

THE SHOPS AT BANNERMAN VILLAGE

1665 BANNERMAN RD | TALLAHASSEE, FL 32312

RETAIL FOR LEASE

PROPERTY HIGHLIGHTS

- The Shops at Bannerman Village serves the most affluent trade area in Tallahassee, which includes an assortment of gated communities, featuring world class country clubs and golf courses.
- 14,000 SF of In-Line Retail Space Available with an Endcap Drive-Thru Available
- 62,848 SF Grocery Anchored Shopping Center with Three Out Parcels Available for Build-to-Suit or Ground Lease
- Average household incomes over \$154,721 and 19,538 people in a 3-mile radius
- Excellent frontage and visibility on Bannerman Rd with ingress/egress on both Bannerman Rd and Bull Headley Rd
- Road Improvement: Bannerman Rd. to be expanded to four lanes of traffic up to Bull Headley Rd.



DEMOGRAPHICS AND TRAFFIC



POPULATION

1 MILE	4,341
3 MILE	19,600
5 MILE	37,375



AVG HH INCOME

1 MILE	\$140,070
3 MILE	\$154,721
5 MILE	\$139,446



DAILY TRAFFIC

BANNERMAN RD
19,400 CARS
PER DAY



FLETCHER DILMORE

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NAITALCOR

BECK
PARTNERS

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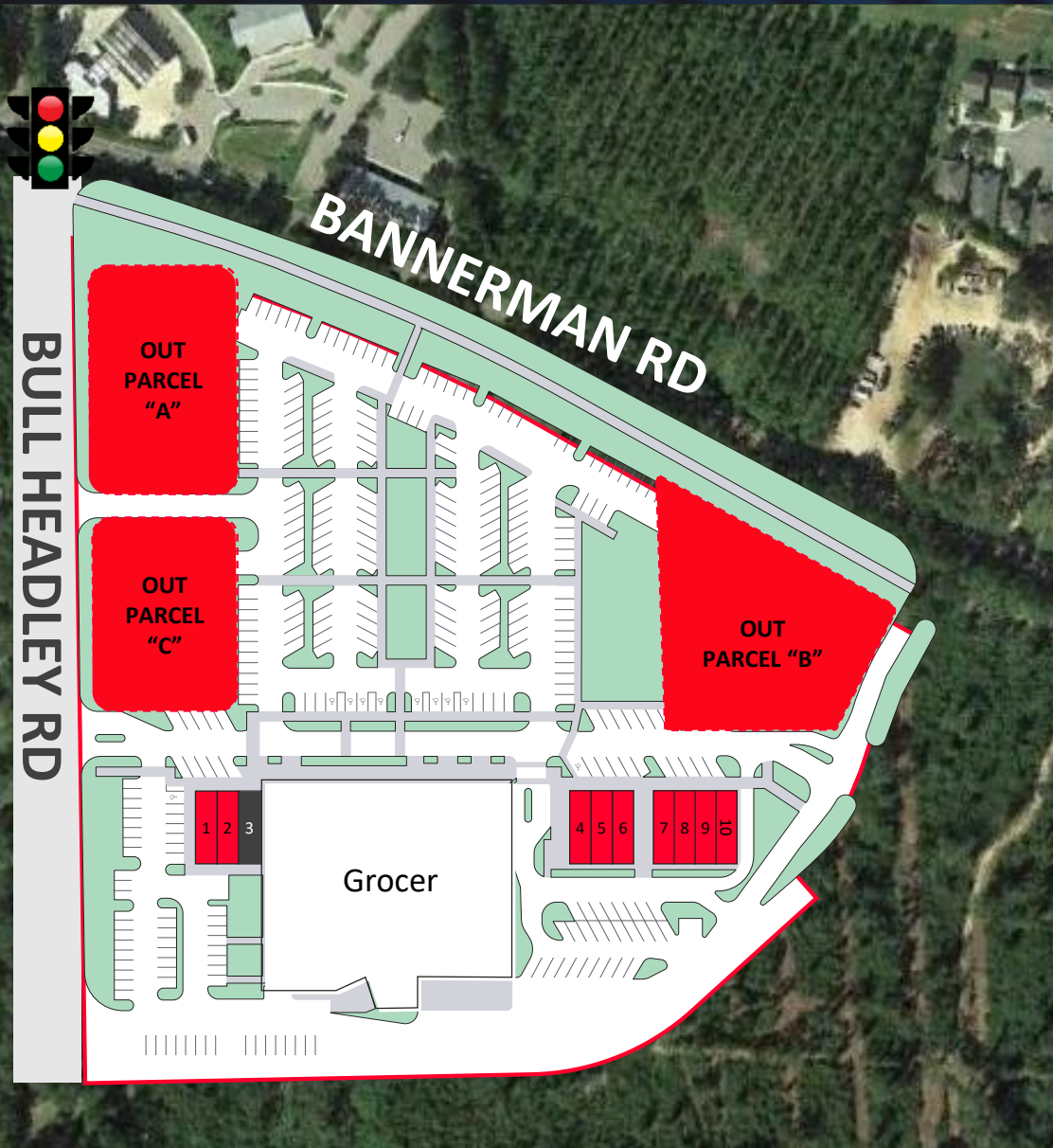
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SPACE	TENANT	SIZE (SF)
SUITE 1	AVAILABLE	1,400 SF
SUITE 2	AVAILABLE	1,400 SF
LIQUOR	LEASED	1,400 SF
SUITE 4	AVAILABLE	1,400 SF
SUITE 5	AVAILABLE	1,400 SF
SUITE 6	AVAILABLE	1,400 SF
SUITE 7	AVAILABLE	1,400 SF
SUITE 8	AVAILABLE	1,400 SF
SUITE 9	AVAILABLE	1,400 SF
SUITE 10	AVAILABLE	1,400 SF
OUT PARCEL A	AVAILABLE	0.82 ACRES
OUT PARCEL B	AVAILABLE	0.964 ACRES
OUT PARCEL C	AVAILABLE	0.625 ACRES



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