

Kerry Forest Pkwy

2906 Kerry Forest Pkwy,
Tallahassee, FL 32309



Property Details

Located in front of the thriving Northampton Shopping Center, this high-visibility property offers an exceptional commercial presence along Kerry Forest Parkway, just moments from the major Thomasville Road corridor. The site provides ample on-site parking for both customers and employees, ensuring convenience and easy access within this busy retail and service hub.

Formerly operating as a bank, the building features existing drive-thru lanes and secure interior areas—assets that make it ideally suited for financial institutions as well as adaptable for retail or professional office adaptation. Surrounded by established, high-income residential neighborhoods and benefiting from heavy daily traffic, 2906 Kerry Forest Parkway offers an outstanding opportunity for businesses seeking strong exposure, accessibility, and a built-in customer base.

Building Size: 3,700 SF

Property Size: 1.18 AC

Asking Rate: \$35/SF NNN

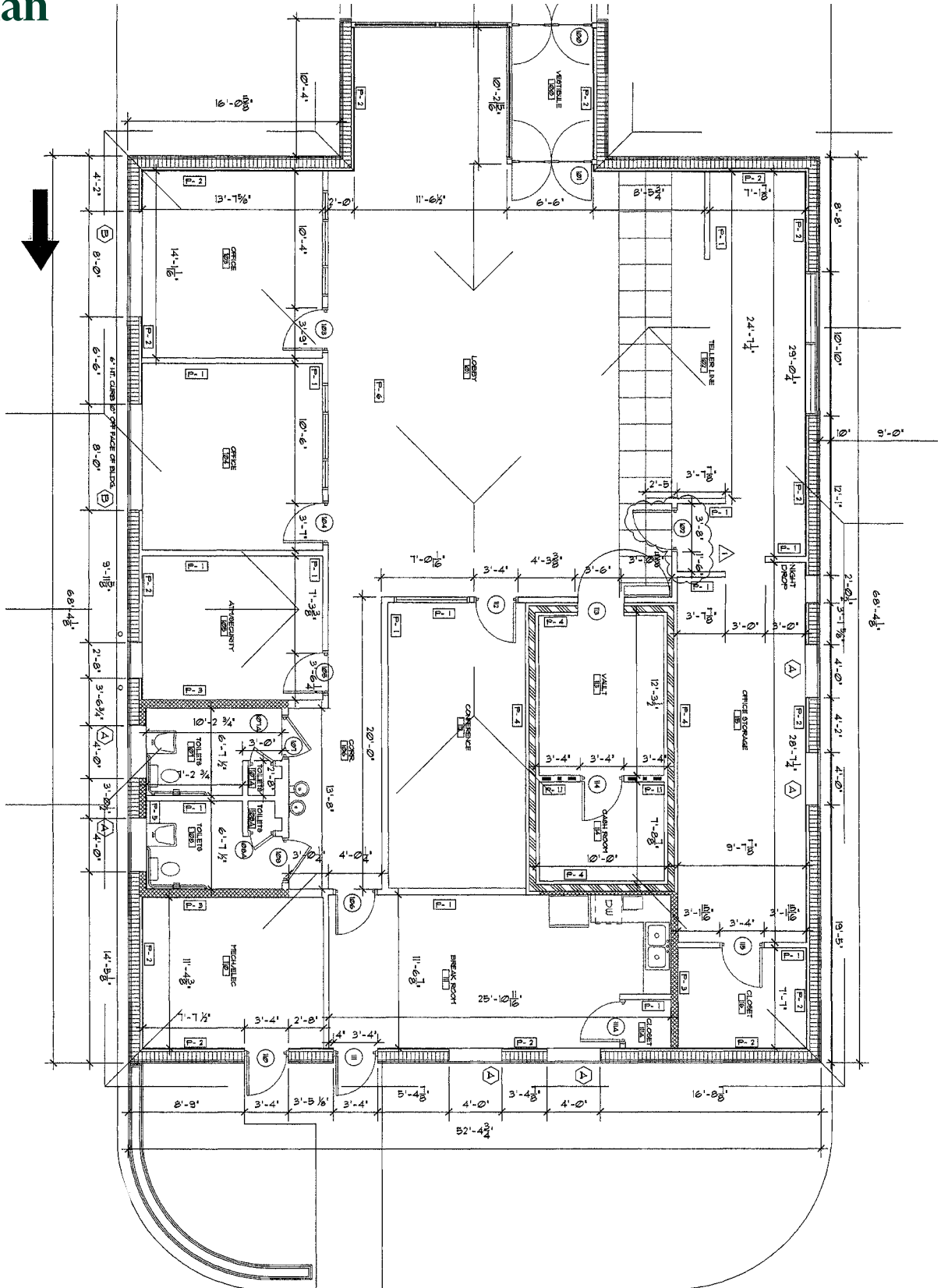
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For Lease

Property Photos



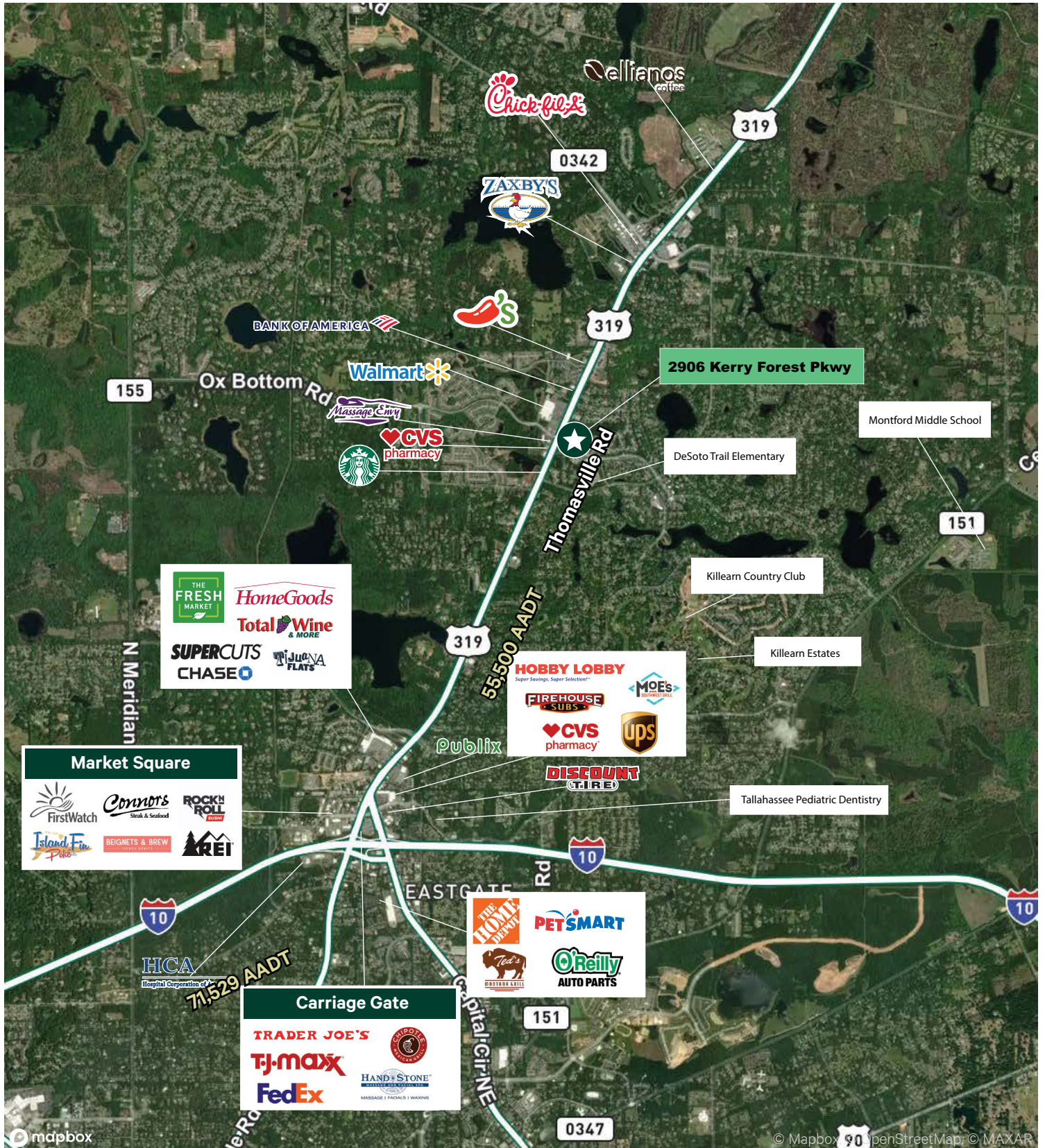
Floor Plan



Close-up Aerial



Trade Aerial



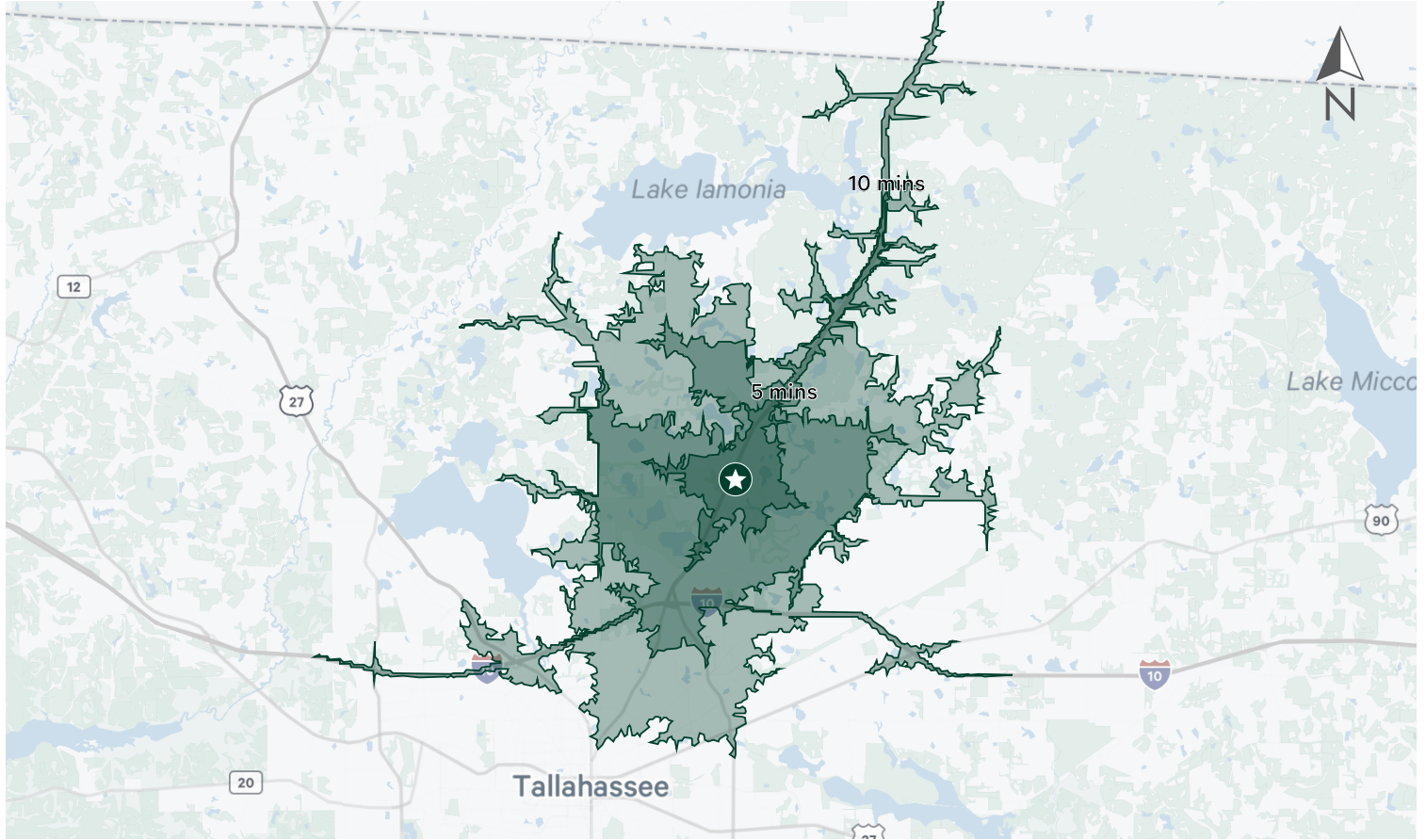
About Killearn Area of Tallahassee



The Killearn area of northeast Tallahassee is one of the city's most established and desirable suburban communities, known for its rolling hills, lakes, and more than 4,000 acres of green space woven through Killearn Estates and Killearn Acres. Originally developed in the 1960s as Tallahassee's first major planned community, Killearn was designed with underground utilities, preserved natural landscapes, and an amenity-rich layout that continues to attract long-term residents. Its location along Thomasville Road places it adjacent to the Market District and directly across from Alfred B. Maclay Gardens State Park, offering convenient access to recreation, retail, and major commuter routes.

Demographically, Killearn is one of Tallahassee's strongest consumer bases. The area is home to approximately 33,962 residents with a median household income of \$110,162 and a largely family-oriented population, with more than 70% of households classified as family units. Lifestyle analysis shows a predominance of affluent, college-educated professionals with high homeownership rates and strong spending power. The local housing market is active and competitive, featuring a median home price of \$372,000, rising rental demand with median rents at \$2,275 per month, and low inventory—indicators of a stable, high-value community that supports robust commercial activity.

The area's quality of life further enhances its commercial appeal. Residents enjoy 11 private parks, miles of trails, lake access, and proximity to top-rated public schools including Desoto Trail Elementary, Montford Middle School, and Lawton Chiles High School—all A-rated institutions. The Killearn Country Club, historically known for hosting PGA and LPGA events, is undergoing a complete restoration, adding to the area's long-term value. With its affluent demographics, stable housing market, and strategic commercial corridor location, Killearn stands out as one of Tallahassee's most promising markets for retail, office, medical, and mixed-use investment.



	5 Mins	10 Mins	15 Mins
2025 Population	11,372	43,723	91,878
2030 Population	11,174	43,189	90,997
2025-2030 Annual Population Growth Rate	-0.35%	-0.25%	-0.19%
2025 Daytime Population	9,610	39,962	95,229
2025 Households	4,652	17,855	38,688
2030 Households	4,615	17,821	38,732
2025 Average Household Income	\$152,914	\$141,826	\$139,038
2030 Average Household Income	\$173,411	\$159,706	\$156,338
2025 Median Age	45	44	42
Bachelor `s Degree	3,331	11,436	23,378
Graduate or Professional Degree	2,279	8,719	18,246
2025 Median Value of Owner Occ. Housing Units	\$408,031	\$416,292	\$421,052
2025 Average Value of Owner Occ. Housing Units	\$439,777	\$467,804	\$473,556

Contact Us

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