

FOR LEASE

## Former Walgreens in Tallahassee

313 N Monroe St | Tallahassee, FL



## Overview

|                |                |
|----------------|----------------|
| AVAILABLE SF   | 13,744 SF      |
| LEASE END DATE | 5/31/2039      |
| RATE           | Contact Broker |



## Description

Former Walgreens located at fully signalized intersection

- Located at hard corner of Monroe St & Tennessee St
- Highly visible building in heart of downtown Tallahassee
- Great access and ample parking

## Nearby Retailers



## Demographics

|                      | 1 MILE   | 3 MILES  | 5 MILES  |
|----------------------|----------|----------|----------|
| Population           | 13,733   | 103,981  | 178,493  |
| Total Households     | 5,448    | 42,453   | 73,572   |
| Avg Household Income | \$51,455 | \$53,282 | \$61,057 |

Year: 2020 | Source: ESRI

## Contact

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## Traffic Counts

|                |            |
|----------------|------------|
| N Monroe St    | 35,500 VPD |
| E Tennessee St | 33,500 VPD |

Year: 2019 | Source: FDOT

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