

Land Property
FOR SALE



950 W THARPE ST

Tallahassee, FL 32303

SEAN FEHELEY
305.609.8698
sfeheley@teampcg.com

PREMIER COMMERCIAL GROUP
4708 Capital Circle NW, Tallahassee, FL 32303
850.933.5899 | teampcg.com



950 W THARPE ST

Tallahassee, FL 32303



850.933.5899



PROPERTY DESCRIPTION

This is a dual drive thru/retail pad with one National drive thru tenant already leased.

The available pad can be 1,200 to 2,500 sf of restaurant, retail, or bank use.

This Premium Build-to-Suit opportunity is ideally located with superb visibility frontage along West Tharpe St & Old Bainbridge Rd in Tallahassee FL with a traffic count of 28,500 vehicles per day on Tharpe St. & 18,000 vehicles per-day on Old Bainbridge Rd. The retail pad is situated on a 0.70+/- acres parcel adjacent to a newly developed 4 tenant strip center and a Family Dollar on the site in addition to new development activity.

PROPERTY HIGHLIGHTS

- Owners willing to build to suit and lease back.
- Close proximity to one middle school, two high schools, and three universities
- 45,000 +/- daily traffic count between both streets
- Close proximity to FSU, FAMU, TCC, 2 high schools, and 1 middle school

SEAN FEHELEY

305.609.8698

sfeheley@teampcg.com

OFFERING SUMMARY

Sale Price: \$299,000

Lot Size: 1,200 - 2,500 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	6,355	43,792	76,595
Total Population	13,438	105,167	180,103
Average HH Income	\$59,948	\$65,933	\$72,138

PREMIER COMMERCIAL GROUP

4708 Capital Circle NW, Tallahassee, FL 32303

850.933.5899 | teampcg.com

950 W THARPE ST

Tallahassee, FL 32303



850.933.5899



SEAN FEHELEY
305.609.8698
sfeheley@teampcg.com

PREMIER COMMERCIAL GROUP
4708 Capital Circle NW, Tallahassee, FL 32303
850.933.5899 | teampcg.com

950 W THARPE ST

Tallahassee, FL 32303



850.933.5899



Google

Imagery ©2022 , CNES / Airbus, Maxar Technologies, U.S. Geological Survey, USDA/FPAC/GEO

SEAN FEHELEY
305.609.8698
sfeheley@teampcg.com

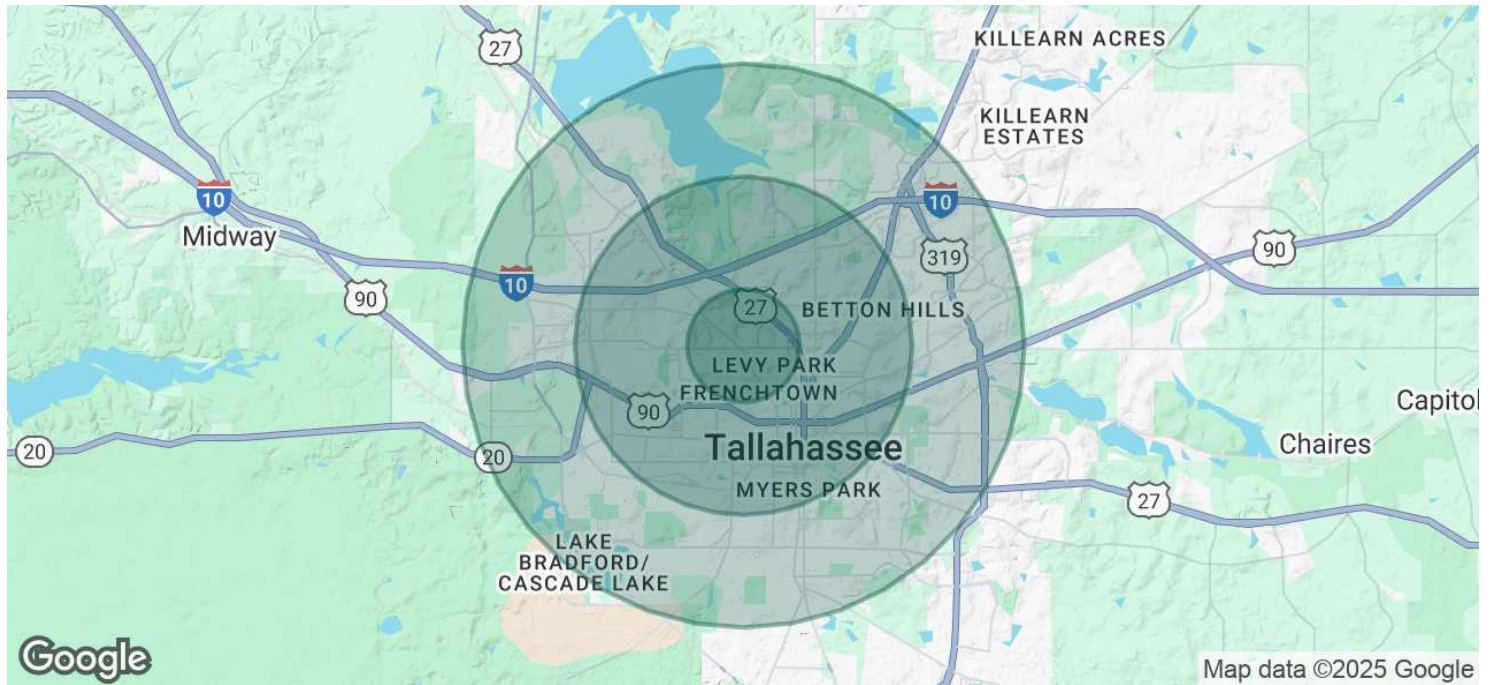
PREMIER COMMERCIAL GROUP
4708 Capital Circle NW, Tallahassee, FL 32303
850.933.5899 | teampcg.com

950 W THARPE ST

Tallahassee, FL 32303



850.933.5899



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	13,438	105,167	180,103
Average Age	34	32	35
Average Age (Male)	33	31	34
Average Age (Female)	35	32	36

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	6,355	43,792	76,595
# of Persons per HH	2.1	2.4	2.4
Average HH Income	\$59,948	\$65,933	\$72,138
Average House Value	\$205,648	\$252,143	\$264,017

* Demographic data derived from 2020 ACS - US Census

SEAN FEHELEY
305.609.8698
sfeheley@teampcg.com

PREMIER COMMERCIAL GROUP
4708 Capital Circle NW, Tallahassee, FL 32303
850.933.5899 | teampcg.com