

The logo for TLG Real Estate Services, featuring the letters 'TLG' in a white serif font inside a dark blue square with a green border.

COMMERCIAL REAL ESTATE

LAND FOR SALE



1715 Capital Circle NE

Tallahassee, FL 32308

BRAD PARKER

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TLG REAL ESTATE SERVICES

3520 Thomasville Road, Suite 200
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EXECUTIVE SUMMARY

1715 CAPITAL CIRCLE NE

TALLAHASSEE, FL 32308

**OFFERING SUMMARY****Sale Price:** \$700,000**Lot Size:** 1.96 (+/-) Acres**APN:** 11-21-53-000-0020**Zoning:** CP/OR-3**PROPERTY OVERVIEW**

This 1.96 (+/-) acre parcel backs up to Proctor Subaru and is adjacent to the newly constructed Red Rapid Car Wash. This area is surrounded by national and local retailers, restaurants and professional offices. Less than 1 mile from Capital Regional Medical Center and conveniently located to Mahan Drive, Centerville Road and Miccosukee Road.

LOCATION OVERVIEW

Located in the Northeast corridor of Tallahassee and less than 3 miles to the I-10 Interchange.

[Click Here for Zoning Information](#)

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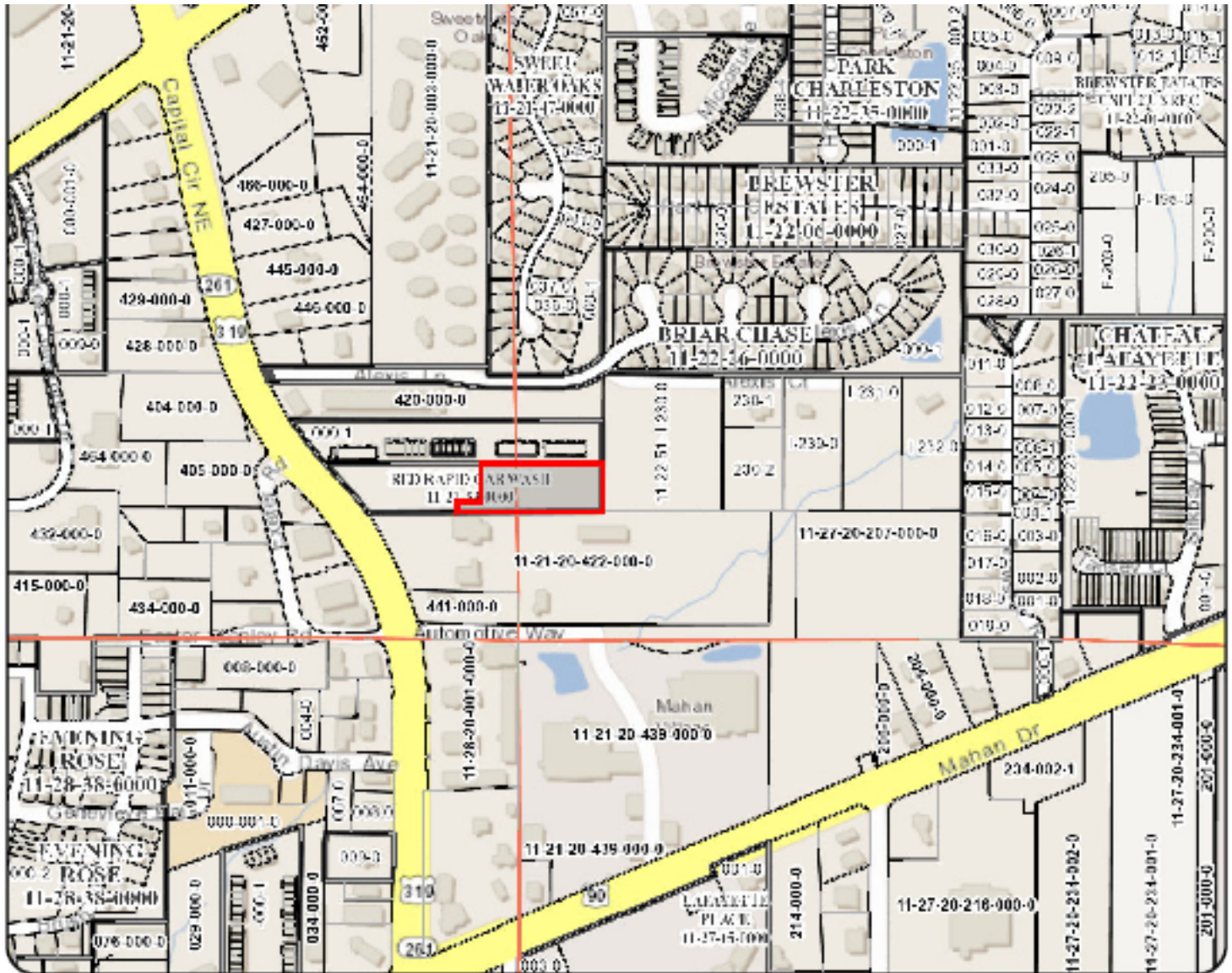




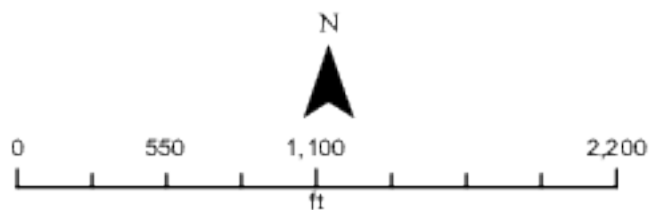
PARCEL MAP

1715 CAPITAL CIRCLE NE

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RETAILER MAP

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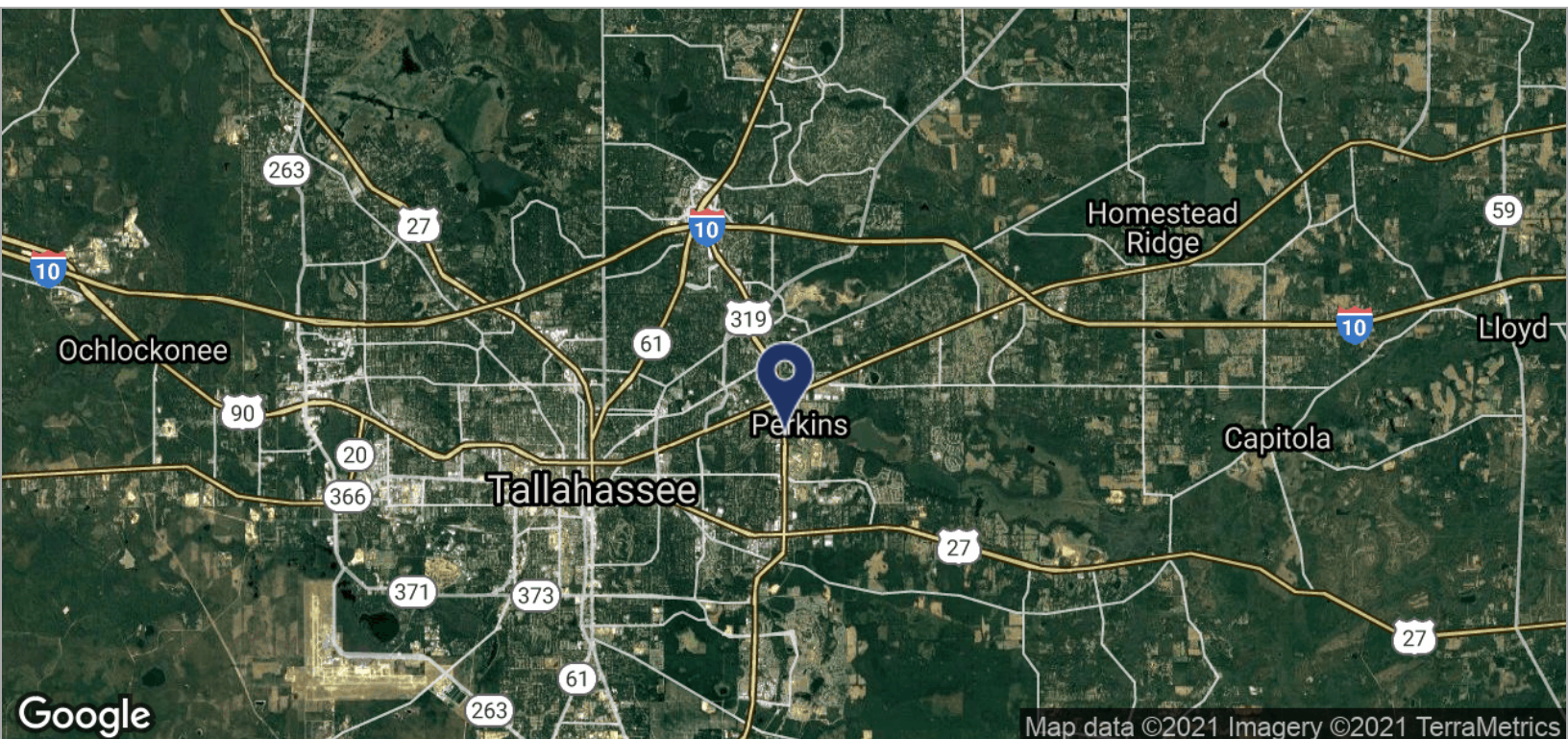
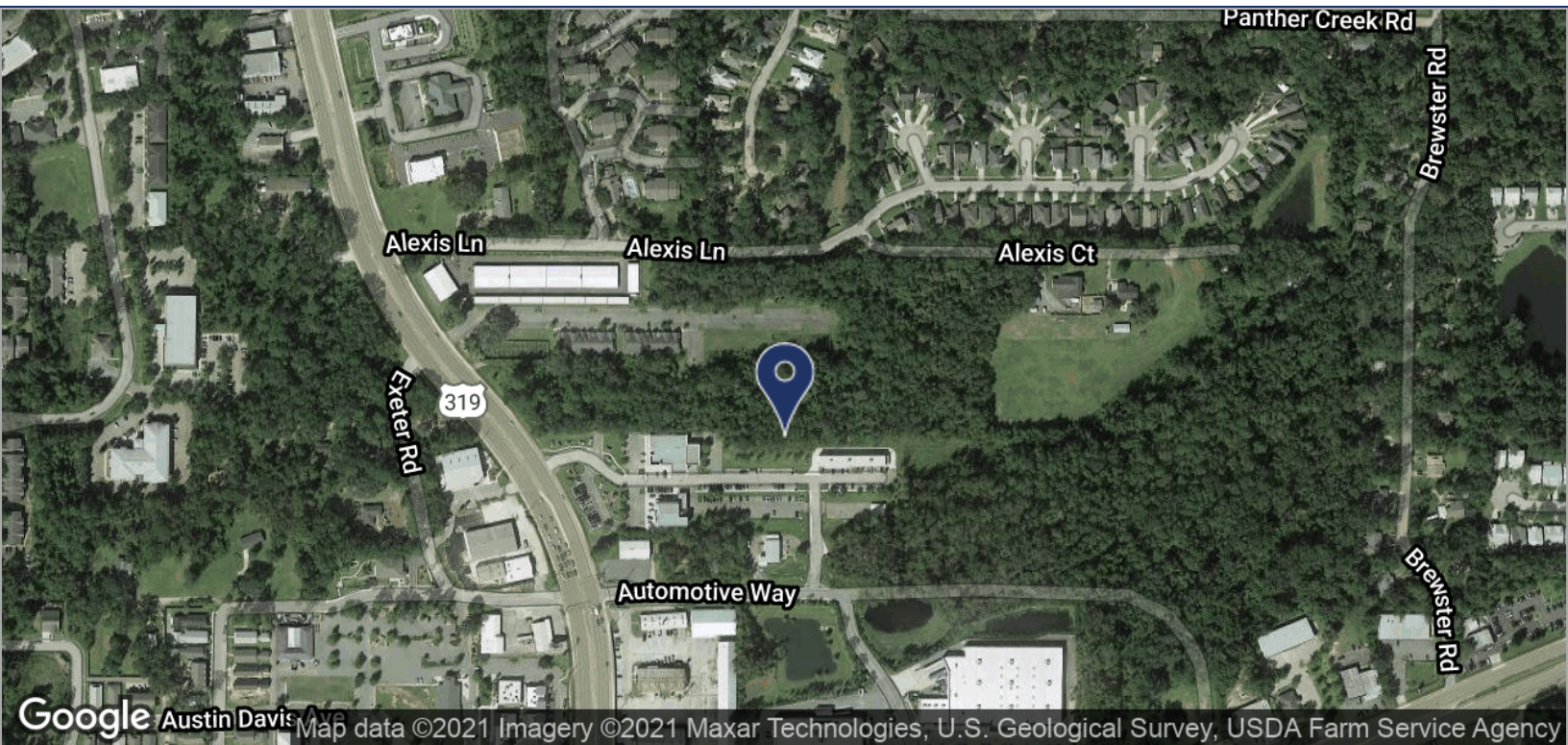




LOCATION MAPS

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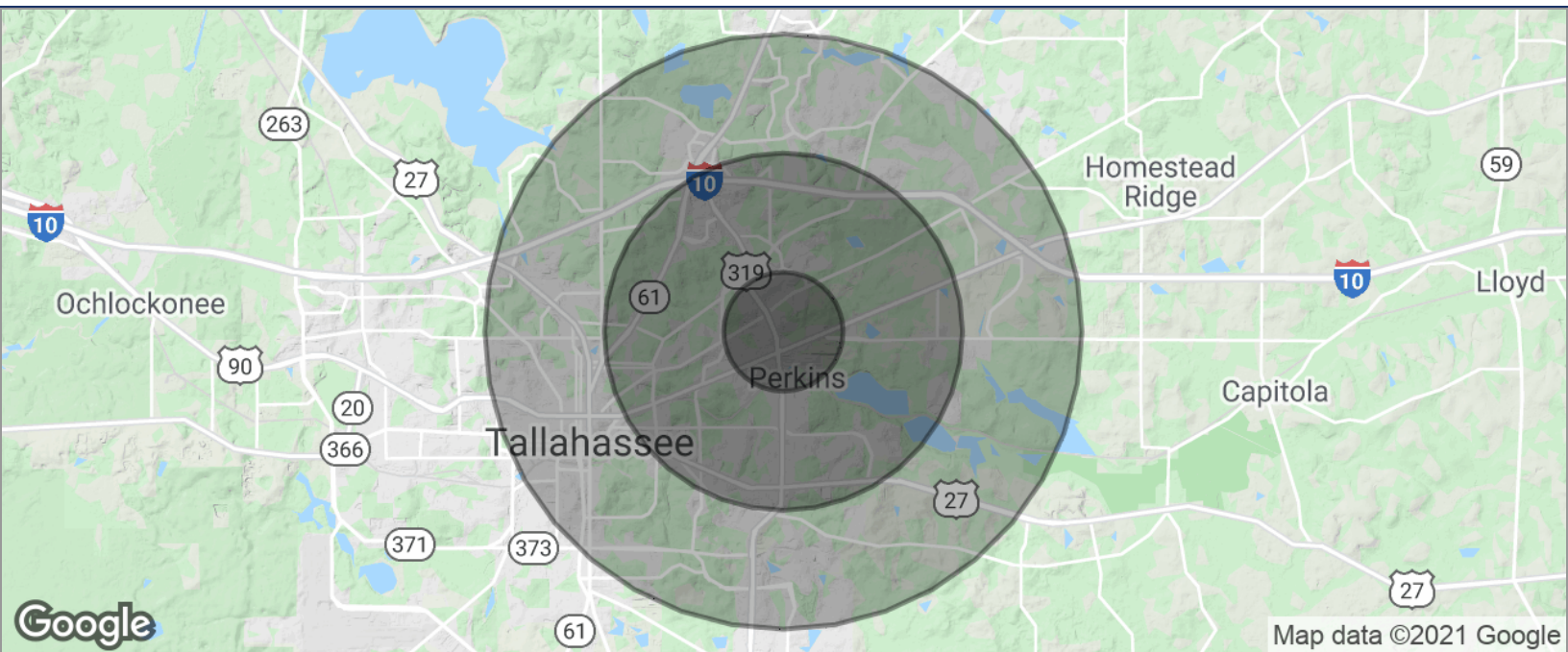




DEMOGRAPHICS MAP

1715 CAPITAL CIRCLE NE

TALLAHASSEE, FL 32308



POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	4,520	42,345	110,359
MEDIAN AGE	37.0	36.5	35.8
MEDIAN AGE (MALE)	35.0	35.4	34.9
MEDIAN AGE (FEMALE)	37.9	37.5	36.5
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	2,211	20,353	49,444
# OF PERSONS PER HH	2.0	2.1	2.2
AVERAGE HH INCOME	\$58,665	\$65,992	\$67,241
AVERAGE HOUSE VALUE	\$207,424	\$242,600	\$252,503

* Demographic data derived from 2010 US Census

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