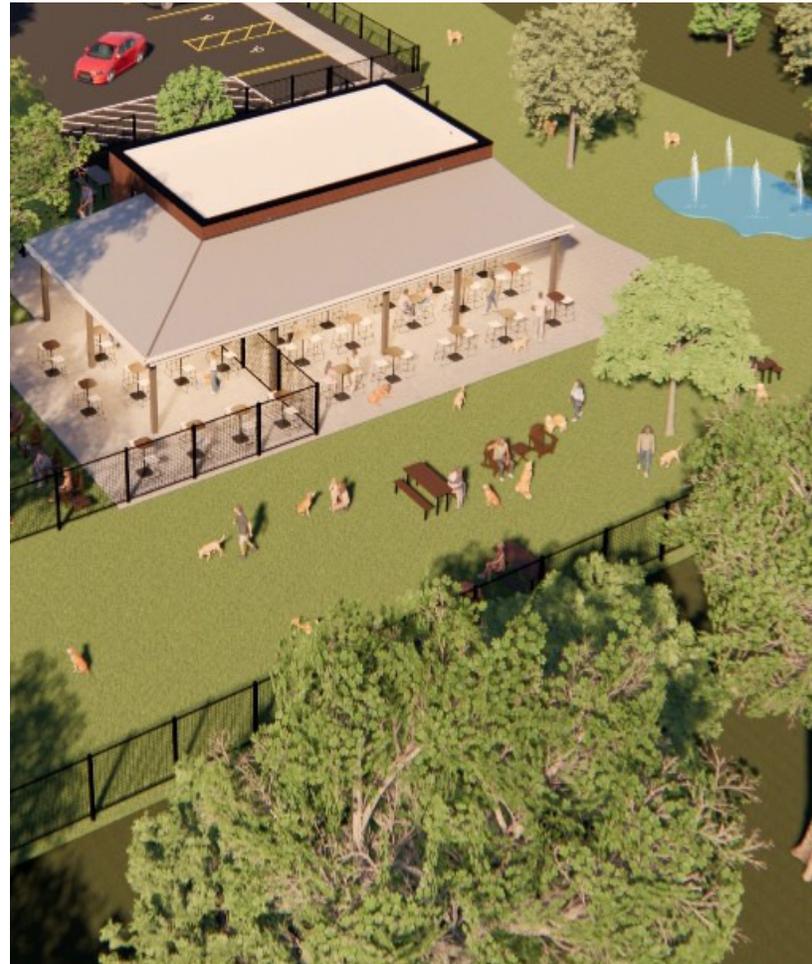
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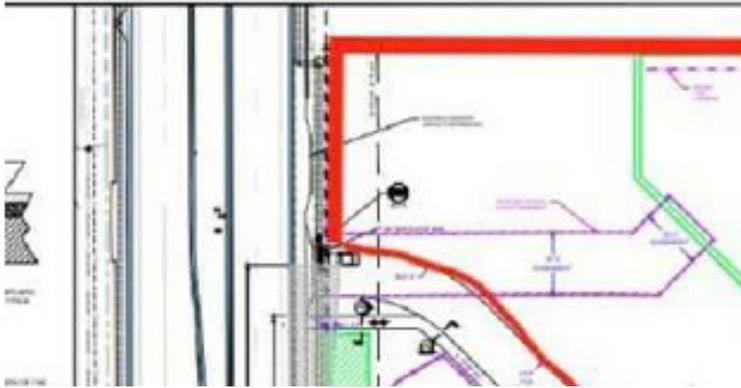
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US MARKETING 3D VIEWS

GLADWIN ARCHITECT

BACK VIEW

SIDE VIEW



US MARKETING 3D VIEWS

GLADWIN ARCHITECT



US MARKETING 3D VIEWS

GLADWIN ARCHITECT



GLADWIN VAUGHN ARCHITECT



GLADWIN VAUGHN ARCHITECT

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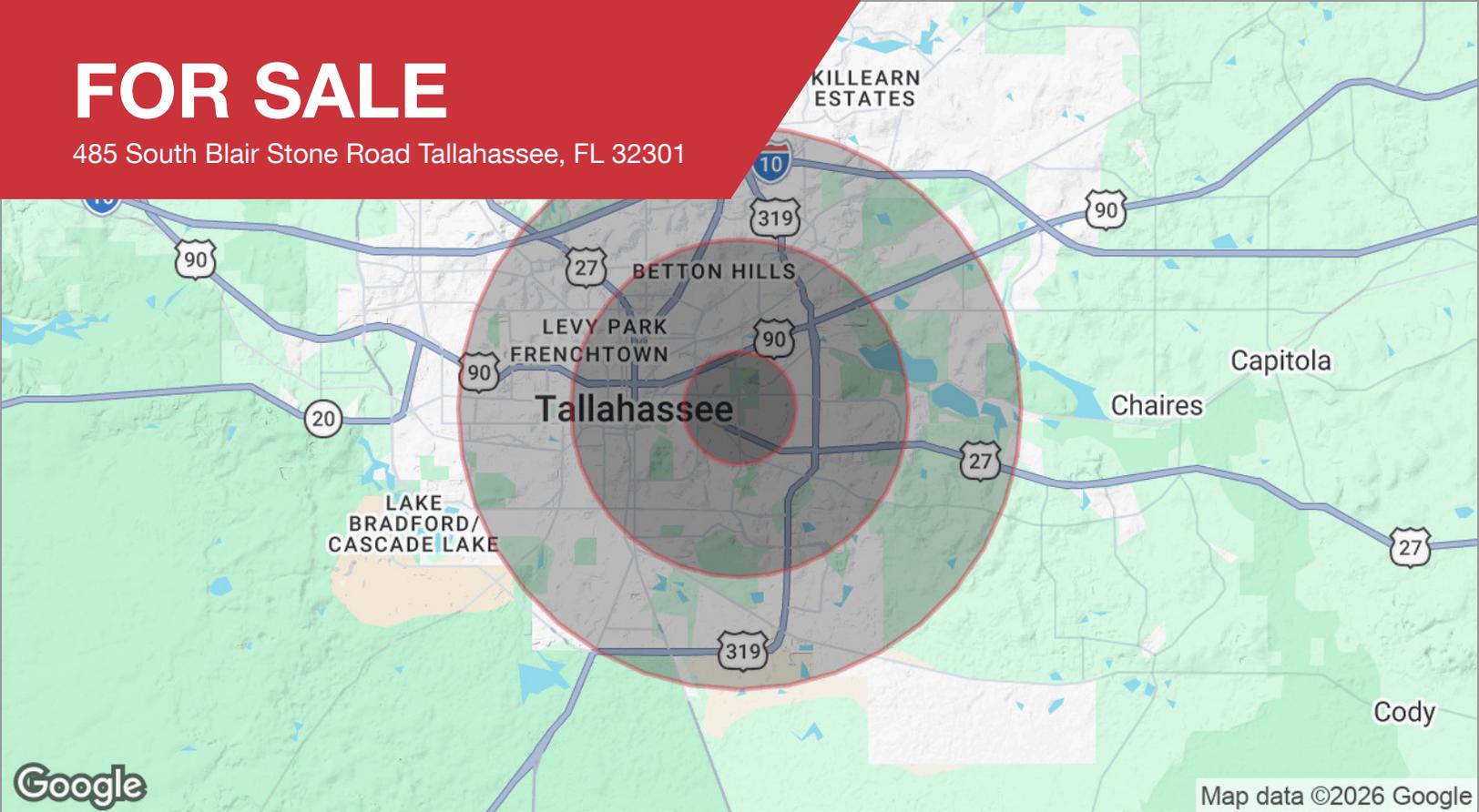
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DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
Total population	7,572	79,550	164,758
Median age	40	35	36
Median age (male)	38	34	35
Median age (Female)	41	36	37
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,970	33,627	70,750
# of persons per HH	1.9	2.4	2.3
Average HH income	\$79,431	\$80,774	\$78,713
Average house value	\$267,570	\$301,798	\$279,986

* Demographic data derived from 2020 ACS - US Census

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