

FOR LEASE

3606 Maclay Boulevard South Tallahassee, FL 32312

NAI TALCOR

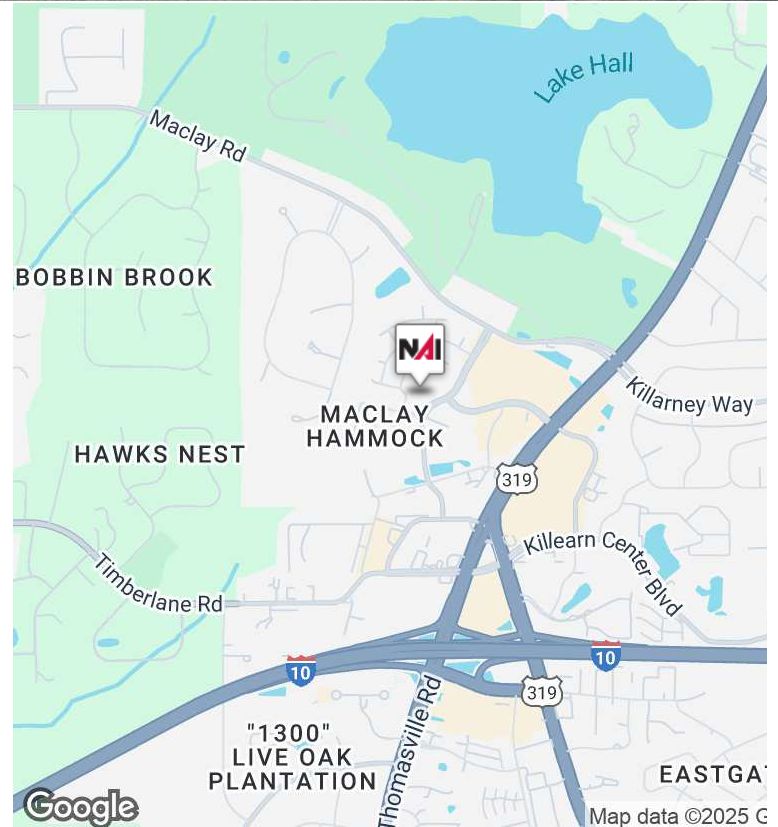


Office | 4,289 - 5,750 SF

- Excellent NE Tallahassee Office Suites For Lease
- Turn Key
- Excellent visibility
- Ample parking

Available Spaces

Spaces	Lease Rate	Size (SF)
Suite 202	\$24.00 SF/yr	4,289
Suite 204	\$24.00 SF/yr	5,750



✉ **John W. McNeill, SIOR**
+1 850 251 5504
jmcneill@talcor.com

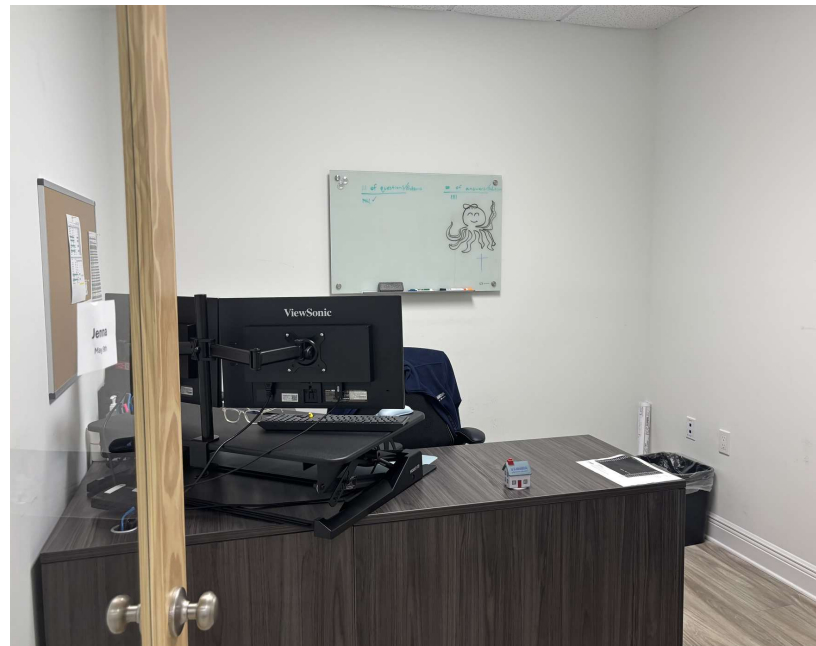
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1018 Thomasville Road, Suite 200A
talcor.com

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**2 OFFICE SPACES
AVAILABLE FOR LEASE**

The Village Commons

Lucky Goat COFFEE, Newk's EATERY, VILLAGE PIZZA & PASTA, UPS, THE FRESH MARKET, BLAZE PIZZA, DOLLAR TREE, TULLONA FLATS, CHASE, HomeGoods, ITALIAN ICE, Orangetheory FITNESS

Wawa

WELLS FARGO

SAGE RESTAURANT

TRUIST

REGIONS

Panera BREAD

Publix

Mama's PIZZERIA

GORDOS

Killlearn Shopping Center

kwench JUICE CAFE, CVS pharmacy, HOBBY LOBBY

TWO

Sonny's REAL PIT BAR-B-Q

DUNKIN' DONUTS

BANK OF AMERICA

BEIGNETS & BREW

PRIME MERIDIAN BANK

STARBUCKS COFFEE

TRADER JOE'S

McALISTER'S DELI

TJ-MAXX

OSAKA

Google

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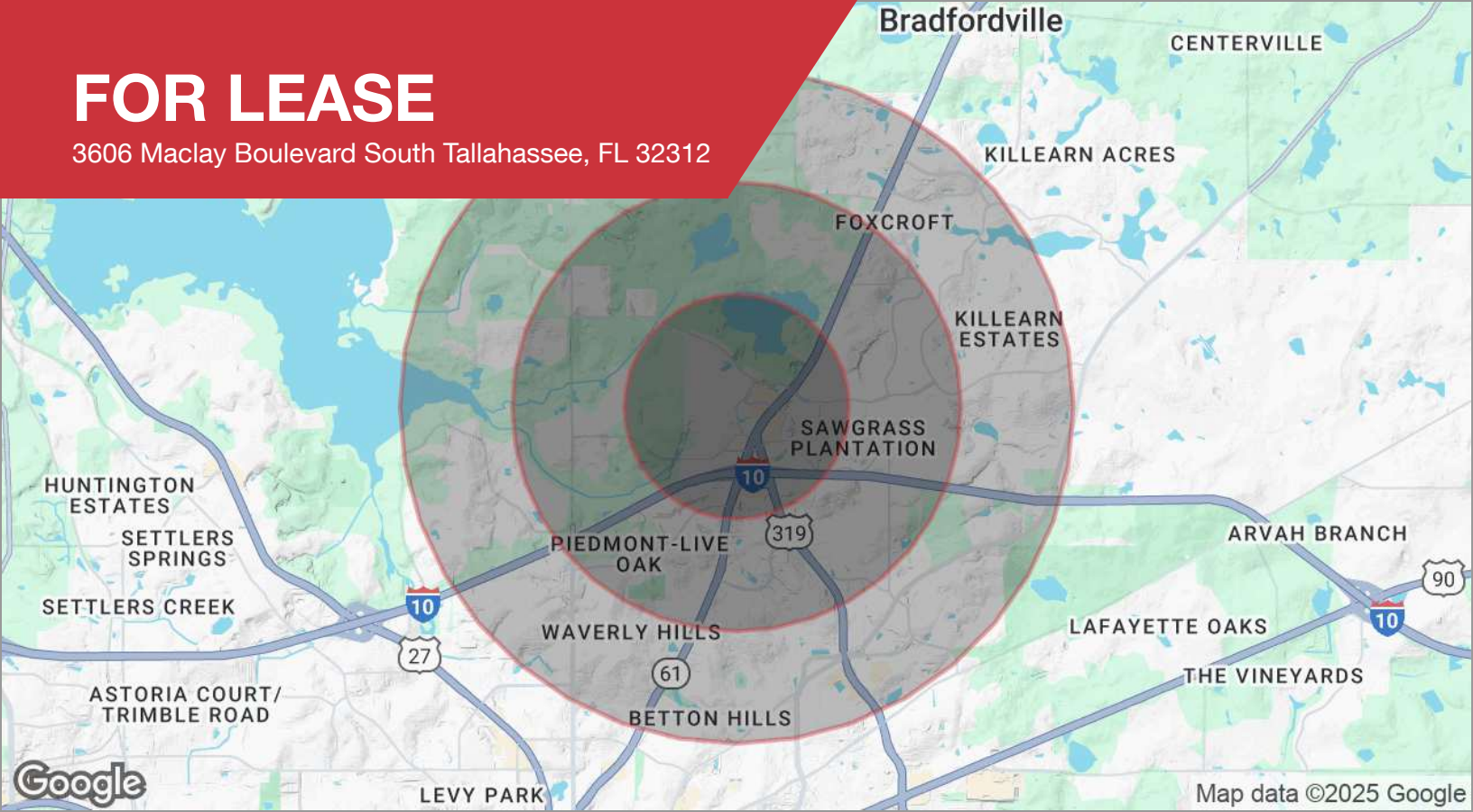
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DEMOGRAPHICS

POPULATION	1 MILE	2 MILES	3 MILES
Total population	4,150	16,005	36,424
Median age	40.1	41.6	43.2
Median age (male)	34.0	37.0	39.7
Median age (Female)	43.1	44.1	45.4
HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total households	1,967	7,552	16,763
# of persons per HH	2.1	2.1	2.2
Average HH income	\$108,448	\$107,517	\$103,582
Average house value	\$259,374	\$270,657	\$274,135

* Demographic data derived from 2020 ACS - US Census