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.
- 1,400 – 5,600 SF of End-Cap Retail Space Available
- 62,848 SF Publix anchored shopping center with one Out Parcel Available.
- Average Household Incomes over $155,709 and 19,942 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 with a new traffic signal.
- Construction scheduled to be complete in Q2 2023.



DEMOGRAPHICS AND TRAFFIC

POPULATION

1 MILE	4,448
3 MILE	19,942
5 MILE	37,283

AVG HH INCOME

1 MILE	$145,361
3 MILE	$155,709
5 MILE	$142,977

DAILY TRAFFIC

BANNERMAN RD

20,200 CARS PER DAY

BOOS DEVELOPMENT

BECK PARTNERS

FLETCHER DILMORE
SALES ASSOCIATE
850-224-2300
fletcher@teampcg.com

JARED JACKSON
VICE PRESIDENT
850-999-7411
jjackson@teambeck.com

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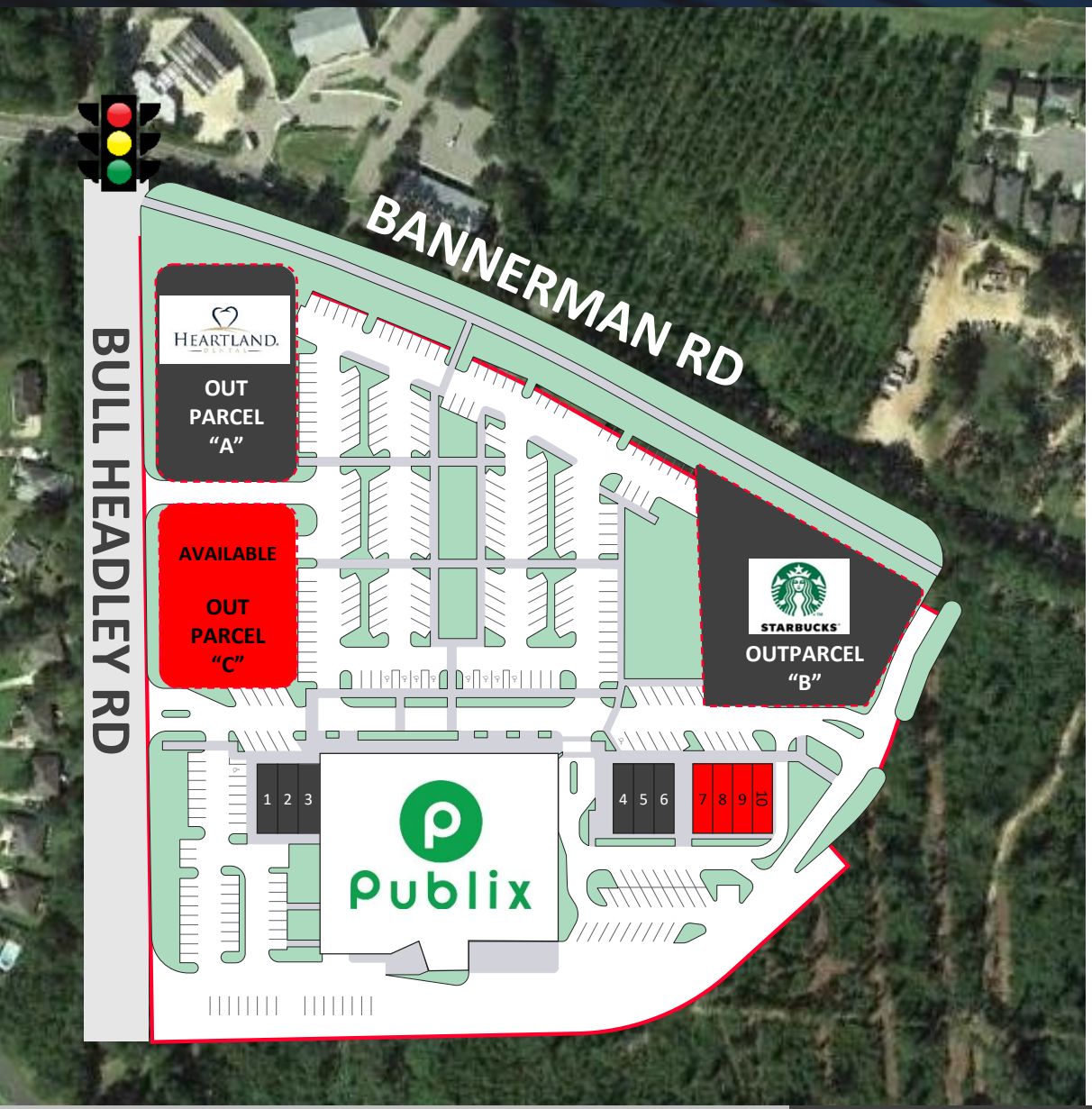
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SPACE	SIZE (SF)	TENANT
SUITES 1 & 2	2,800 SF	Tijuana Flats Tex-Mex
SUITE 3	1,400 SF	Publix Liquors
SUITES 4 & 5	2,800 SF	Grand Nails Lounge
SUITE 6	1,400 SF	Natural Life CBD, Kratom, Kava
SUITE 7	1,400 SF	AVAILABLE
SUITE 8	1,400 SF	AVAILABLE
SUITE 9	1,400 SF	AVAILABLE
SUITE 10	1,400 SF	AVAILIBLE
OUT PARCEL A	0.82 ACRES	Heartland Dental
OUT PARCEL B	0.964 ACRES	Starbucks
OUT PARCEL C	0.625 ACRES	AVAILABLE

Developed by: BOOS DEVELOPMENT

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