



COMMERCIAL REAL ESTATE

RETAIL PROPERTY FOR LEASE



Pavilions Shopping Center

1410 Market St, Tallahassee, FL 32312

BEN WILKINSON

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TLG REAL ESTATE SERVICES

3520 Thomasville Road, Suite 200
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EXECUTIVE SUMMARY

PAVILIONS SHOPPING CENTER

1410 MARKET ST, TALLAHASSEE, FL 32312



OFFERING SUMMARY

Available SF: 2,250 SF

Lease Rate: \$20.00 SF/yr (NNN)

Lot Size: 4.05 Acres

Building Size: 43,667 SF

APN: 11-08-51-008-0860

PROPERTY OVERVIEW

Shopping center includes 196 retail parking spaces with additional employee parking in the rear. Property management is available. Retail space has a CAM of \$3.70/SF.

LOCATION OVERVIEW

The Pavilions Shopping Center is located in the popular Market Street shopping district and in close proximity to Thomasville Rd, Capital Cir NE, and I-10. Large retail corridor with nearby tenants that include Trader Joe's, T.J. Maxx, Dunkin' Donuts, McDonald's, Waffle House, Starbucks, Sonny's, Momo's Pizza, and much more.

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LEASE SPACES

PAVILIONS SHOPPING CENTER

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LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	2,250 SF	Lease Rate:	\$20.00 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
C-2	Available	2,250 SF	NNN	\$20.00 SF/yr

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ADDITIONAL PHOTOS

PAVILIONS SHOPPING CENTER

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Available Space

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RETAILER MAP

PAVILIONS SHOPPING CENTER

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Vexcel Imaging US, Inc.

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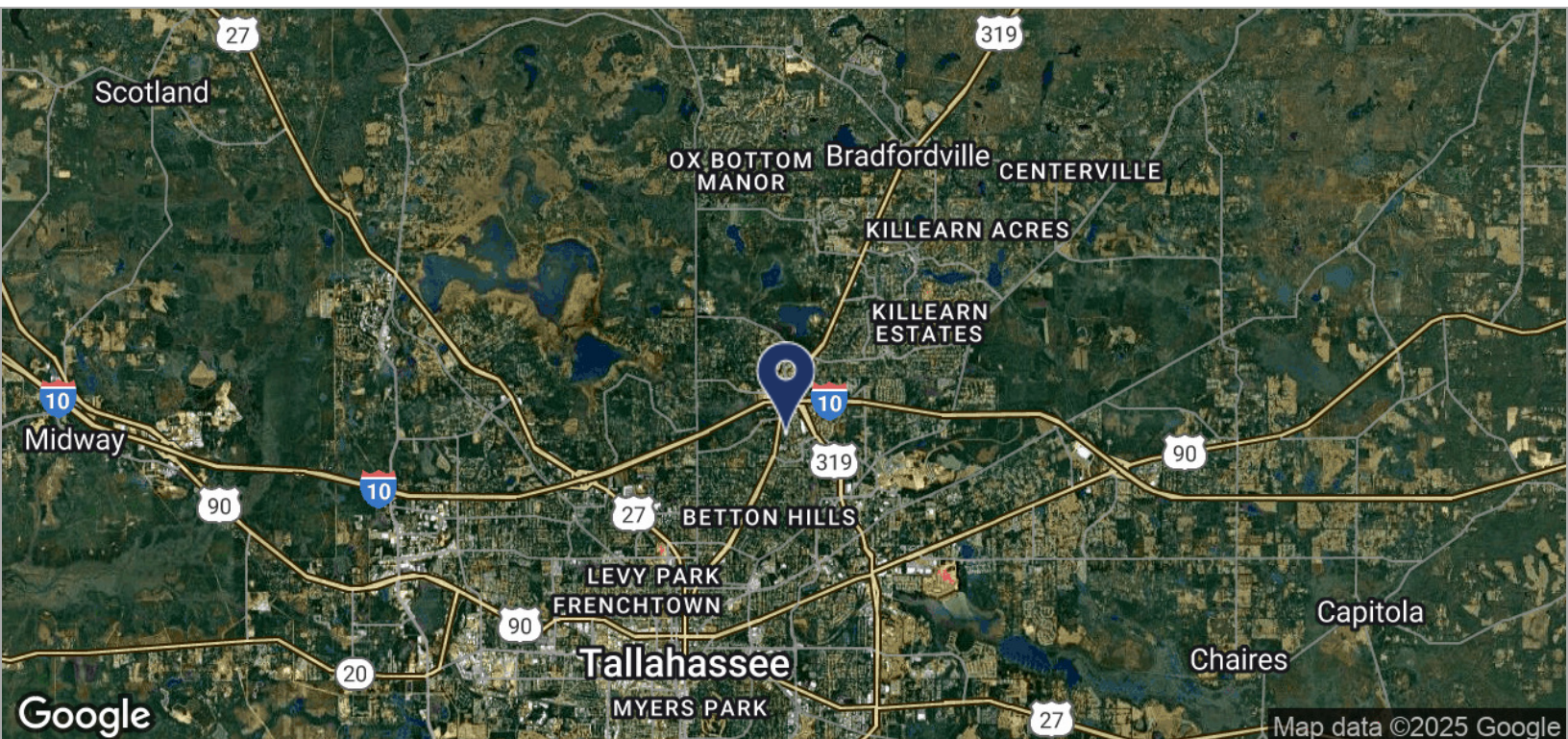
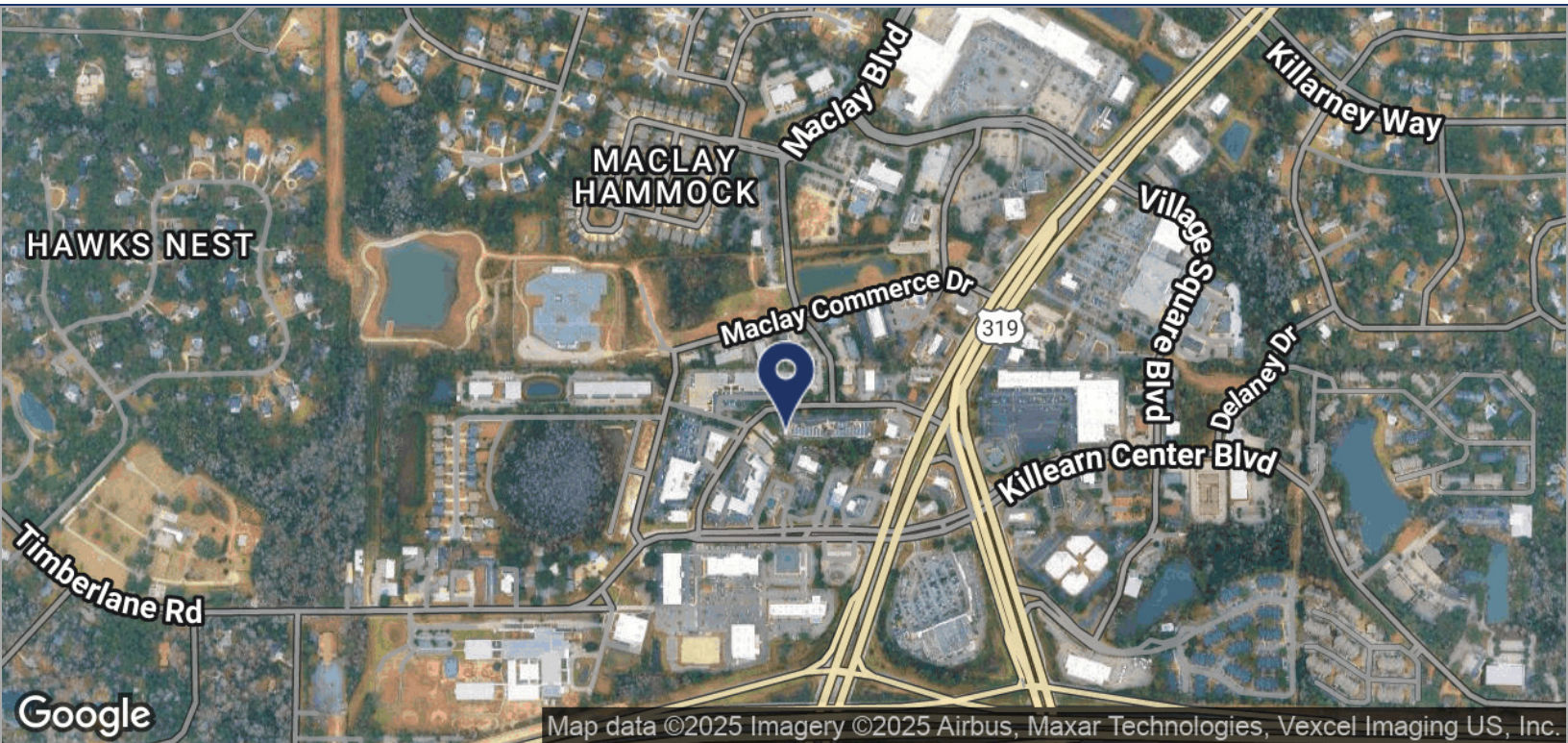




LOCATION MAPS

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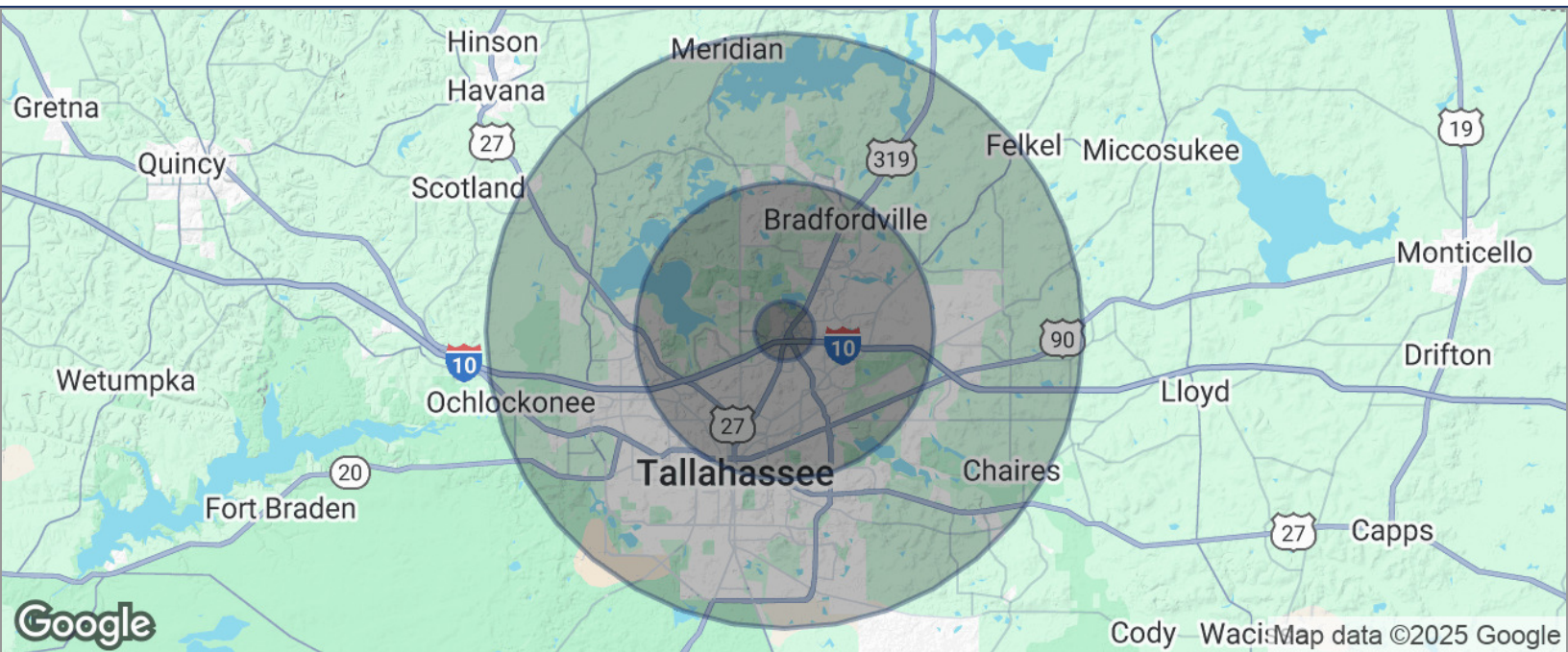
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DEMOGRAPHICS MAP

PAVILIONS SHOPPING CENTER

1410 MARKET ST, TALLAHASSEE, FL 32312



POPULATION	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	3,184	100,935	275,860
MEDIAN AGE	42.3	37.0	32.4
MEDIAN AGE (MALE)	42.8	36.7	31.8
MEDIAN AGE (FEMALE)	43.0	37.4	33.1
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	1,440	44,430	112,126
# OF PERSONS PER HH	2.2	2.3	2.5
AVERAGE HH INCOME	\$107,017	\$76,878	\$62,223
AVERAGE HOUSE VALUE	\$347,957	\$295,599	\$249,314

* Demographic data derived from 2020 ACS - US Census

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