

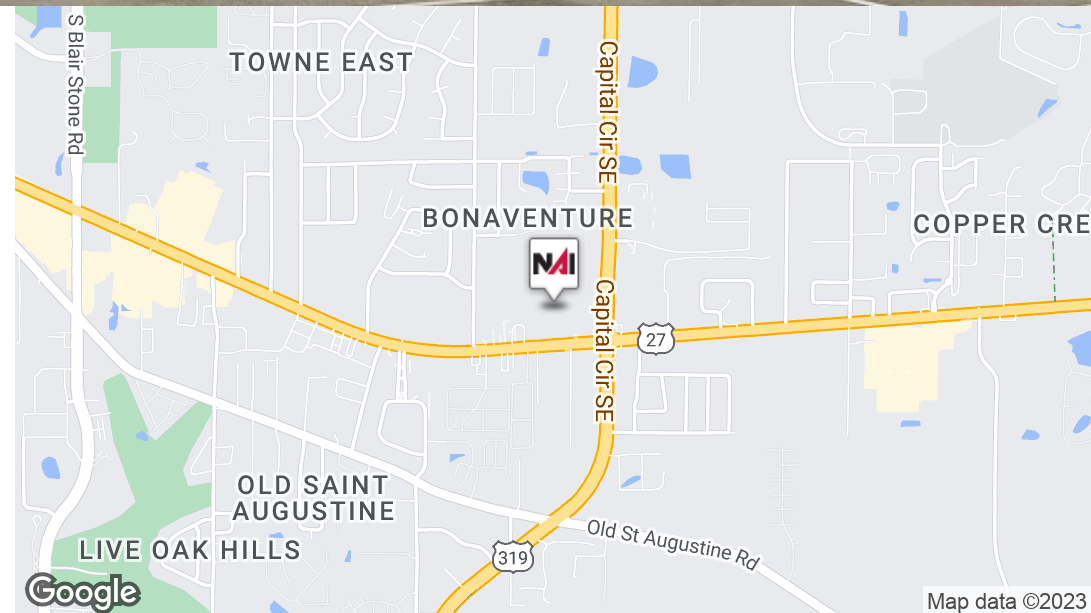
FOR LEASE

2990 Apalachee Parkway Tallahassee, FL 32301



14,704 +/- SF Anchor Space

- Great Signage and access on Capital Circle and Apalachee Parkway with active retail surrounding the center
- Tenants at Cross Creek Shopping Center include Rooms To Go, Planet Fitness, Dollar Tree & Beef O'Brady's
- Daily Traffic Counts: Capital Circle: 39,500/ Apalachee Pkw: 29,500
- Abundant Parking
- Tallahassee, Florida's Capital City, is home to Florida State University, Florida A&M University, and Tallahassee Community College. With over 70,000 college students and the seat of state government, Florida is the 3rd largest state in the nation. Leon County is a vibrant and young population with a median age of 29.3



FOR LEASE

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14,704 +/- SF RETAIL SPACE FOR LEASE

Havertys Furniture

Leon County
Supervisor of Elections



Google

Map data © 2023

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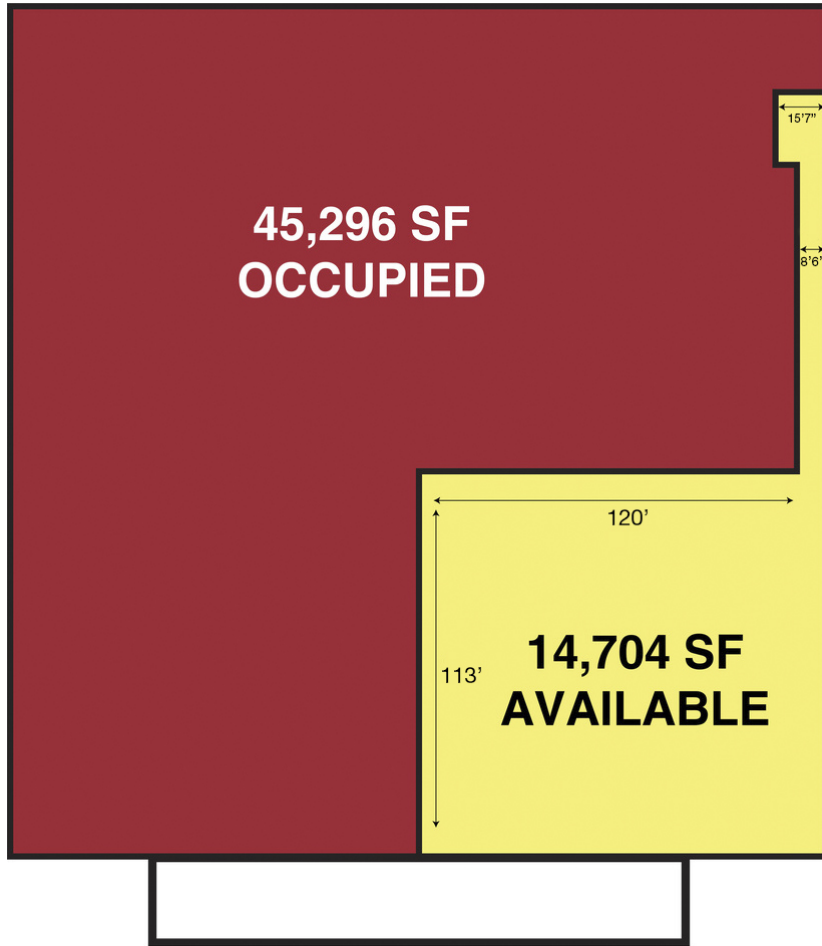
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PROPERTY HIGHLIGHTS



**45,296 SF
OCCUPIED**

**14,704 SF
AVAILABLE**

PARKING

All data is deemed reliable but is not guaranteed. All square footage and dimensions are approximate. Exact dimensions can be obtained by retaining the services of a professional architect or engineer. No representation is made as to the accuracy thereof, and such information is subject to errors, omission, or withdrawal without notice.



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Governors Square Mall

First Commerce Credit Union

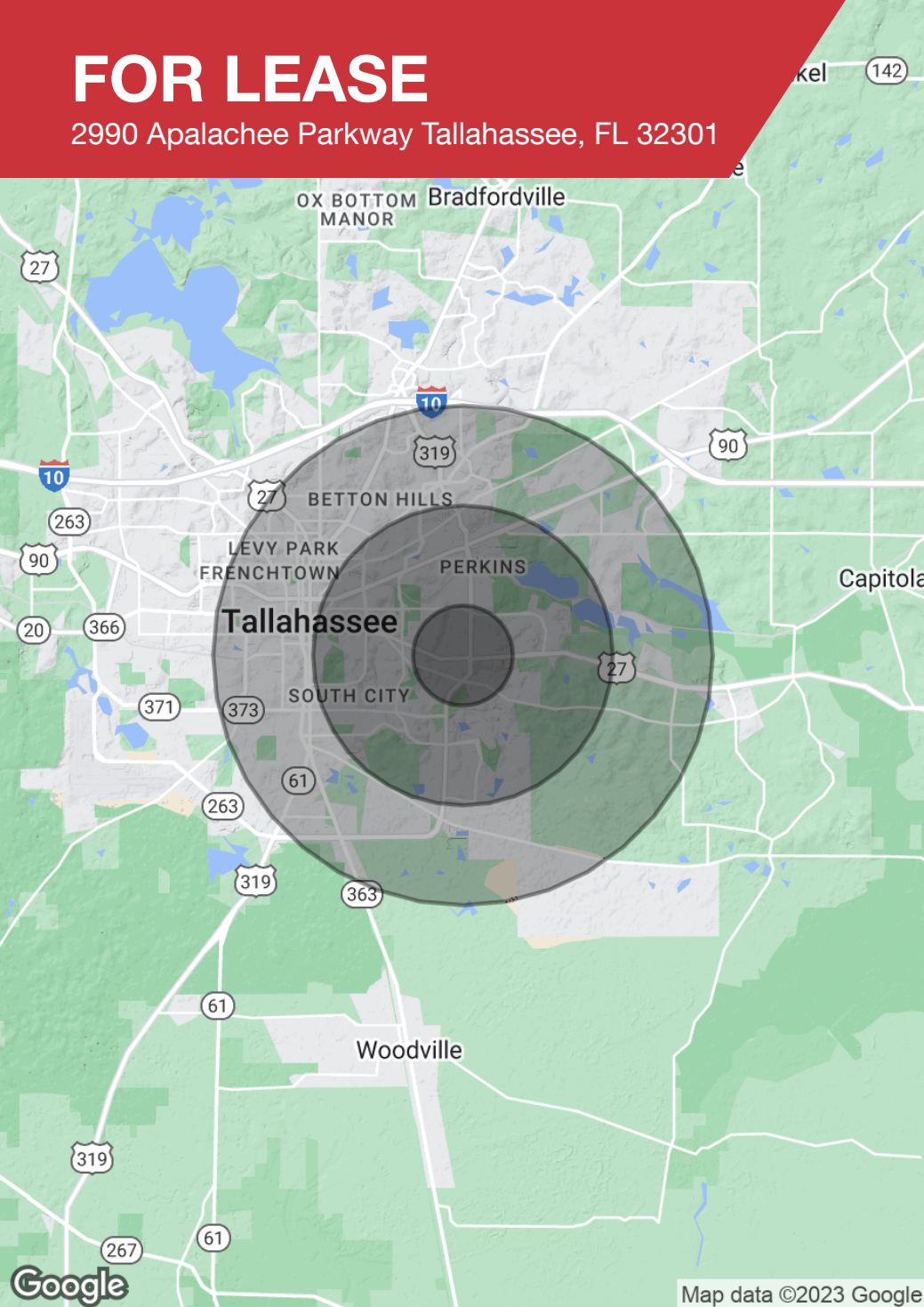
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NAITACOR

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DEMOGRAPHICS

POPULATION

	1 MILE	3 MILES	5 MILES
Total population	7,387	40,159	100,646
Median age	29.0	32.9	33.1
Median age (male)	27.2	31.1	32.0
Median age (Female)	30.5	34.1	33.9

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	3,693	19,547	44,099
# of persons per HH	2.0	2.1	2.3
Average HH income	\$47,661	\$54,092	\$57,129
Average house value	\$129,546	\$190,649	\$221,776

** Demographic data derived from 2020 ACS - US Census*

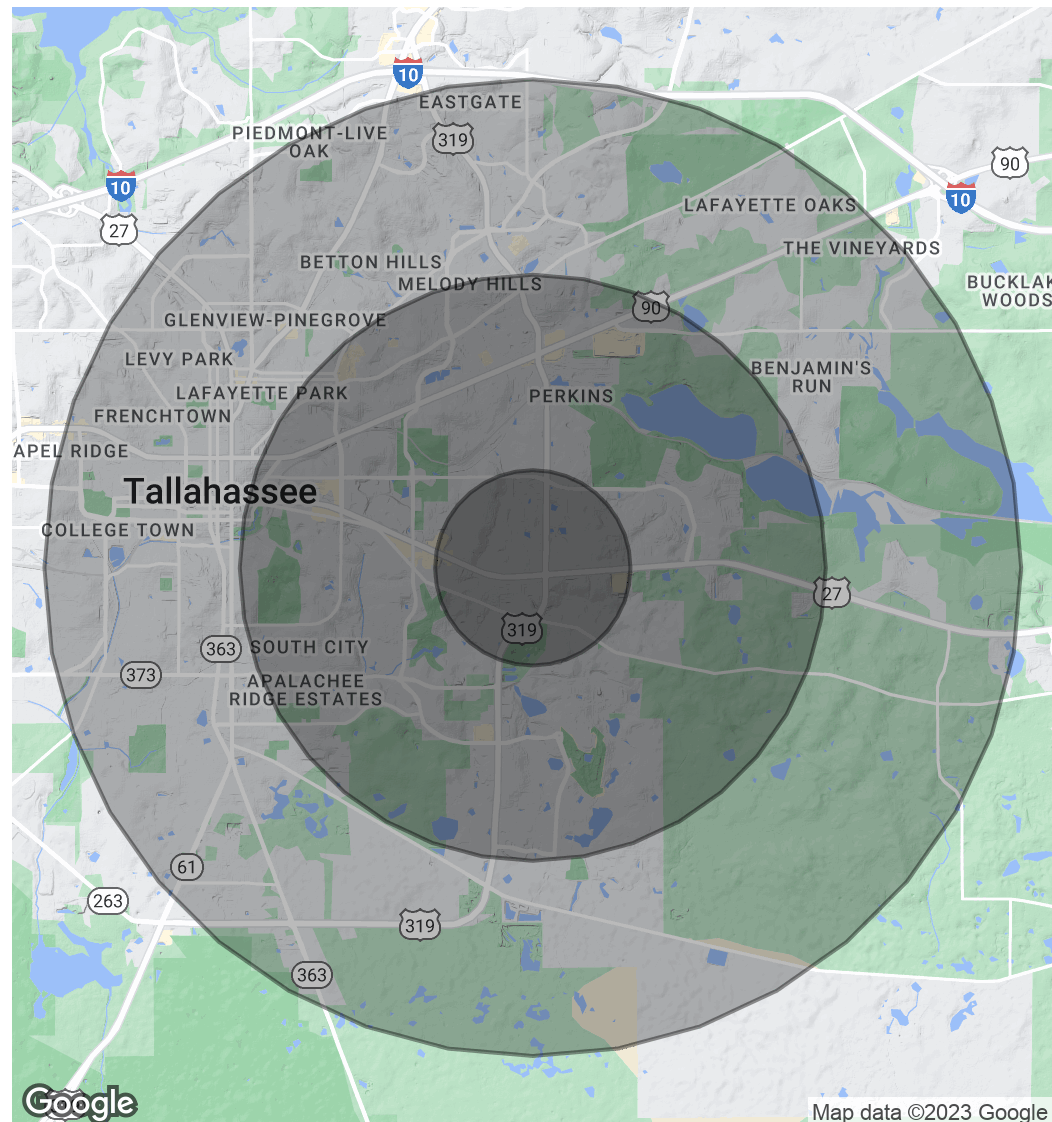
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RACE (%)	1 MILE	3 MILES	5 MILES
Total Population - White	4,261	23,582	56,522
% White	57.7%	58.7%	56.2%
Total Population - Black	2,193	13,128	36,530
% Black	29.7%	32.7%	36.3%
Total Population - Asian	319	1,580	3,690
% Asian	4.3%	3.9%	3.7%
Total Population - Hawaiian	0	53	110
% Hawaiian	0.0%	0.1%	0.1%
Total Population - American Indian	40	108	293
% American Indian	0.5%	0.3%	0.3%
Total Population - Other	150	425	1,126
% Other	2.0%	1.1%	1.1%
ETHNICITY (%)	1 MILE	3 MILES	5 MILES
Total Population - Hispanic	568	2,150	4,707
% Hispanic	7.7%	5.4%	4.7%

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