

# FOR LEASE

1881-A NORTH M L KING JR BLVD, TALLAHASSEE, FL 32303

# NAI TALCOR

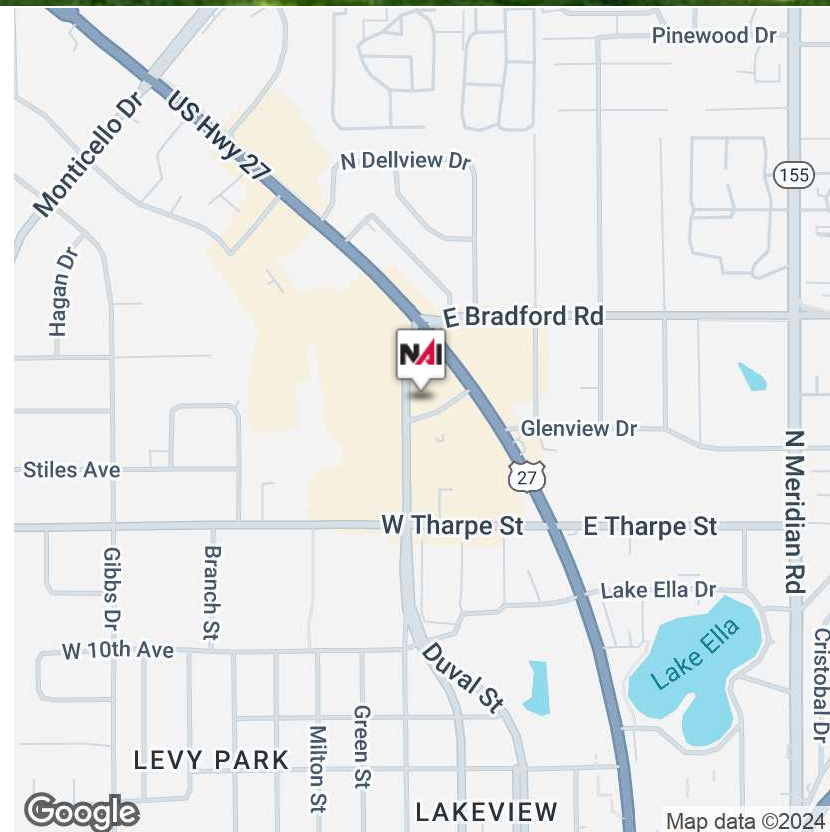


## OFFICE | 1,270 SF

1,270 SF building previously used and set up as a medical facility. The property is in Activity Center Zoning allowing for all types of commercial uses including retail, office and more!

- Great Location In the new Northwood Development in Midtown Tallahassee.
- Perfect for medical or other office uses with ample parking
- Zoned Activity Center:
- Uses allowed in Activity Center Zoning (1) Minor Commercial, (2) Neighborhood Commercial, (3) Community Commercial (4) Regional Commercial, (5) Highway Commercial, (6) Minor or major Office, 7 Light / minor Industrial

**Sale Price: \$395,000**



✉ **Kee Elwell, CCIM**  
+1 850 509 5242  
kee@talcor.com

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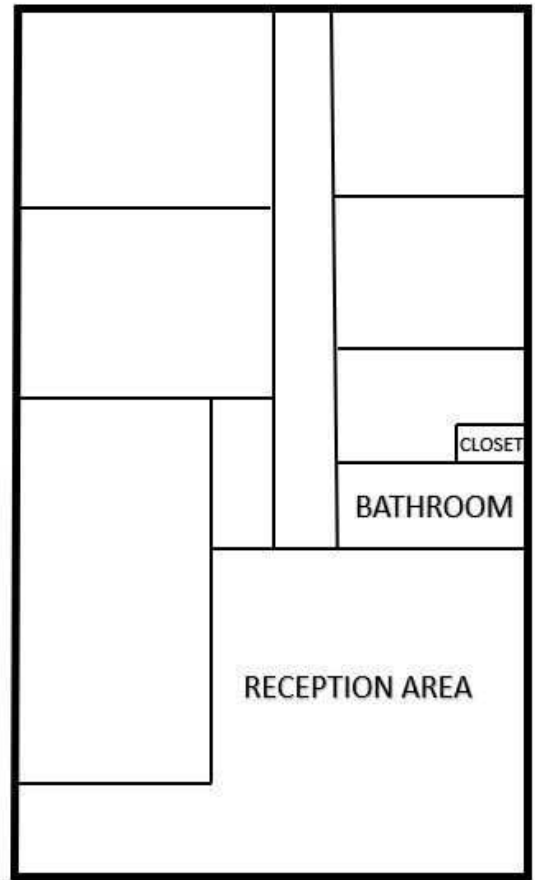


**NAI TALCOR**

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talcor.com

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1881- A North ML KING JR BLVD Tallahassee, FL 32303



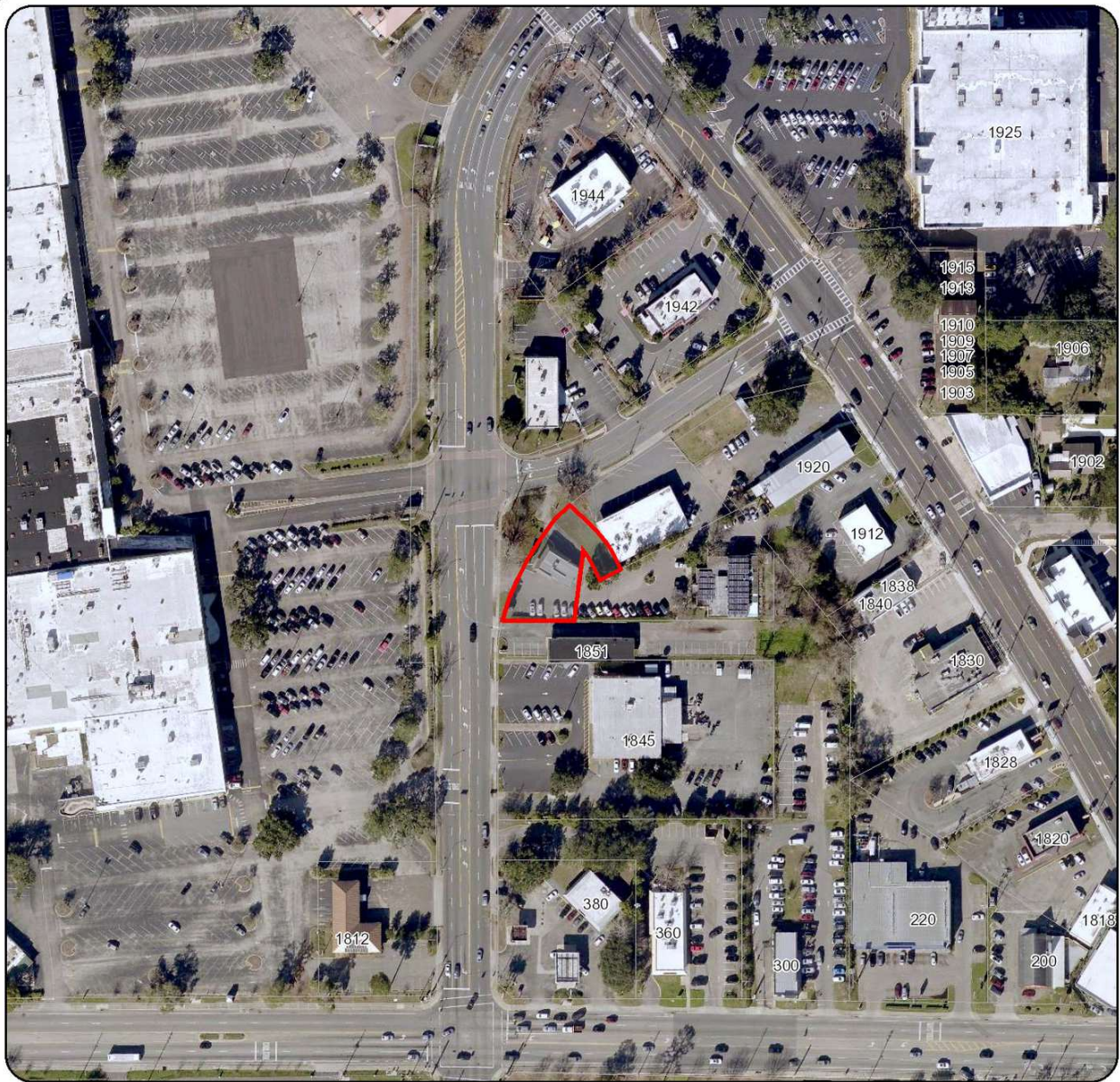
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**NAITALCOR**

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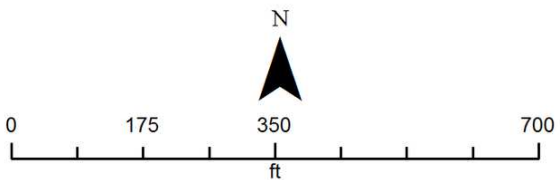
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2124206010000

**Legend**

Township	Lot	Building
Section	Access Easement	Park
Subdivision	River	City Limit
Tax Parcel	Waterbody	Imagery 1/2015



Akin Akinyemi, R.A.  
Leon County Property Appraiser

315 S. Calhoun St, Third Floor  
Tallahassee, FL 32301

Phone: (850) 606-6200  
Fax: (850) 606-6201

Email: admin@leonpa.org  
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**DISCLAIMER:** This product has been compiled from the most accurate source data from Leon County, the City of Tallahassee, and the Leon County Property Appraiser's Office. However, this product is for reference purposes only and is not to be construed as a legal document or survey instrument. Any reliance on the information contained herein is at the user's own risk. Leon County, the City of Tallahassee, and the Leon County Property Appraiser's Office assume no responsibility for any use of the information contained herein or any loss resulting therefrom.

Date Drawn: Sep 22, 2022

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**1,270 SF OFFICE FOR SALE**

**NEW City Of Tallahassee Northwood Development**

**N M L KING JR BLVD  
AADT: 15.9 K**

**W THARPE ST  
AADT: 18K**

**Lake Ella Publix Shopping Center**

- Publix
- Midtown Noodles Bar
- PATIENTS FIRST
- CVS pharmacy
- HOPKINS EATERY
- golden corral Buffet & Grill

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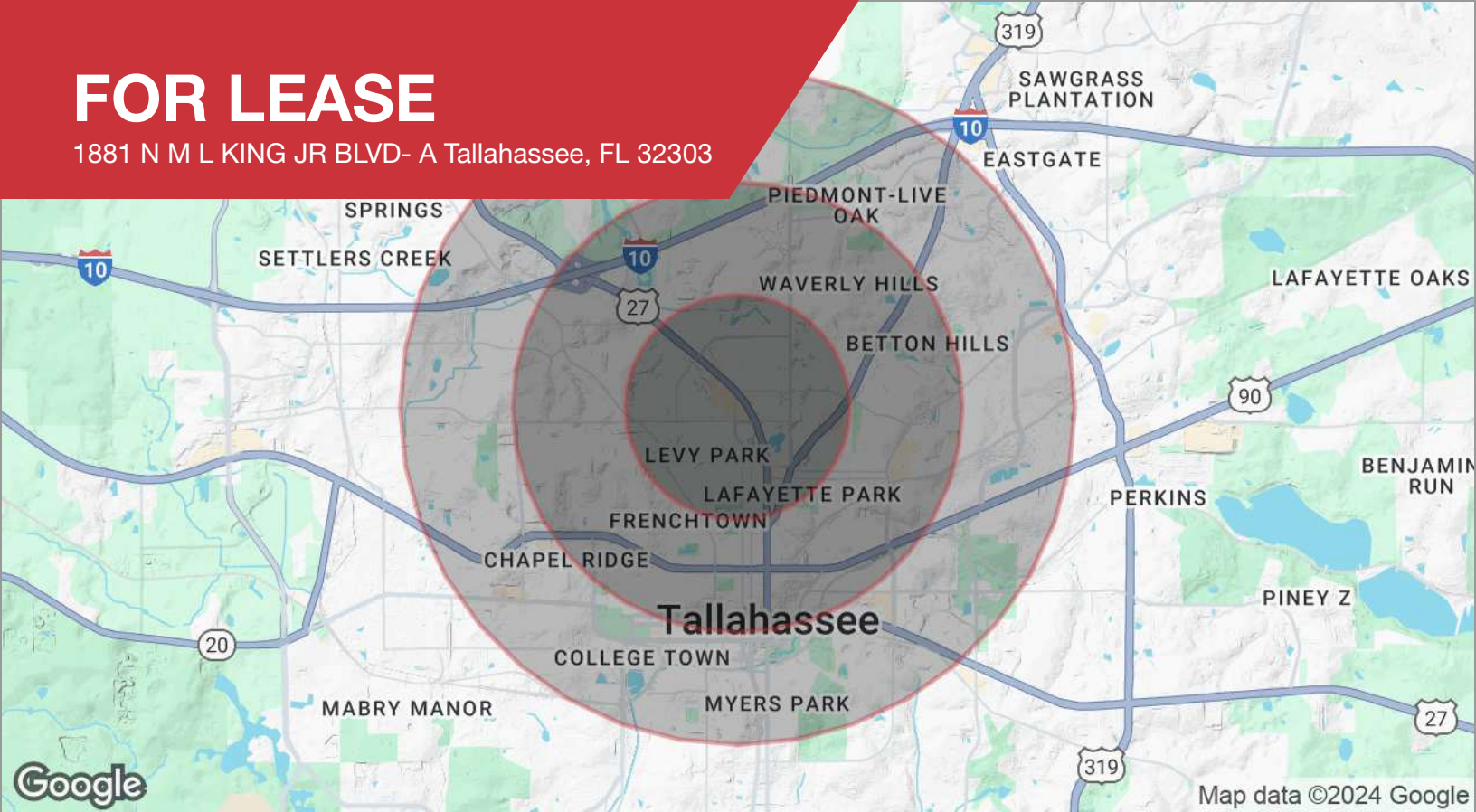
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## DEMOGRAPHICS

<b>POPULATION</b>	<b>1 MILE</b>	<b>2 MILES</b>	<b>3 MILES</b>
Total population	9,320	46,345	103,050
Median age	39	34	33
Median age (male)	38	34	32
Median age (Female)	40	35	33
<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>2 MILES</b>	<b>3 MILES</b>
Total households	4,629	20,895	43,765
# of persons per HH	2	2.2	2.4
Average HH income	\$82,114	\$78,054	\$70,988
Average house value	\$319,651	\$299,354	\$272,673

\* Demographic data derived from 2020 ACS - US Census