

FOR LEASE

656 Capital Circle Northeast Tallahassee, FL 32301

NAI TALCOR



Industrial | 1,500sf

End unit of 656 CCNE, Unit B, which formerly was the warehouse for the Florida Medical Association. Tall 12' roll up doors and inside clear height of 20' lends this unit the ability to stack multiple pallets inside. The office space is on two levels, with stairs to the second floor.


- NE Location Flex Warehouse
- Affordable 1500-3000sf size (Divisible)
- Offices and Restroom Included

Lease Rate: \$12 SF/Yr



✉ **Alan Richardson**
+1 850 545 2273
alan@talcor.com

No Warranty Or Representation, Express Or Implied, Is Made As To The Accuracy Of The Information Contained Herein, And The Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Prior Sale, Lease Or Financing, Or Withdrawal Without Notice, And Of Any Special Listing Conditions Imposed By Our Principals No Warranties Or Rep- resentations Are Made As To The Condition Of The Property Or Any Hazards Contained Therein Are Any To Be Implied.

 **NAI TALCOR**
1018 Thomasville Road, Suite 200A
naitalcor.com

FOR LEASE

656 Capital Circle Northeast Tallahassee, FL 32301



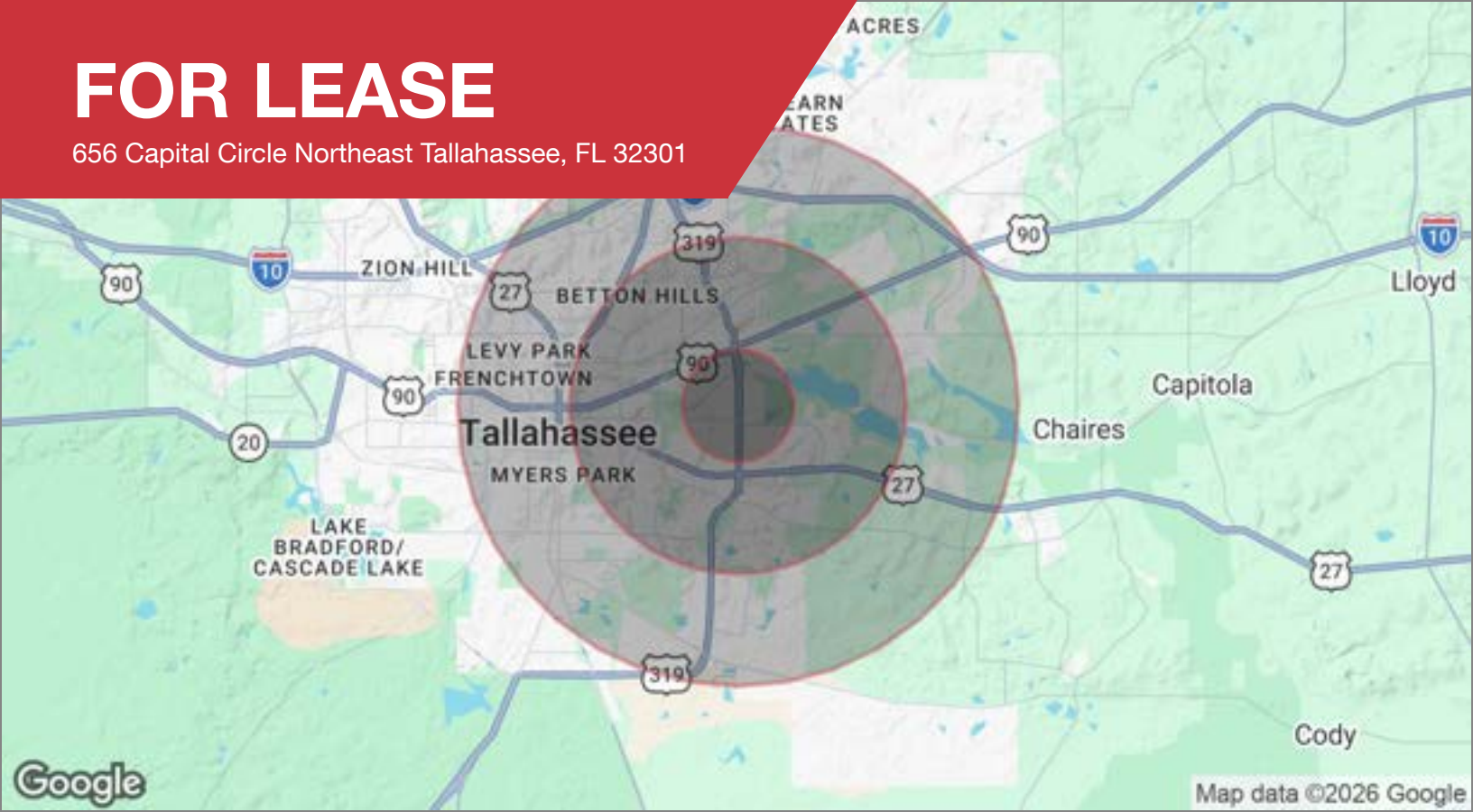
 **Alan Richardson**
+1 850 545 2273
alan@talcor.com

No Warranty Or Representation, Express Or Implied, Is Made As To The Accuracy Of The Information Contained Herein, And The Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Prior Sale, Lease Or Financing, Or Withdrawal Without Notice, And Of Any Special Listing Conditions Imposed By Our Principals No Warranties Or Representations Are Made As To The Condition Of The Property Or Any Hazards Contained Therein Are Any To Be Implied.

TALCOR

FOR LEASE

656 Capital Circle Northeast Tallahassee, FL 32301



DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
Total population	6,594	54,385	133,270
Median age	41	41	38
Median age (male)	40	40	37
Median age (Female)	42	42	39
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,988	25,699	56,202
# of persons per HH	2.2	2.1	2.4
Average HH income	\$82,684	\$96,961	\$90,174
Average house value	\$239,233	\$313,147	\$313,836

* Demographic data derived from 2020 ACS - US Census