

Retail For Lease

Towne South Shopping Center

Tallahassee, FL



2525 South Monroe St.

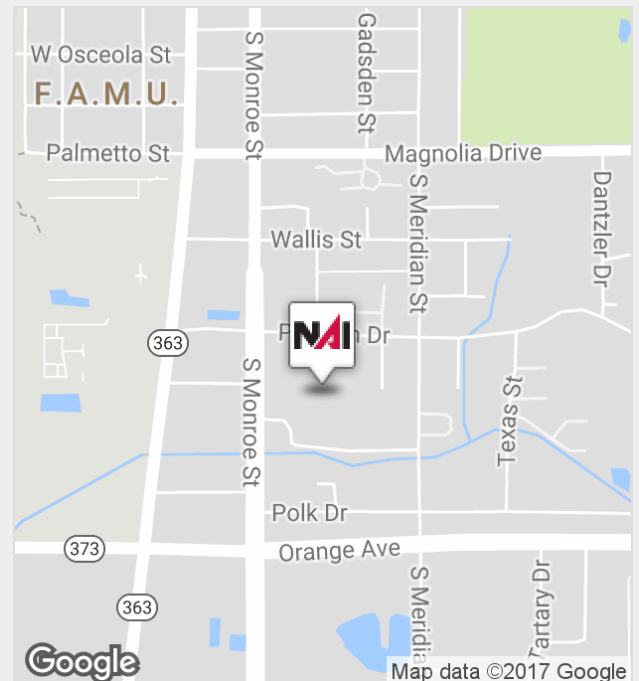
Tallahassee, Florida 32301

Property Features

- The Towne South Shopping Center is located between Magnolia Drive and Orange Ave. on South Monroe St.
- Built in 1981
- Current tenants include Save-A-Lot, Cititrends, Dollar General, and MetroPCS

Space	Size (SF)	Availability
Space 1	1,400 SF	VACANT
Space 2	3,500 SF	VACANT
Space 3	30,000 - 60,000 SF	VACANT
Space 5	30,000 - 60,000 SF	VACANT

Lease Rate: \$10.00/SF Plus CAM



For more information:

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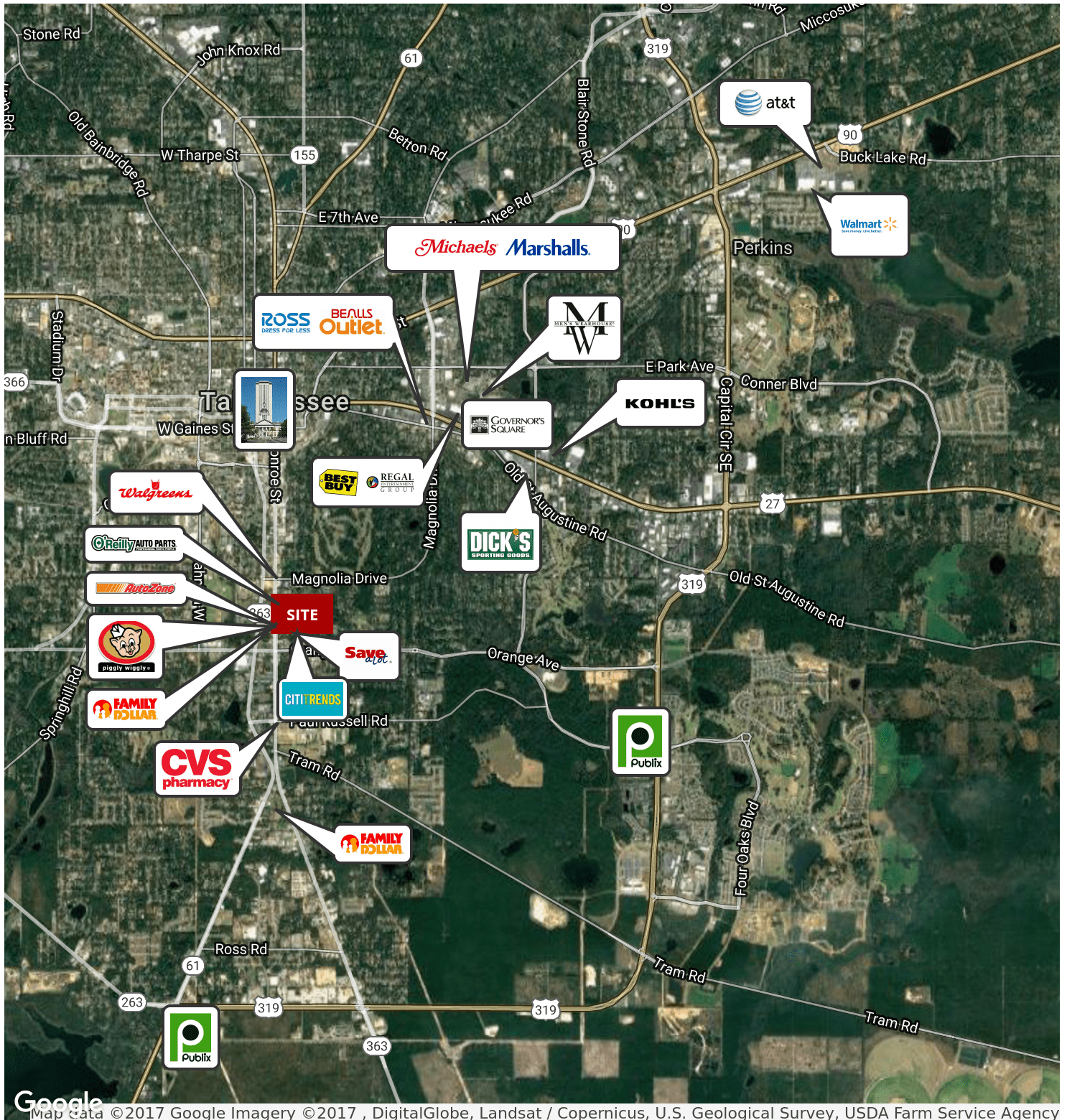
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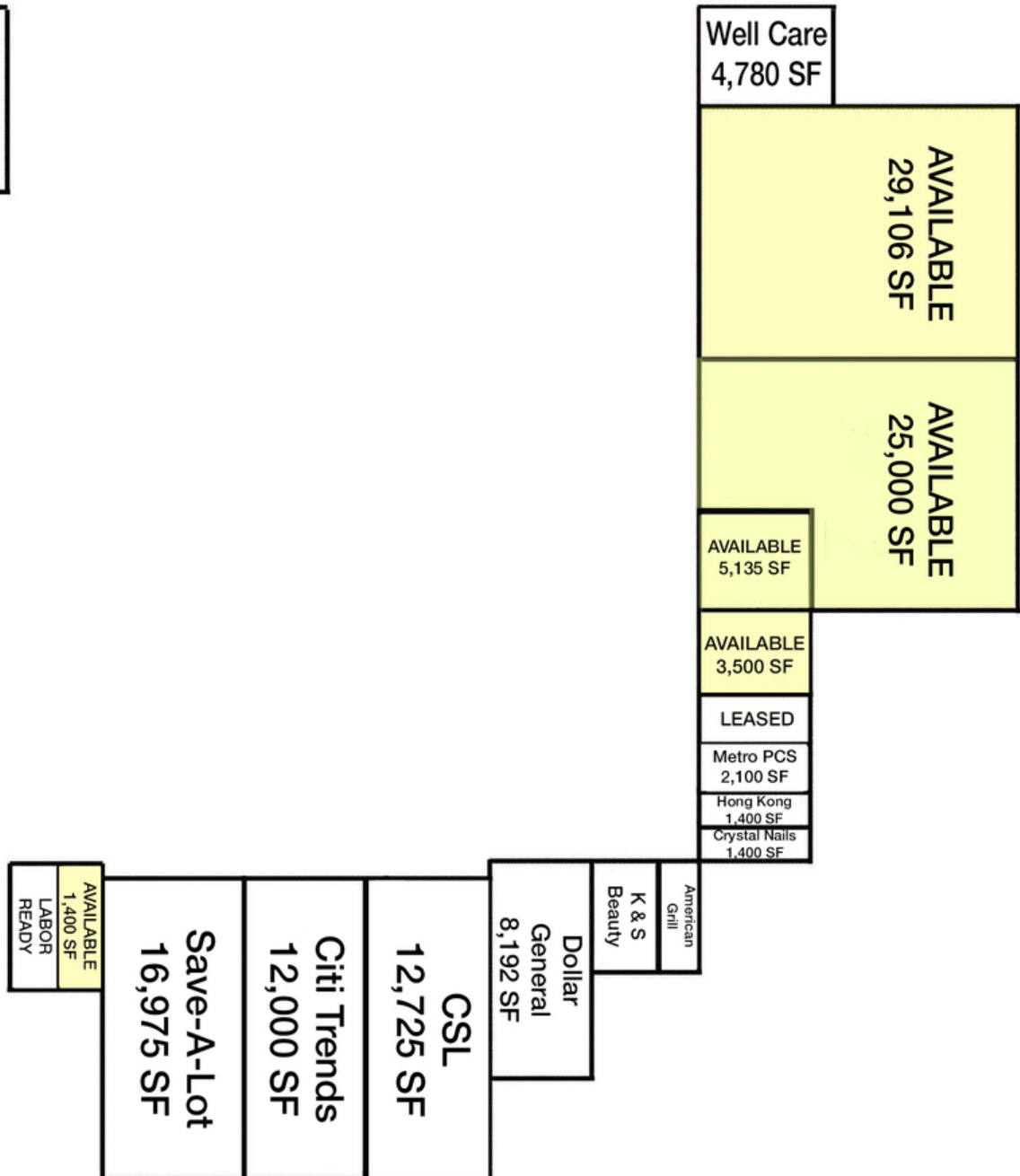
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SOUTH MONROE STREET

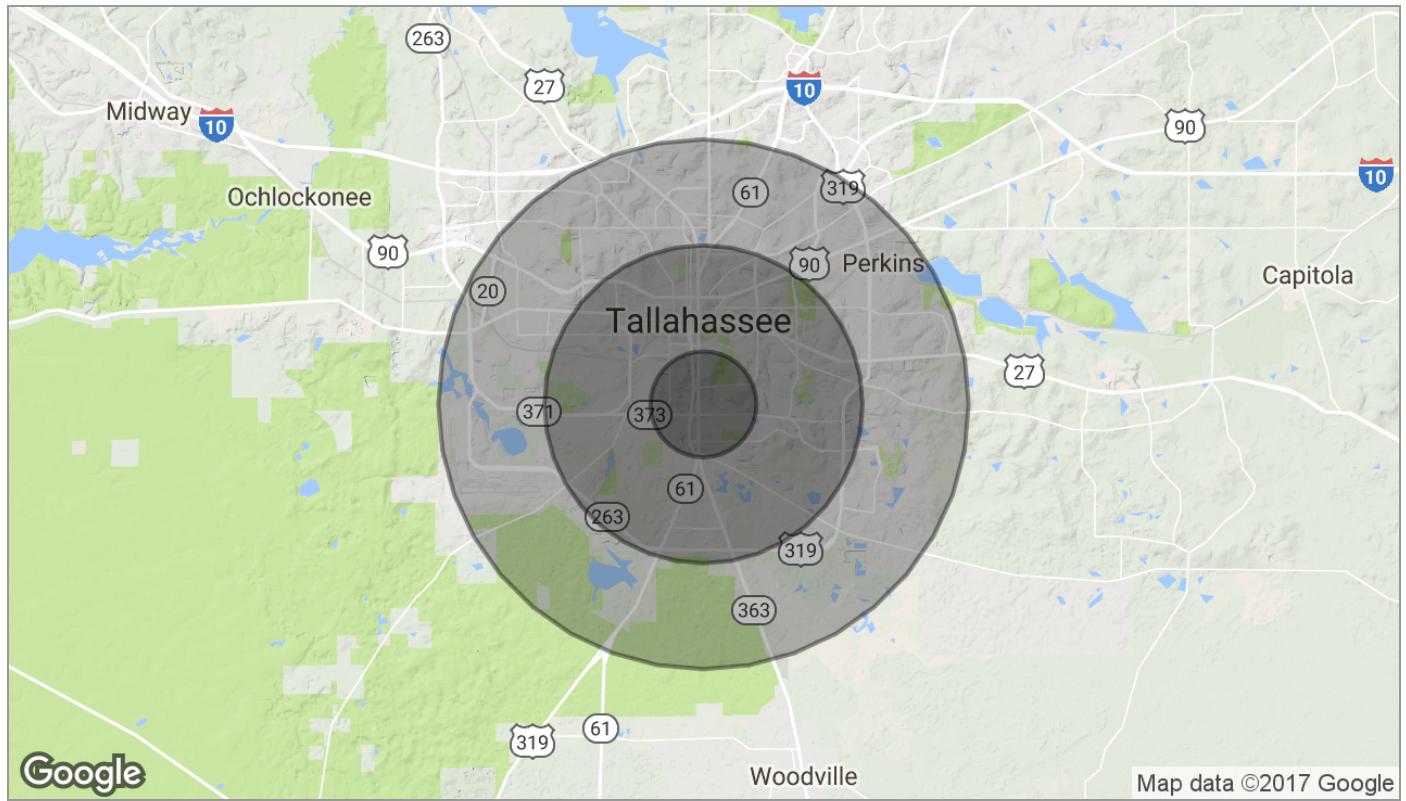


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Population	1 Mile	3 Miles	5 Miles
TOTAL POPULATION	9,581	69,000	147,754
MEDIAN AGE	24.4	28.3	28.1
MEDIAN AGE (MALE)	20.7	27.0	27.3
MEDIAN AGE (FEMALE)	28.3	29.5	28.8
Households & Income	1 Mile	3 Miles	5 Miles
TOTAL HOUSEHOLDS	3,341	27,564	61,327
# OF PERSONS PER HH	2.9	2.5	2.4
AVERAGE HH INCOME	\$32,854	\$36,329	\$42,445
AVERAGE HOUSE VALUE	\$133,530	\$158,176	\$191,642
Race	1 Mile	3 Miles	5 Miles
% WHITE	12.2%	44.9%	52.2%
% BLACK	84.8%	47.7%	40.8%
% ASIAN	1.7%	2.9%	2.8%
% HAWAIIAN	0.1%	0.1%	0.0%
% INDIAN	0.0%	0.3%	0.3%
% OTHER	0.1%	2.1%	1.8%
Ethnicity	1 Mile	3 Miles	5 Miles
% HISPANIC	1.0%	4.8%	6.3%

* Demographic data derived from 2010 US Census