



EXECUTIVE SUMMARY
CROSSWAY RD
 TALLAHASSEE, FL 32305



OFFERING SUMMARY

Available SF:	5.54 Acres
Lease Rate:	\$6,000.00 per month (Ground)
Lot Size:	5.54 Acres
Zoning:	M-1
APN:	4124204960000

PROPERTY OVERVIEW

Offered for Ground Lease at a rate of \$6,000/Month. Ideal location for automobile storage, truck parking, lay-down yard, outdoor storage and more. Owner will consider Build-to-Suit depending on intended use. Please contact Bryan Cureton for more information.

LOCATION OVERVIEW

Located just north of Capital Cir SE on Crossway Rd. 5.54 AC vacant lot across the street from a prominent Tallahassee car auction lot. Many service users and industrial businesses are located in this area.

[Click Here for Zoning Information](#)

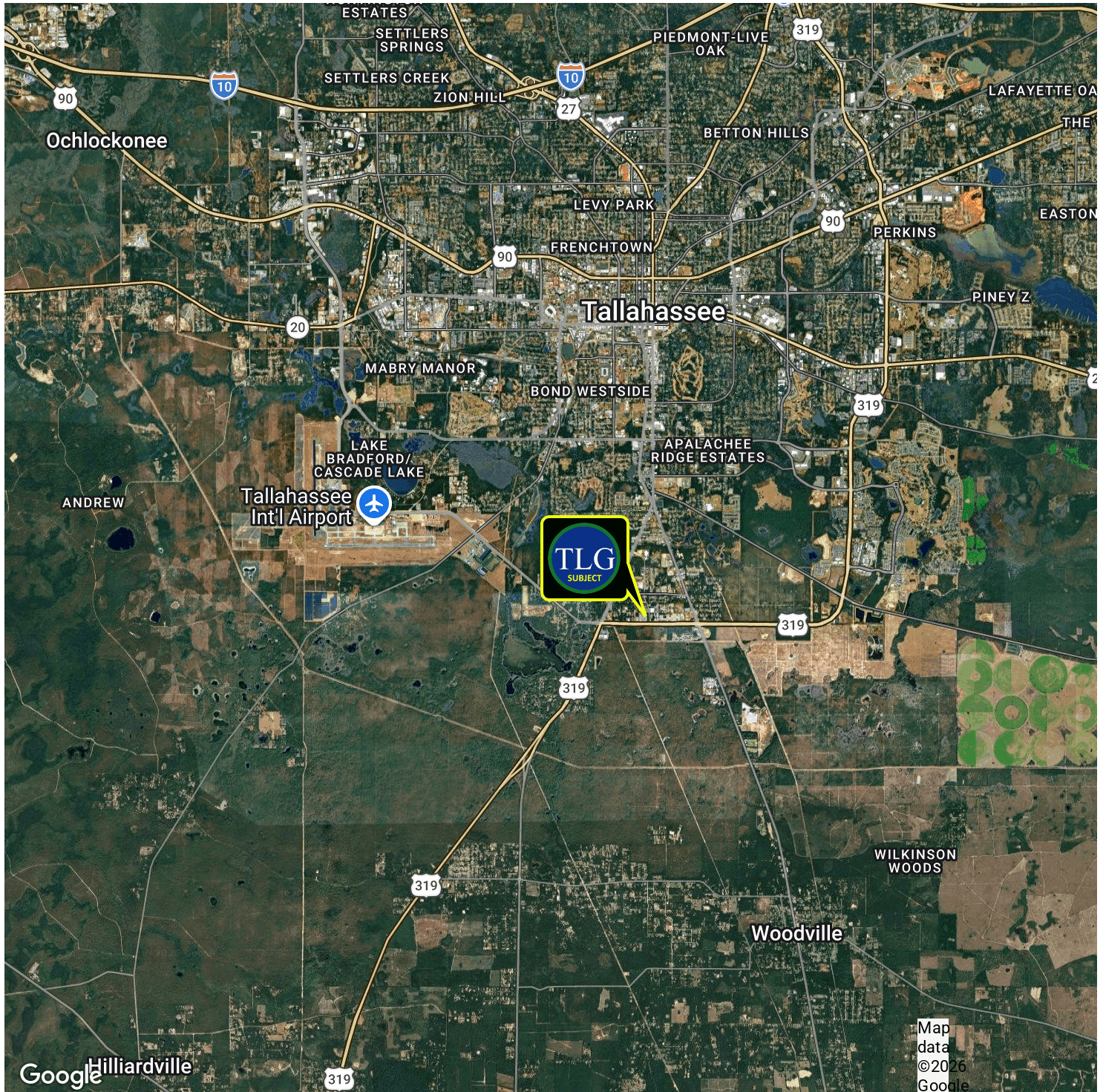
Bryan Cureton
 850.545.3687
 bryan@tlgproperty.com

TLG REAL ESTATE SERVICES
 3520 Thomasville Road, Suite 200, Tallahassee, FL 32309
 850.385.6363





RETAILER MAP
CROSSWAY RD
 TALLAHASSEE, FL 32305



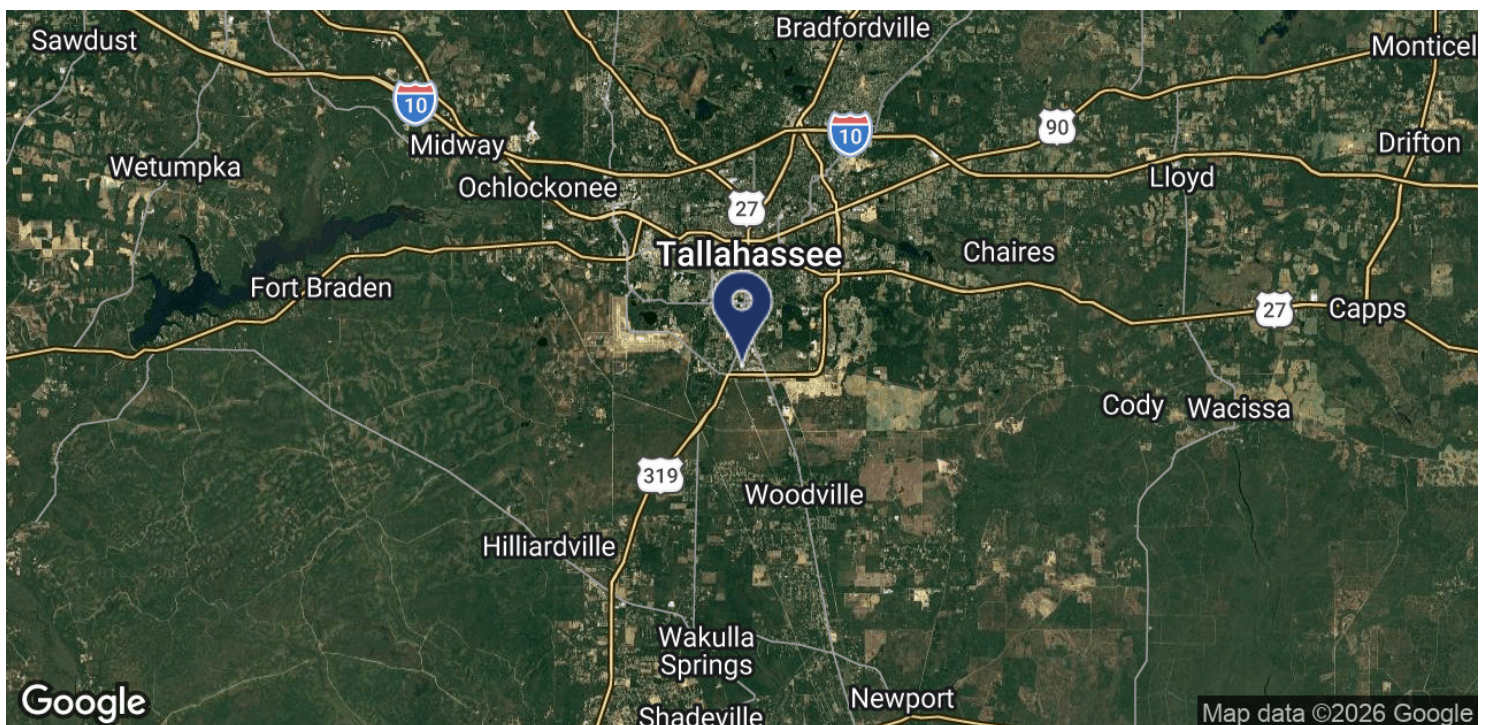
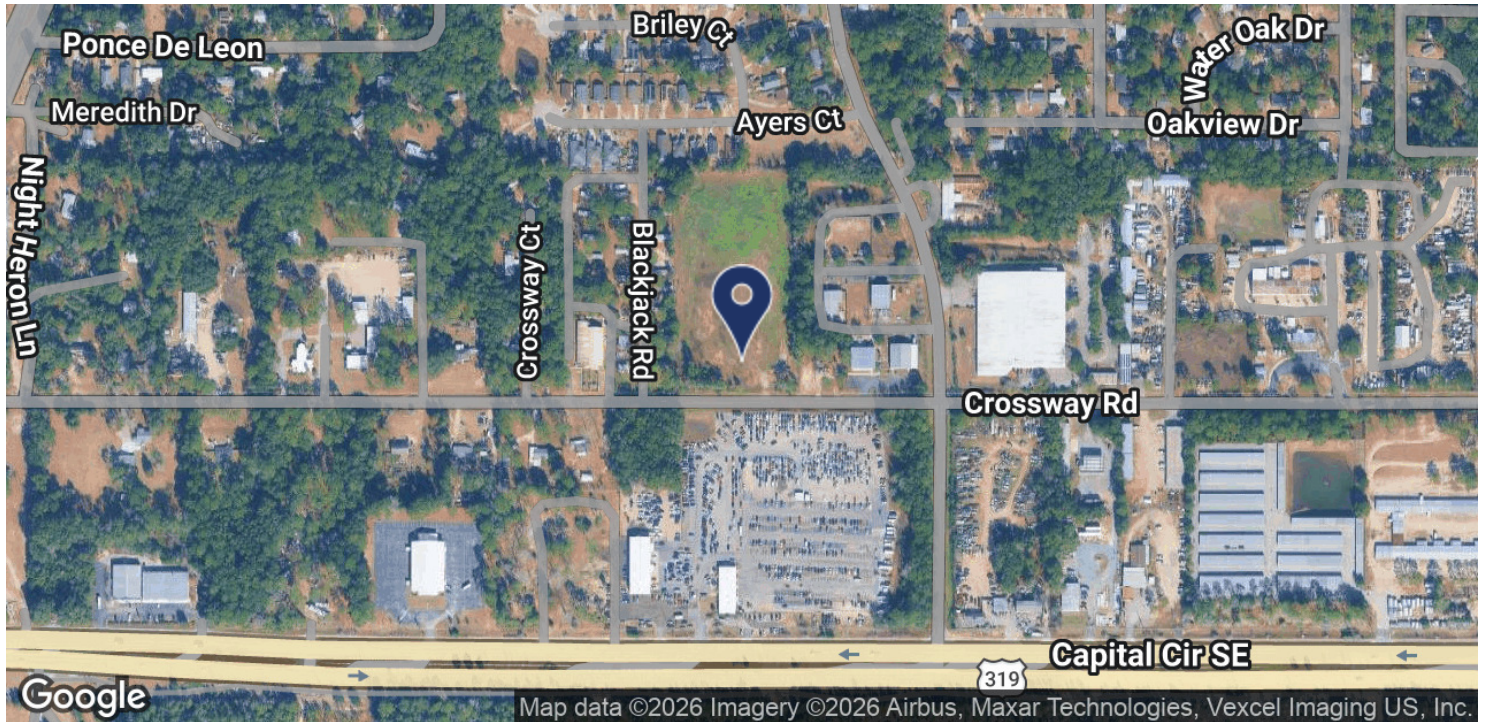
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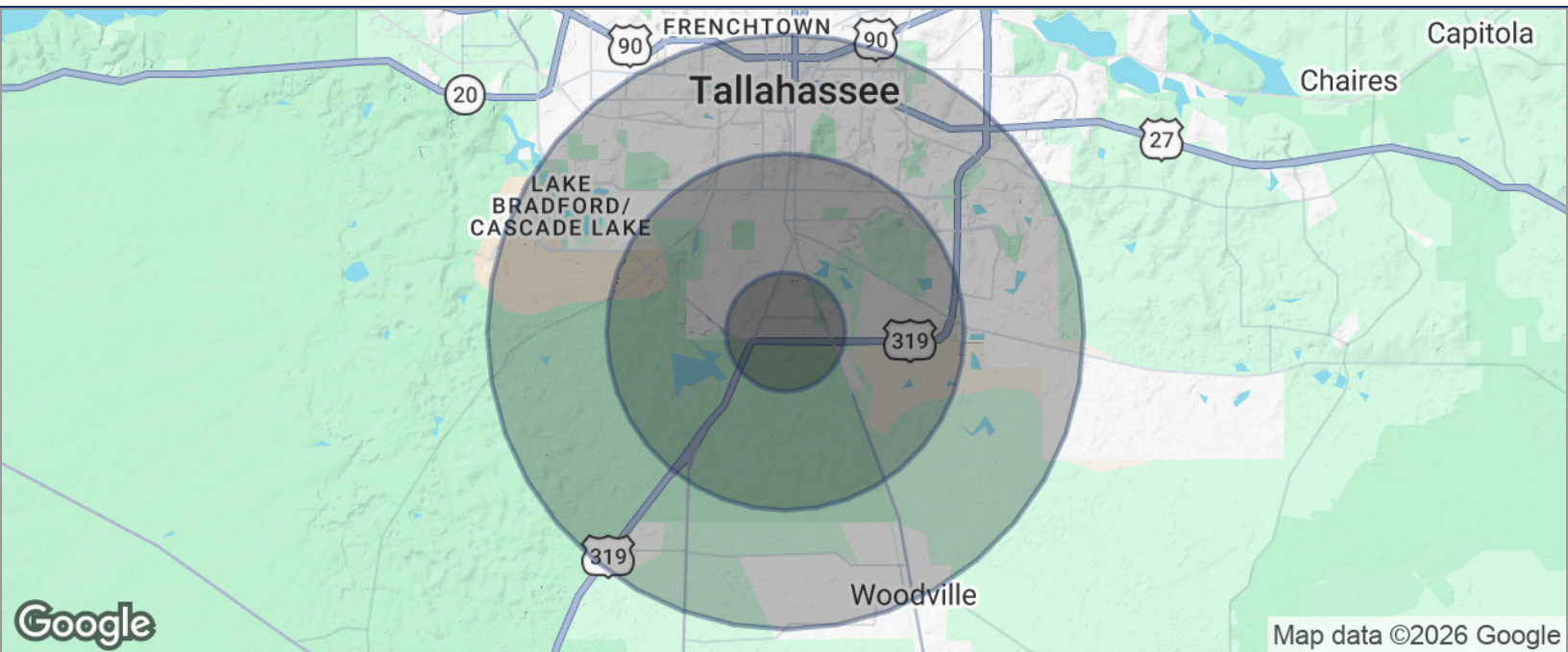




DEMOGRAPHICS MAP

CROSSWAY RD

TALLAHASSEE, FL 32305



POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	4,214	23,307	93,280
MEDIAN AGE	38	37	32
MEDIAN AGE (MALE)	36	35	32
MEDIAN AGE (FEMALE)	39	38	33
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	1,699	9,354	37,207
# OF PERSONS PER HH	2.5	2.5	2.5
AVERAGE HH INCOME	\$60,524	\$61,231	\$64,807
AVERAGE HOUSE VALUE	\$256,801	\$227,836	\$246,884

* Demographic data derived from 2020 ACS - US Census

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