



EXECUTIVE SUMMARY

PERSIMMON HILL

6265 & 6267 OLD WATER OAK DRIVE, TALLAHASSEE, FL 32312



OFFERING SUMMARY

Buildings: Bldg. 6265 - Suite 102B Retail
Bldg. 6265 - Suite 105 Retail

Available SF: Ste. 102B - 1,589 sf
Ste. 105 - 1,317 sf

Lease Rate: \$23.50 sf/\$4.80 CAM

Year Built: 2012

[Click Here for Zoning Information](#)

PROPERTY OVERVIEW

This popular commercial center is well located on Thomasville Road, just north of Kerry Forest Parkway. Serving the Northeast sub-market of Tallahassee, Persimmon Hill provides a mix of great retail shopping and dining experiences as well as Class A office space.

PROPERTY HIGHLIGHTS

- High Profile location in NE Tallahassee, just north of the Walmart Supercenter
- Excellent Demographics
- 200+ parking spaces
- Great Signage and Visibility
- **Building Sizes: 6265 is 26,583 sf; 6267 is 26,583 sf**

Laurie Blank
850.545.5107
lblank16@comcast.net

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





PLAZA PHOTOS
PERSIMMON HILL

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SUITE 105

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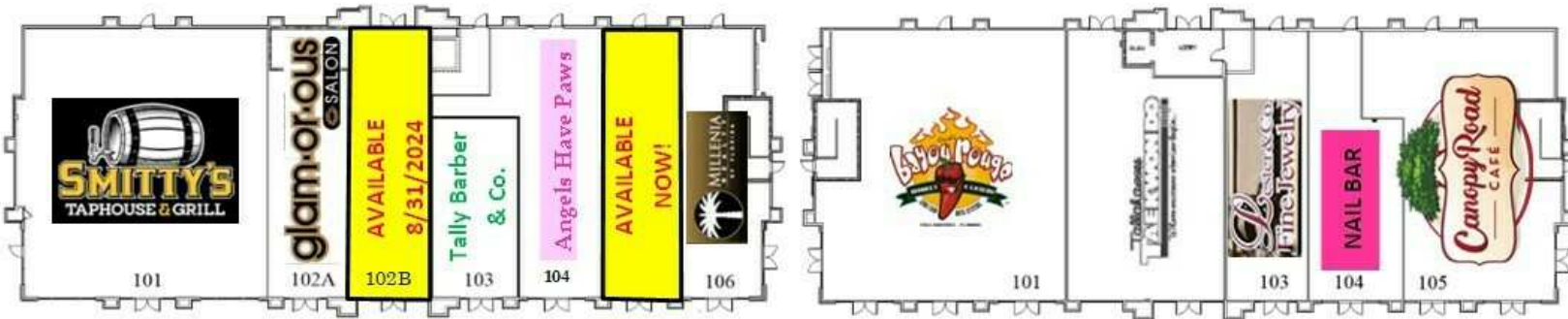
RETAIL SPACE AVAILABLE
PERSIMMON HILL

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RETAIL VACANCIES

Bldg. 6265

Bldg. 6267



BUILDING/UNIT	LEASE RATE	LEASE TYPE	AVAILABLE	SIZE
6265/105	\$23.50/\$4.80	NNN	NOW!	1,317 SF
6265/102B	\$23.50/\$4.80	NNN	8/31/2024	1,589 SF

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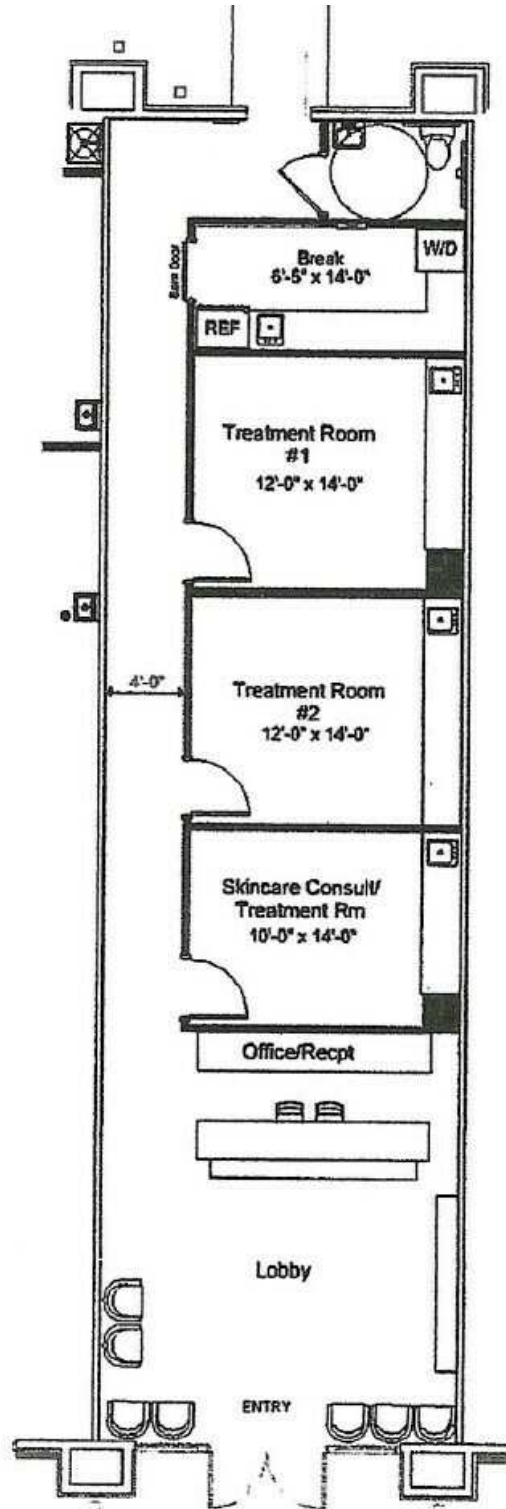
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BLDG. 6265, SUITE 105

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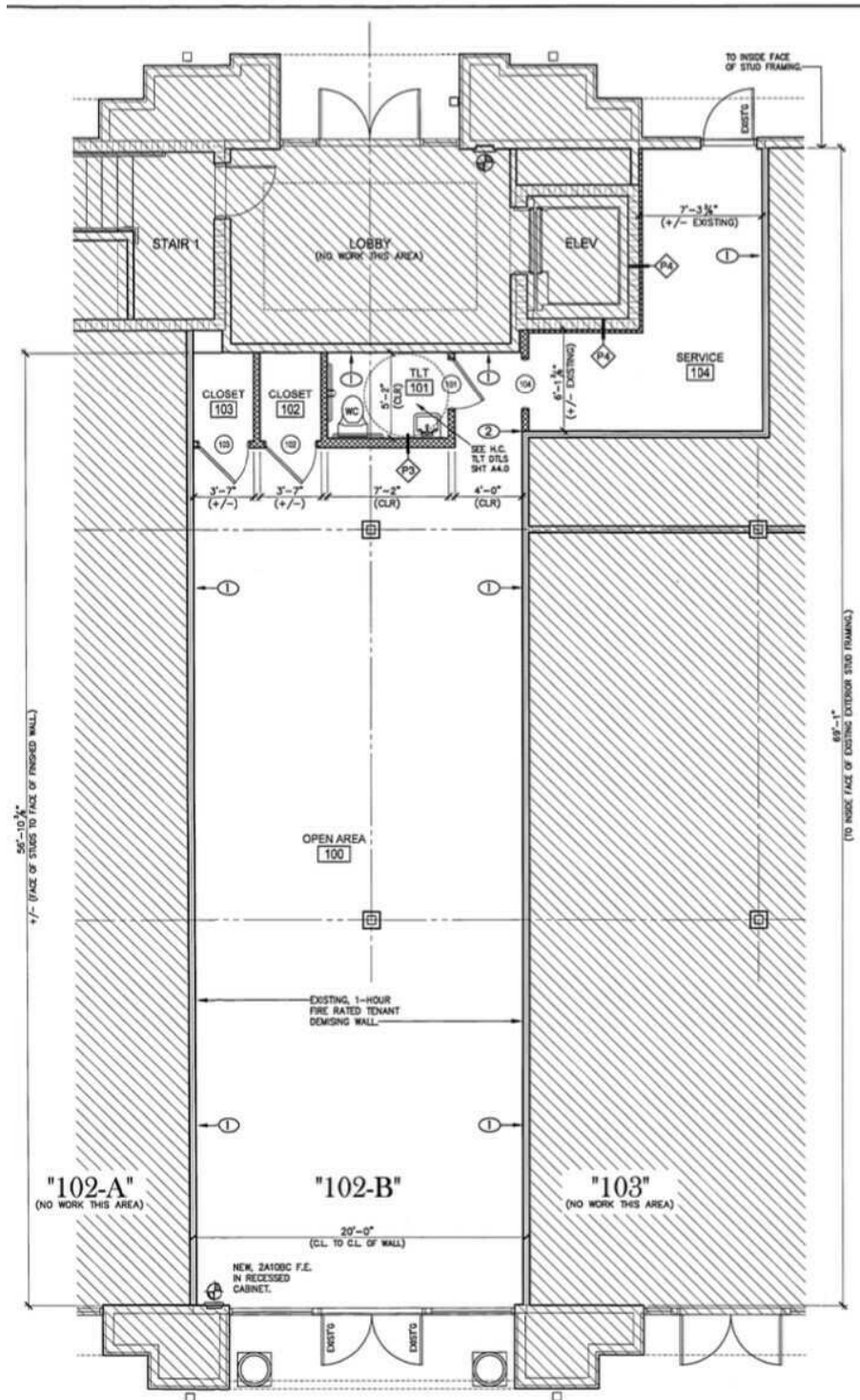




BLDG. 6265, SUITE 102B

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RETAILER MAP PERSIMMON HILL

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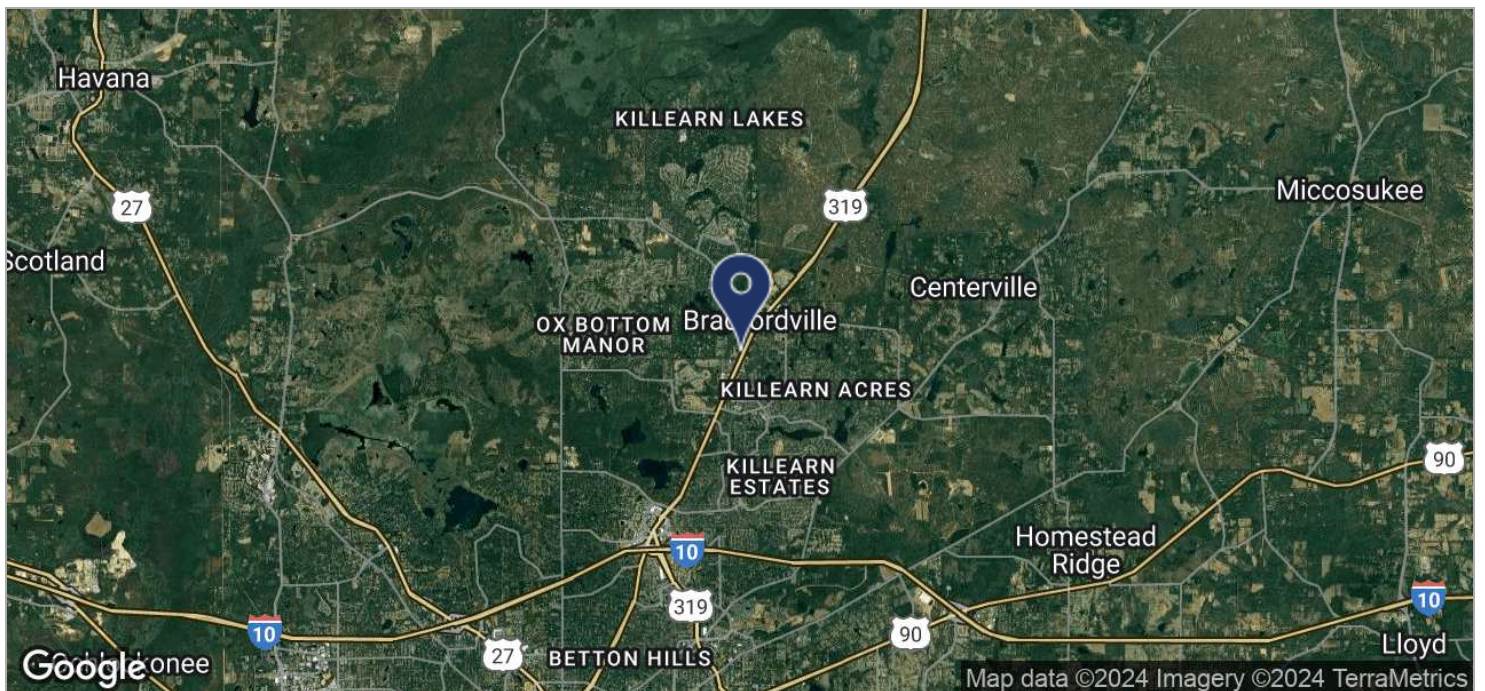
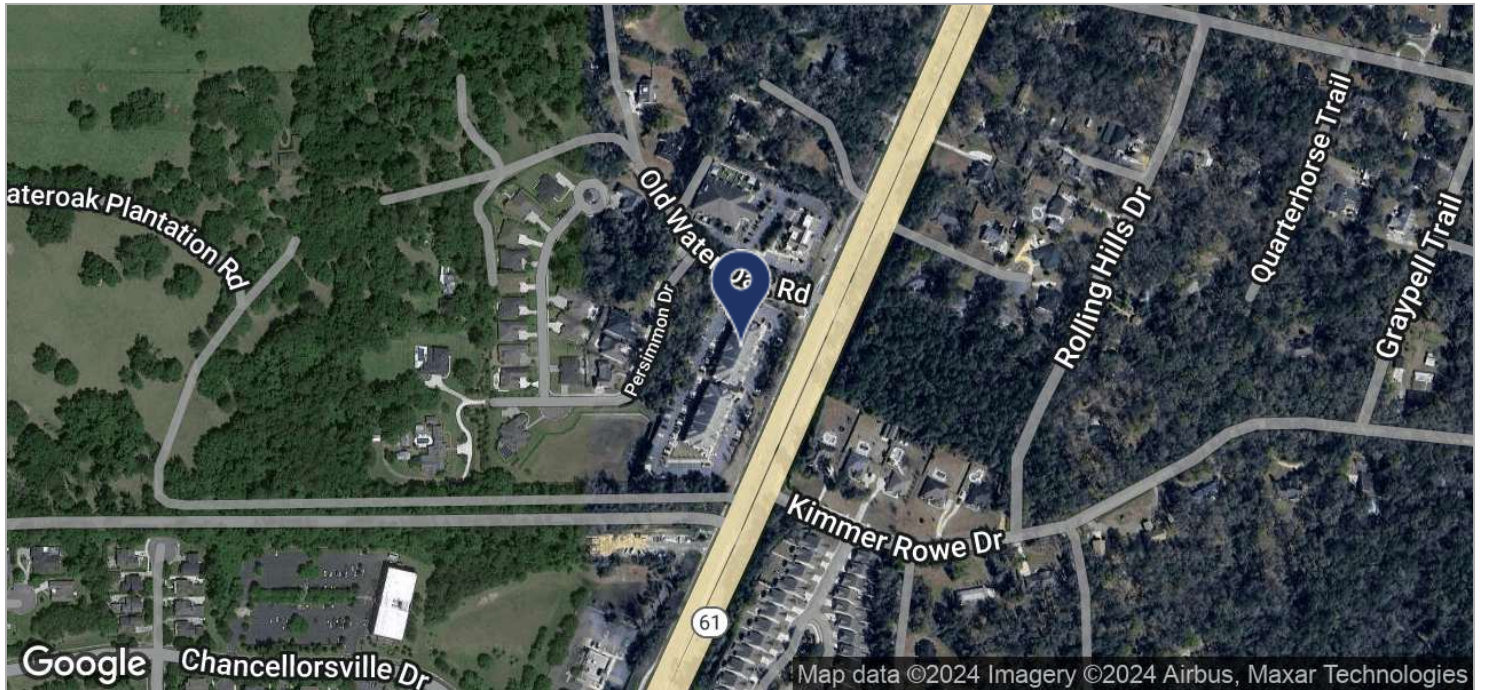
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LOCATION MAPS

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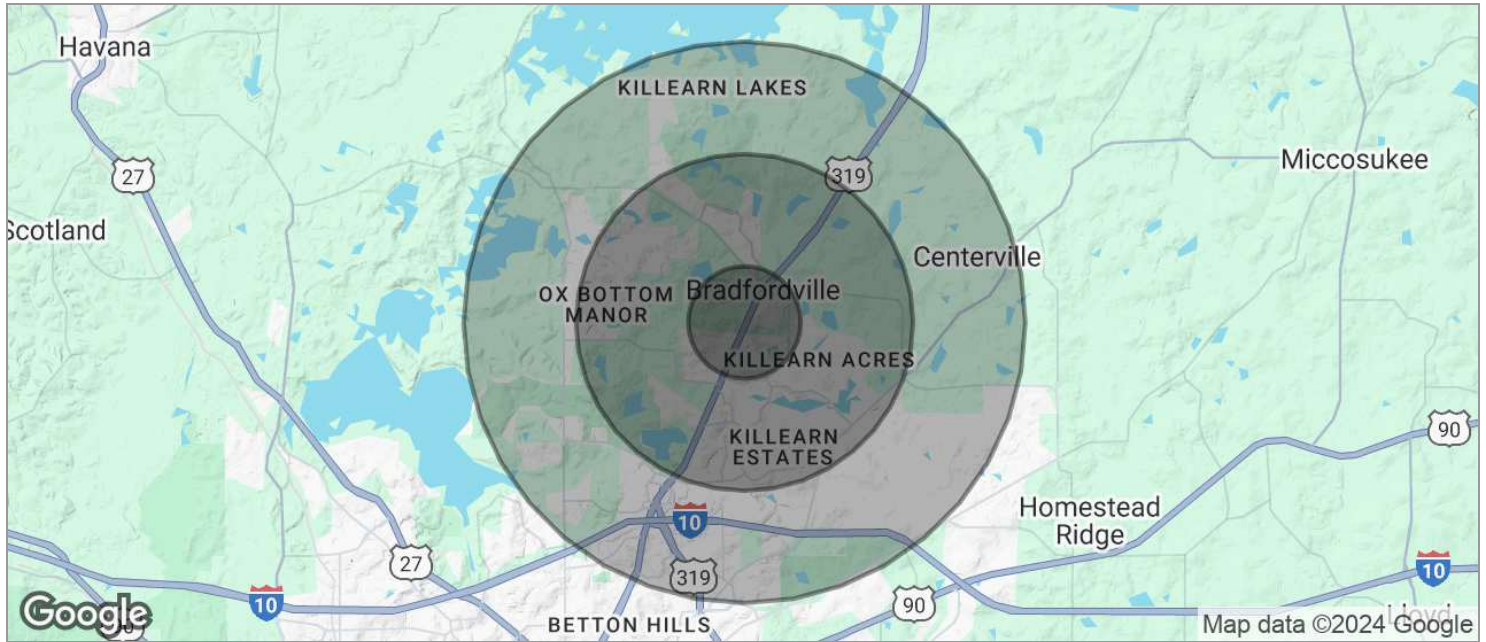




DEMOGRAPHICS MAP

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	1 MILE	3 MILES	5 MILES
POPULATION			
TOTAL POPULATION	3,470	30,415	53,369
MEDIAN AGE	43.1	42.8	42.9
MEDIAN AGE (MALE)	45.6	42.1	41.5
MEDIAN AGE (FEMALE)	41.1	43.9	43.9
HOUSEHOLDS & INCOME			
TOTAL HOUSEHOLDS	1,487	12,102	22,270
# OF PERSONS PER HH	2.3	2.5	2.4
AVERAGE HH INCOME	\$139,773	\$118,095	\$115,347
AVERAGE HOUSE VALUE	\$325,191	\$298,336	\$291,238

* Demographic data derived from 2020 ACS - US Census

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