



COMMERCIAL REAL ESTATE

RETAIL/OFFICE PROPERTY FOR SALE OR LEASE



## Duval Plaza

1766 Thomasville Rd.  
Tallahassee, FL 32303

### TREY DESANTIS

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### TLG REAL ESTATE SERVICES

3520 Thomasville Road, Suite 200  
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## EXECUTIVE SUMMARY

# DUVAL PLAZA

1766 THOMASVILLE RD, TALLAHASSEE, FL 32303



### OFFERING SUMMARY

<b>Sale Price:</b>	\$209,000
<b>Available SF:</b>	920 SF
<b>Lease Rate:</b>	\$2,400.00 per month (MG)
<b>Building Size:</b>	1,000 SF
<b>Zoning:</b>	C-2
<b>APN:</b>	11-30-04-00E-0340

### PROPERTY OVERVIEW

Excellent retail, office, or salon space for Sale or Lease in Duval Plaza on Thomasville Road. This busy retail and office corridor is located next to Capital Plaza and across from Miracle Plaza. Neighboring retailers include Whole Foods, 4 Rivers BBQ, Lululemon, Five Guys Burgers & Fries, Jimmy John's, Hollywood Feed Stores, and more.

### PROPERTY HIGHLIGHTS

- 17 Paved Parking Spaces
- 282' Frontage on Thomasville Road
- Daily Traffic Counts Exceed 28,000

[Click Here for Zoning Information](#)

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# ADDITIONAL PHOTOS DUVAL PLAZA

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RETAILER MAP

## DUVAL PLAZA

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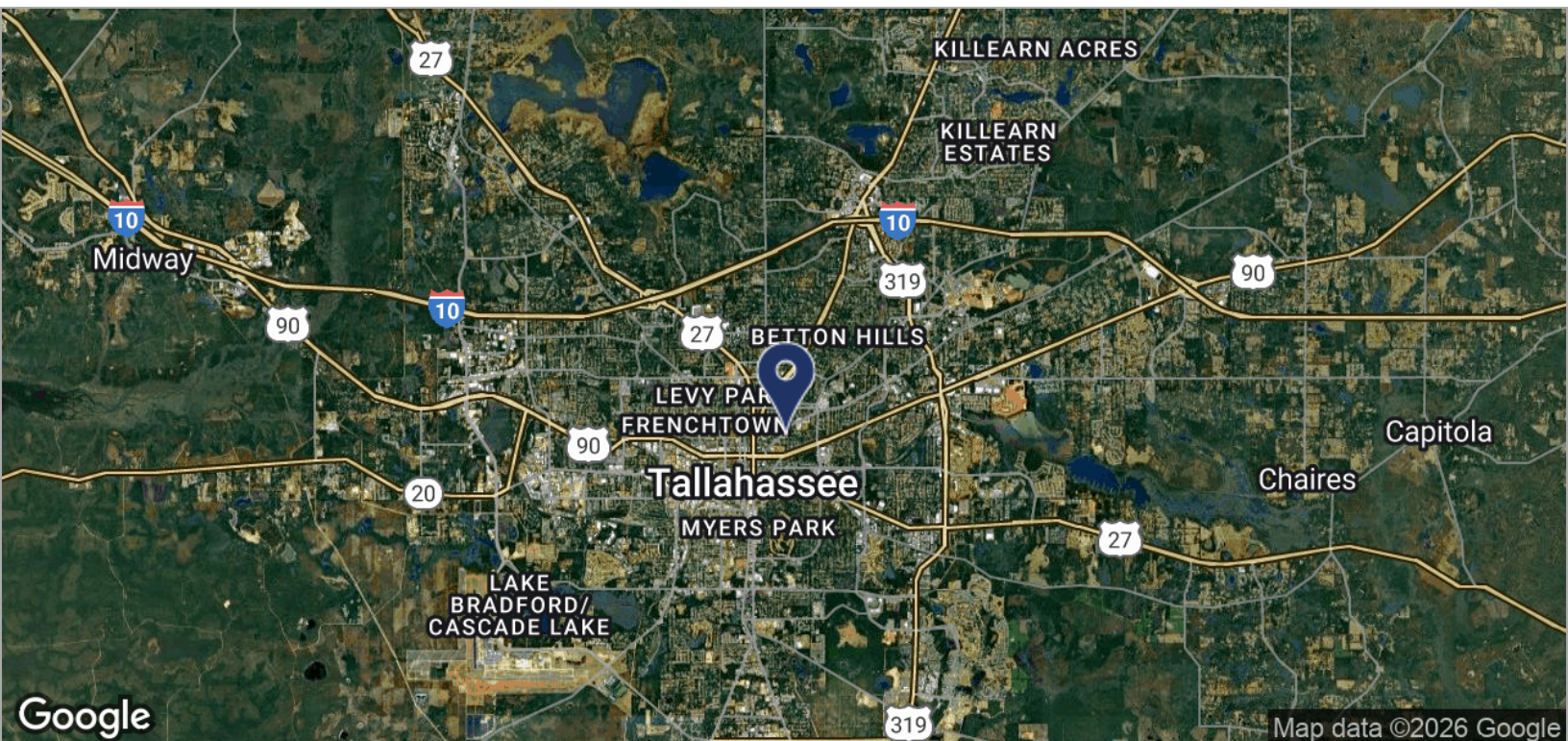
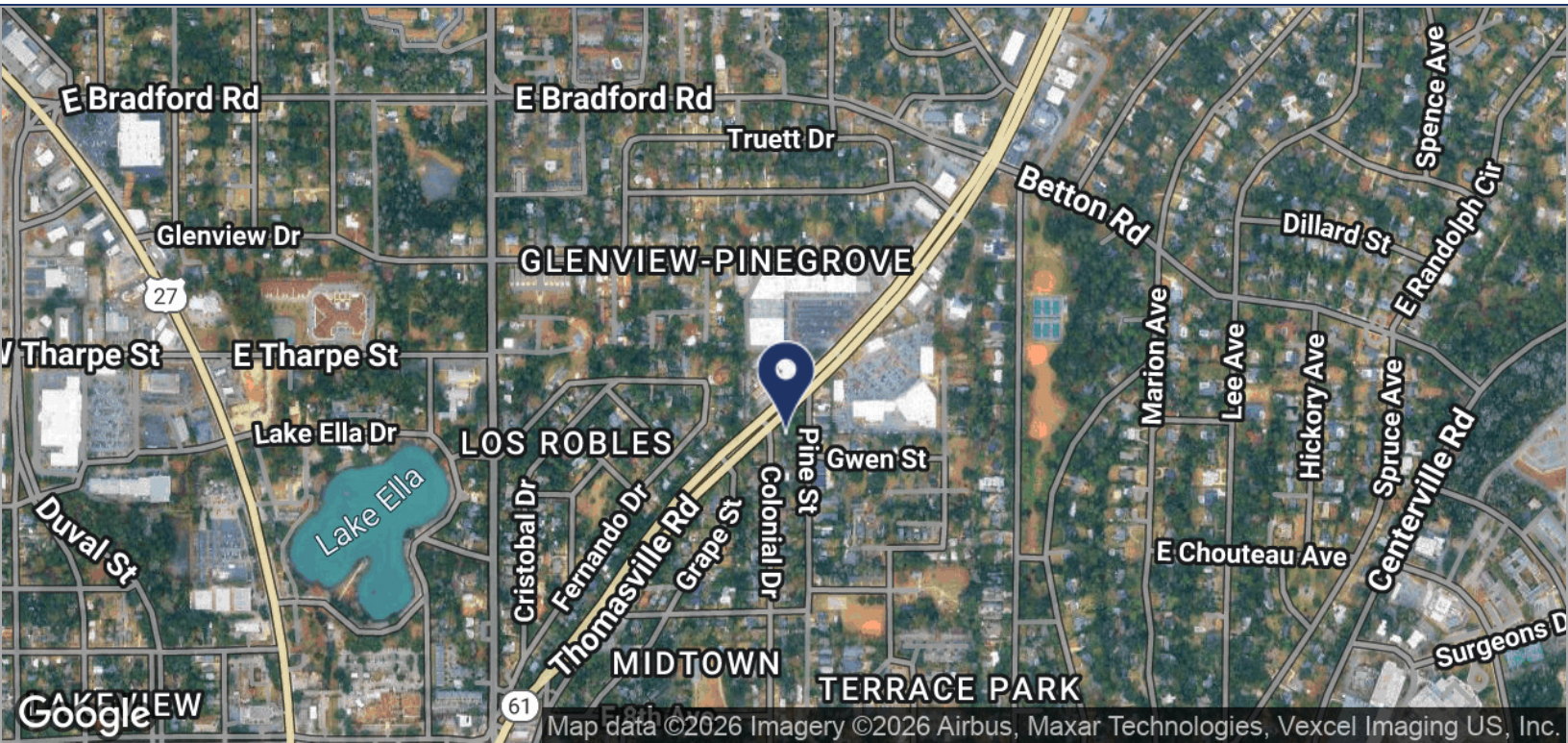




LOCATION MAPS

## DUVAL PLAZA

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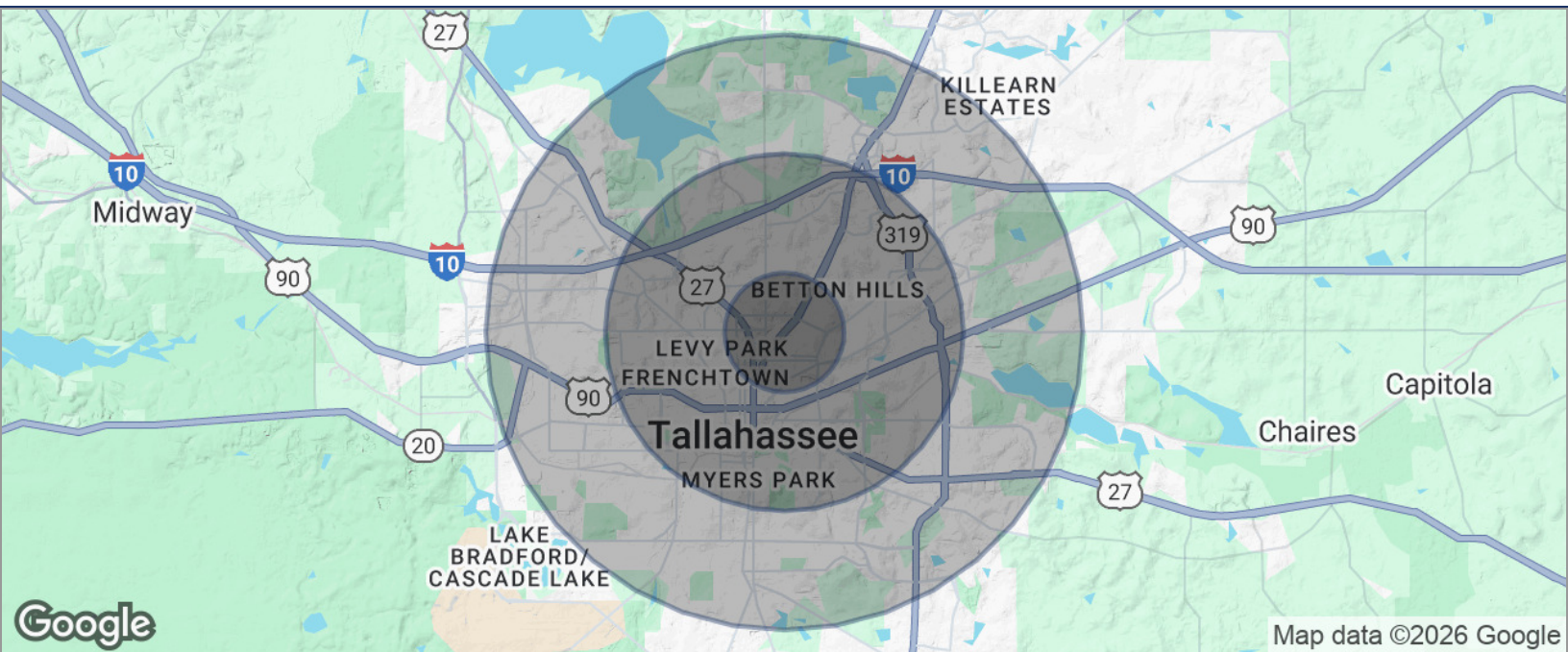






## DEMOGRAPHICS MAP DUVAL PLAZA

1766 THOMASVILLE RD, TALLAHASSEE, FL 32303



POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	7,394	77,455	173,599
MEDIAN AGE	35.6	30.8	29.9
MEDIAN AGE (MALE)	35.2	31.0	29.2
MEDIAN AGE (FEMALE)	37.3	30.7	30.5
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	3,910	31,573	73,102
# OF PERSONS PER HH	1.9	2.5	2.4
AVERAGE HH INCOME	\$68,333	\$56,144	\$50,036
AVERAGE HOUSE VALUE	\$304,397	\$264,882	\$225,991

\* Demographic data derived from 2020 ACS - US Census

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