

For Lease

2491 Care Dr. | Tallahassee, FL



**DO NOT
DISTURB
TENANT**



BLAKE HUNTER

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ROBERT HOLIHAN

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SERENITY LORENZ

904.887.3302 | serenity.lorenz@srsre.com



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Property Specifications

SPACE AVAILABLE

4,572 SF

PARCEL SIZE

1.42 AC

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About the Property

- Prime Tallahassee location within an established medical/professional corridor
- Excellent accessibility to major roadways and surrounding neighborhoods
- Convenient access to downtown Tallahassee, Florida State University, and the Capitol Complex
- Close proximity to regional hospitals, healthcare providers, and retail amenities
- Strong surrounding demographics and daytime population
- Ample on-site parking with professional curb appeal

Traffic Counts

State Highway 319 & 261

Source: FDOT

51,166 VPD

Nearby Retailers

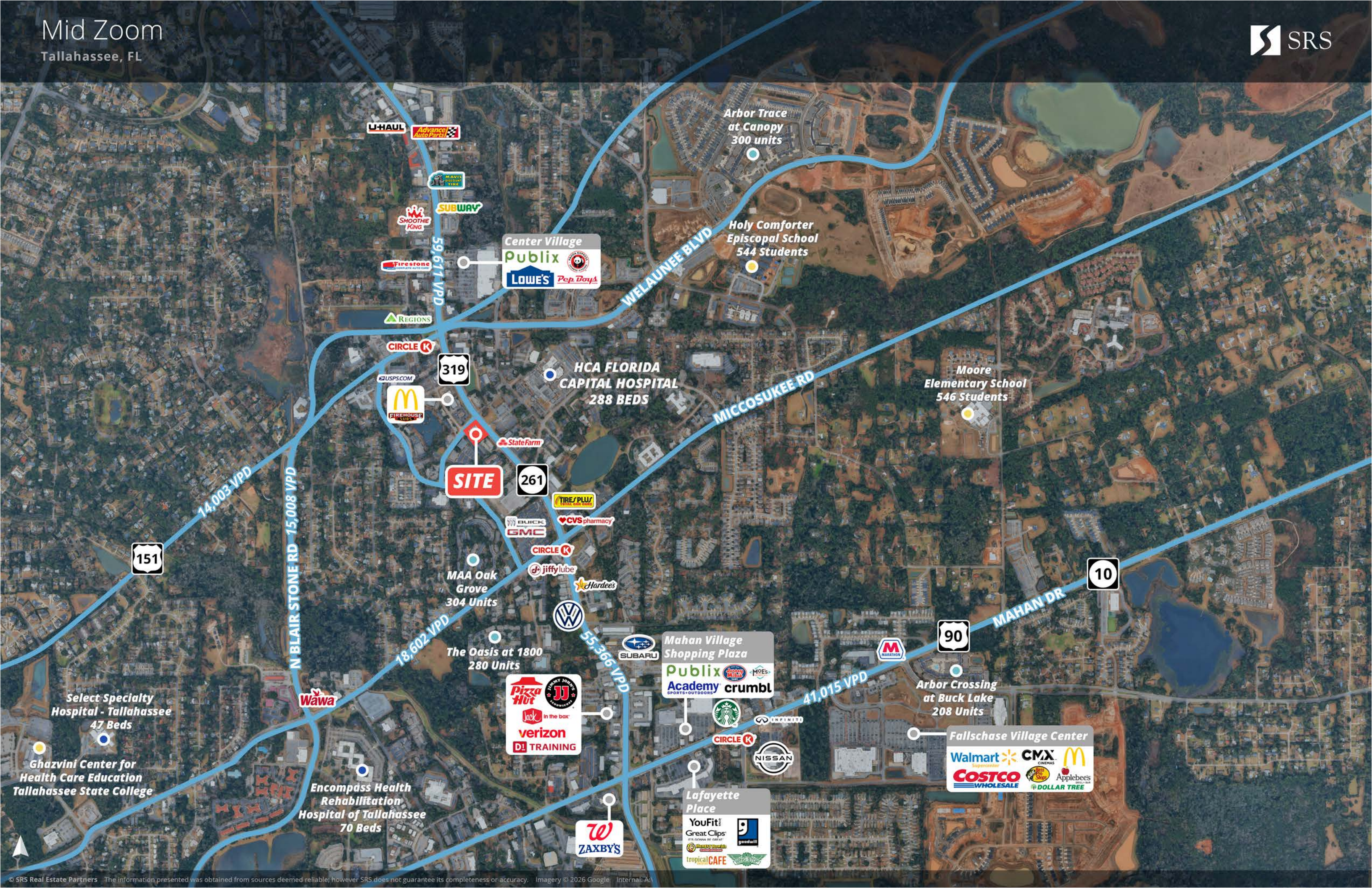


Walmart



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SITE

319

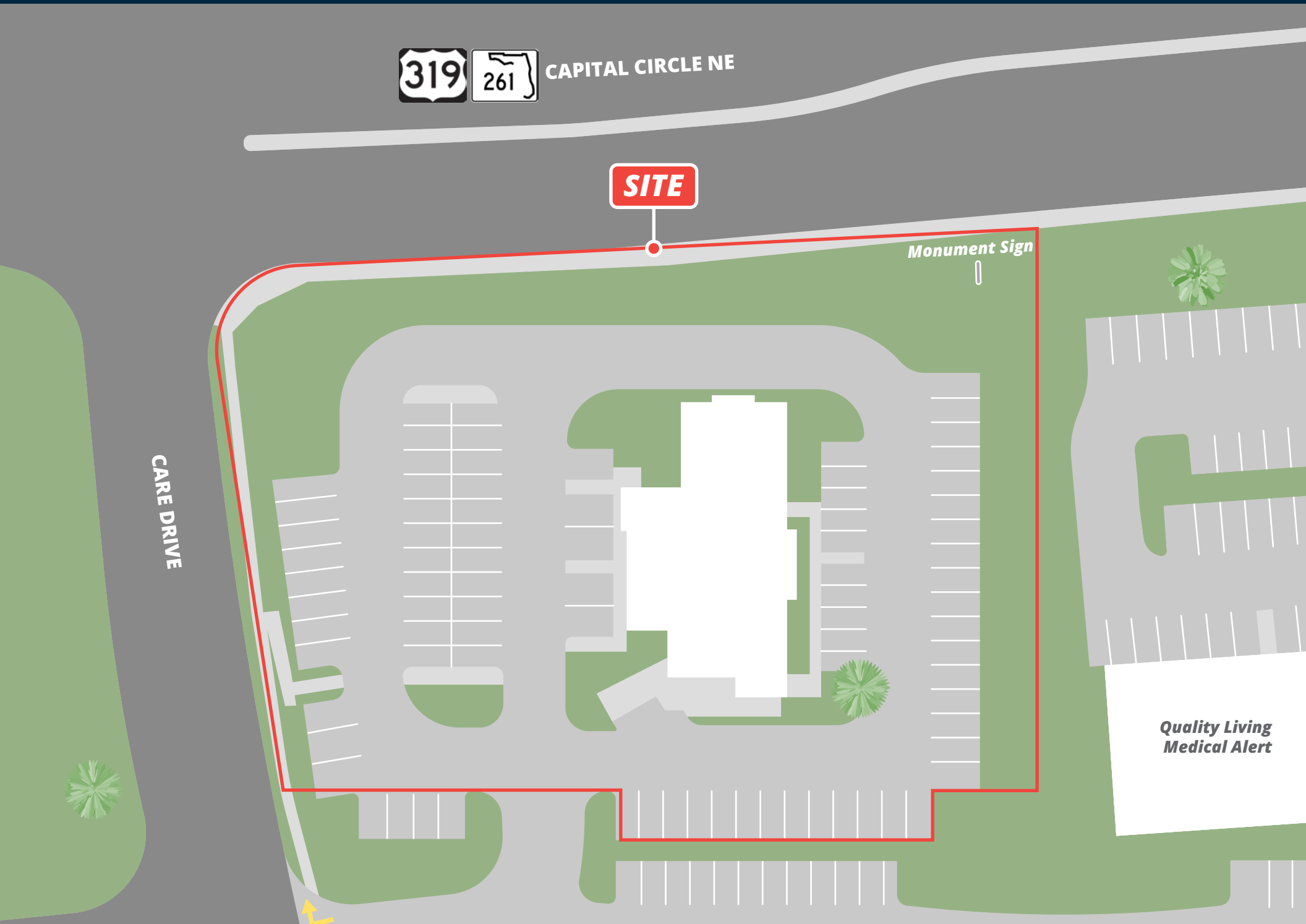
261

CENTRE POINTE LN

CARE DR

CAPITAL CIR NE 51,166 VPD







Area Snapshot

1 MILE

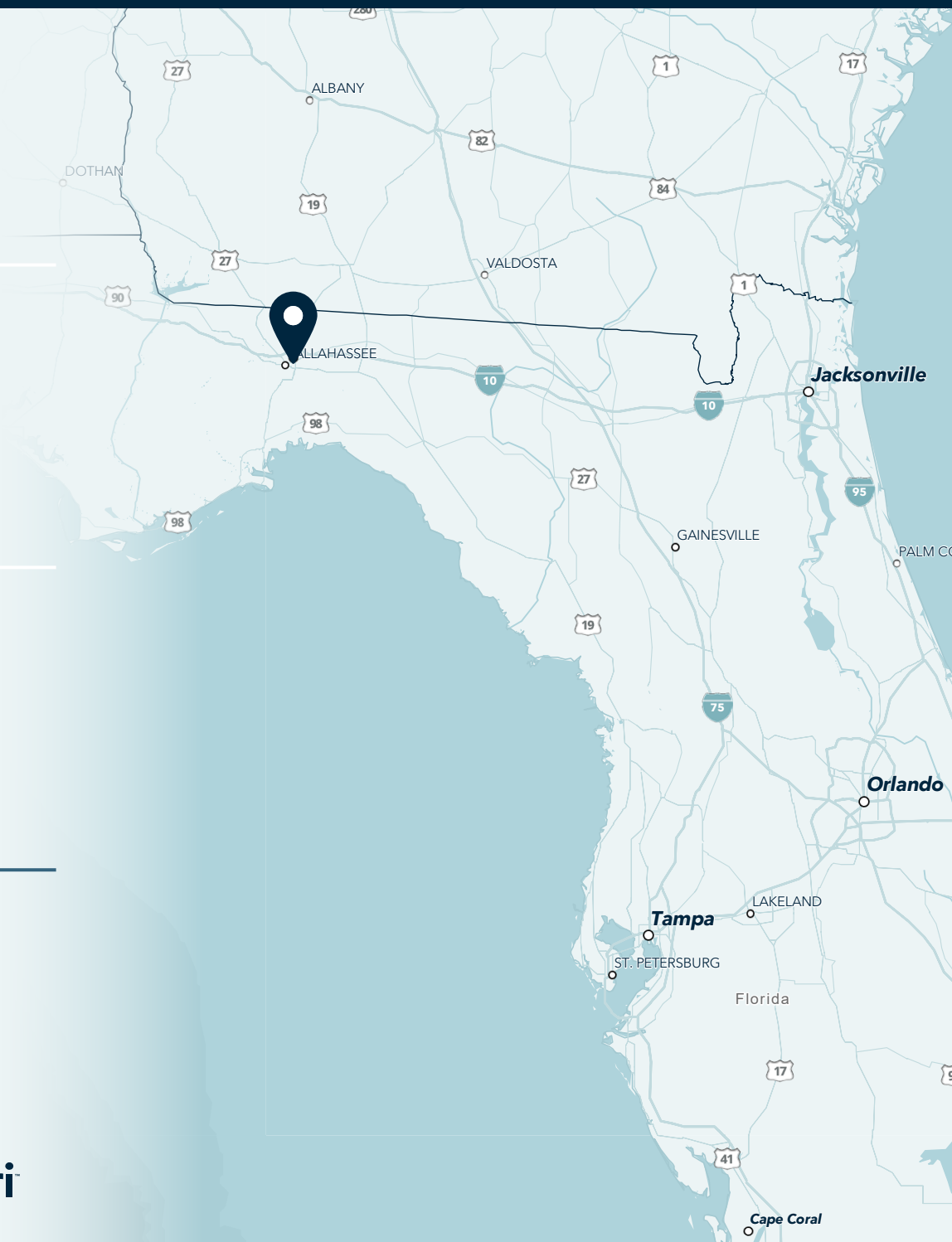
8,203	14,488	\$93,433	3,660
Population	Total Daytime Population	Average Household Income	Total Households

3 MILES

53,222	66,733	\$118,298	24,650
Population	Total Daytime Population	Average Household Income	Total Households

5 MILES

152,678	196,863	\$102,409	65,642
Population	Total Daytime Population	Average Household Income	Total Households



Want more? Contact us for a complete demographic, foot-traffic, and mobile data insights report.



SRS REAL ESTATE PARTNERS

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