

Publix #0610 - Forest Village Shopping Center

5032 Capital Circle Southwest
Tallahassee, FL 32305
Lat 30.373, Long -84.291

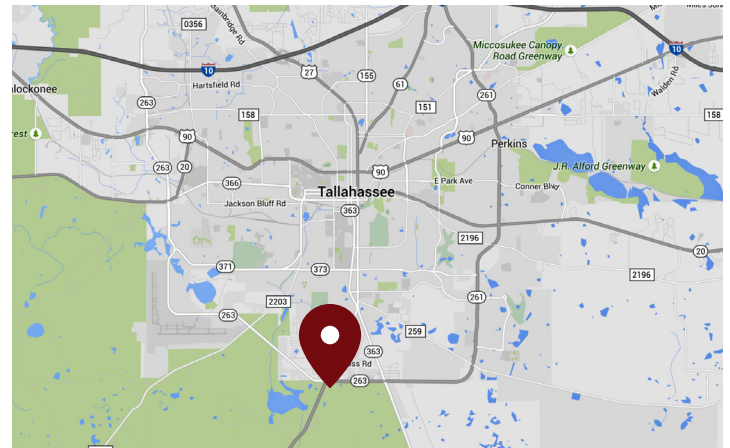
FOR LEASE



1,260 - 6,400 SF & ±0.95 - ±13.4 ACRE OP AVAILABLE

PROPERTY HIGHLIGHTS

- Offering Six Months of Free Rent to Qualified Tenants
- Tallahassee MSA
- Publix-Anchored Center
- Co-Tenants Include: The UPS Store, Pizza Hut, and Waffle House
- Combined Traffic Counts: 42,100 VPD
- 1.02 Acre Outparcel Available
- 0.95 Acre Outparcel Available
- Large 13.4 Acre Outparcel Available



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	2,919	20,494	74,195
Daytime Population	2,867	14,972	110,641
Total Households	1,110	7,508	29,012
Avg. HH Income	\$57,469	\$62,996	\$63,040

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

Jamie Golomb

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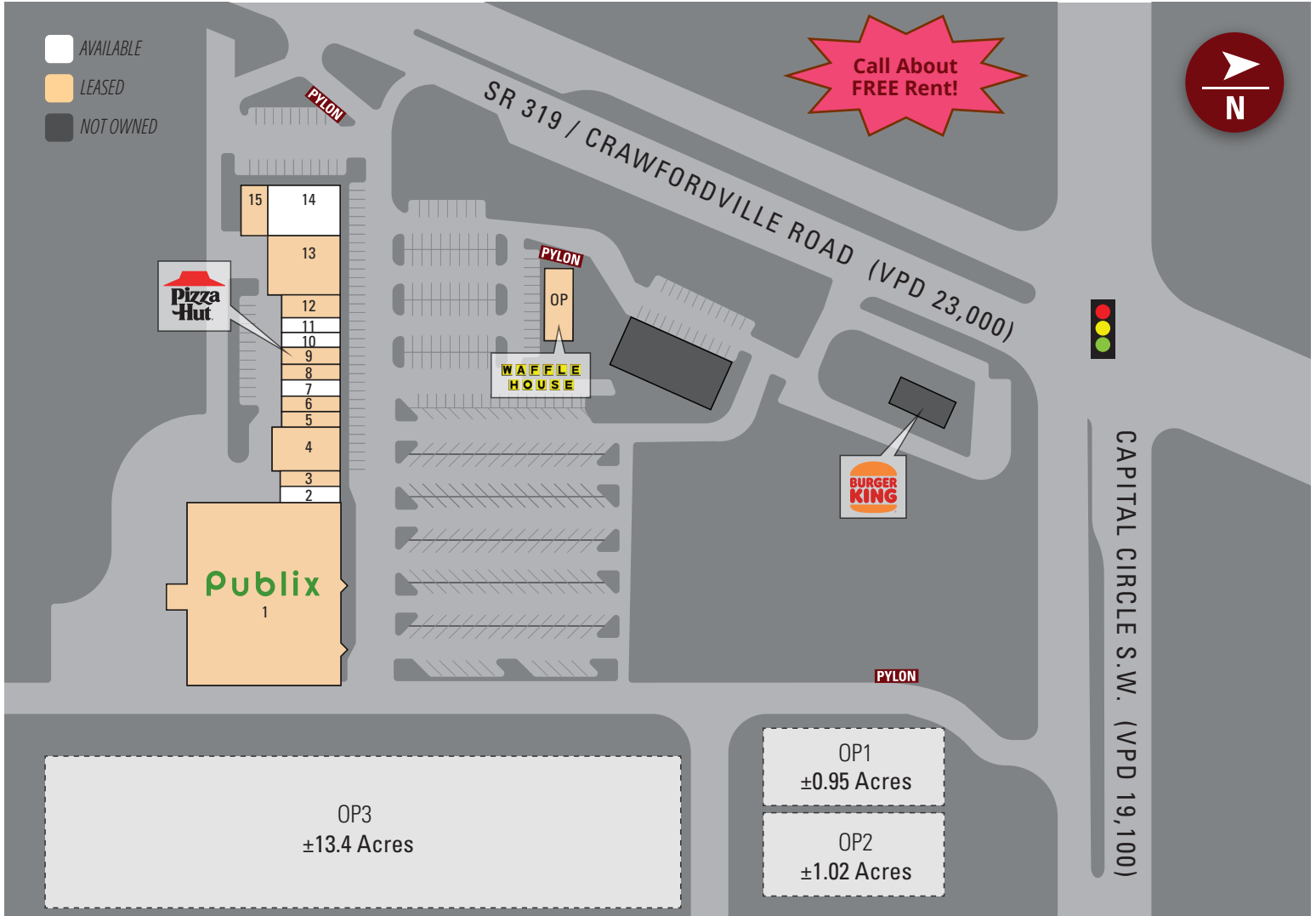


Crossman & Company

www.crossmanco.com

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Suite	Tenant	Size
1	Publix	37,866
2	AVAILABLE	1,260
3	Art of Love Salon	1,260
4	Sanitas Urgent Care	4,800
5	RS&H	1,820
6	Lilly's Nails	1,260
7	AVAILABLE	1,260
8	New Star Chinese	1,260
9	Pizza Hut	1,260

Suite	Tenant	Size
10	AVAILABLE	1,260
11	AVAILABLE	1,400
12	A'nai Clothing Company	1,820
13	Hobbit Hoagies	3,800
14	AVAILABLE	6,400
15-16	Market Liquors	3,000
OP	Waffle House	1,800
OP1	AVAILABLE	±0.95 AC
OP2	AVAILABLE	±1.02 AC

Suite	Tenant	Size
OP3	AVAILABLE	±13.4 AC
		TOTAL 69,726

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FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY

 **169,100**

EST. # OF VISITS ANNUALLY

 **1.2 Million**

AVG. VISITS / CUSTOMER

 **6.86**

AVG. LENGTH-OF-STAY / VISIT

 **44 MIN**

TOP 3 DAYS



Saturday	191,100
Sunday	183,491
Friday	179,754

OF VISITS

TOP 3 HOURS

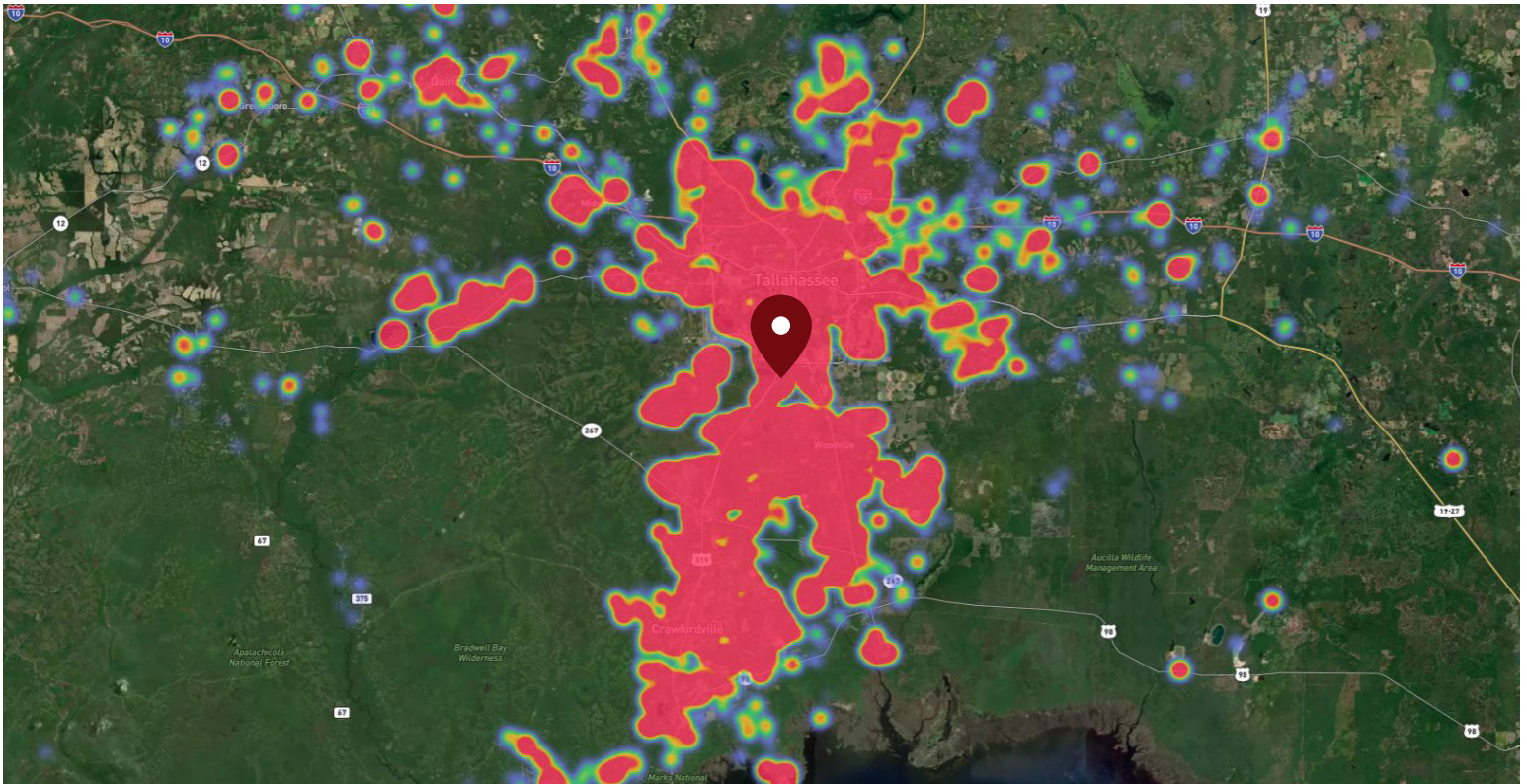


5-6 PM	214,651
6-7 PM	200,305
4-5 PM	186,537

OF VISITS

Data provided by Placer Labs Inc. (www.placer.ai) July 1, 2021 - June 30, 2022

SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

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