

RETAIL PROPERTY FOR SALE OR LEASE



Oxford Commons 5442 Thomasville Road Tallahassee, FL 32312

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TLG REAL ESTATE SERVICES

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EXECUTIVE SUMMARY OXFORD COMMONS 5442 THOMASVILLE ROAD, TALLAHASSEE, FL 32312



OFFERING SUMMARY

Sale Price:	\$4,100,000.00 (Entire Property)
Building Size	8,807 SF
Lease Rate:	\$26.00 SF (As-Is)
Available For Lease:	3,000 SF
Lot Size:	1.56 Acres
Year Built:	2016
Zoning:	PUD
APN:	14-28-40 A-0010

PROPERTY OVERVIEW

Investment or Leasing Opportunity! Oxford Commons, built in 2016 and home to Thomasville Road Dental Care and Willie Jewell's Bar-B-Q. High visibility retail center conveniently located on Thomasville Road just South of Kerry Forest Parkway.

3,000 sf currently vacant and for lease. The owner may consider subdividing the property into a condo association to sell individual units. Tenants include Thomasville Road Dental Care and Willie Jewell's Bar-B-Q. Surrounded by retailers including Walmart, Starbucks, CVS, ABC Fine Wine & Spirits, Murphy Oil, and many more. Conveniently located on Thomasville Road/US 319 just South of Kerry Forest Parkway. 47 parking spots available in addition to 2 ADA compliant spaces. Traffic Counts: Thomasville Road - 46,443 and Kerry Forest Parkway -11,011

LOCATION OVERVIEW

Located North along Thomasville Road just South of Kerry Forest Parkway in Tallahassee, FL.

<u>Click Here for Zoning Information</u>

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ADDITIONAL PHOTOS OXFORD COMMONS 5442 THOMASVILLE ROAD, TALLAHASSEE, FL 32312





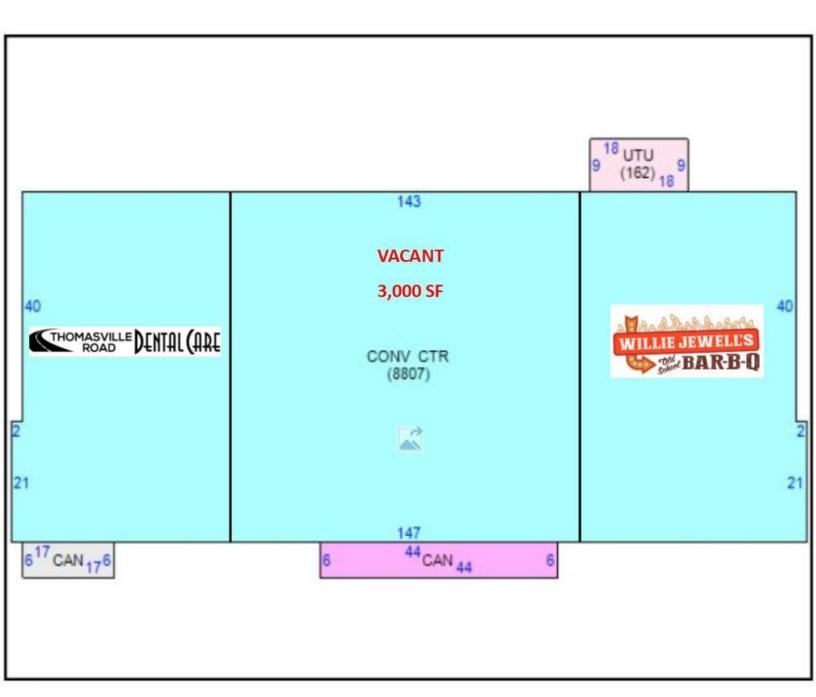
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BUILDING SKETCH OXFORD COMMONS 5442 THOMASVILLE ROAD, TALLAHASSEE, FL 32312



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RETAILER MAP OXFORD COMMONS 5442 THOMASVILLE ROAD, TALLAHASSEE, FL 32312



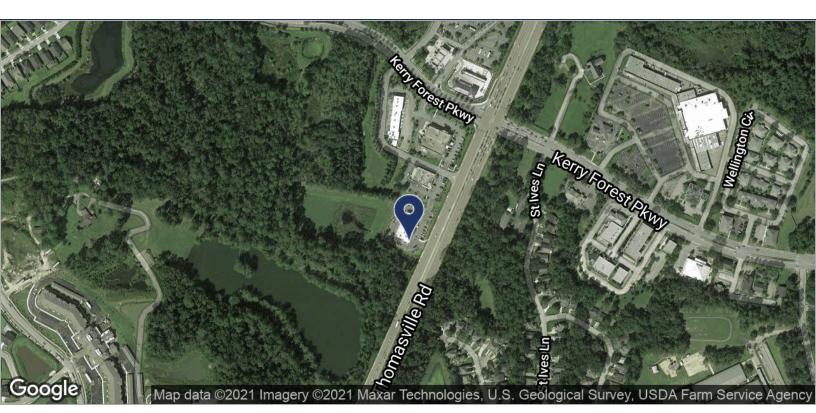
Map data @2021 Imagery @2021 , Maxar Technologies, U.S. Geological Survey, USDA Farm Service Agency

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LOCATION MAPS OXFORD COMMONS 5442 THOMASVILLE ROAD, TALLAHASSEE, FL 32312



Google

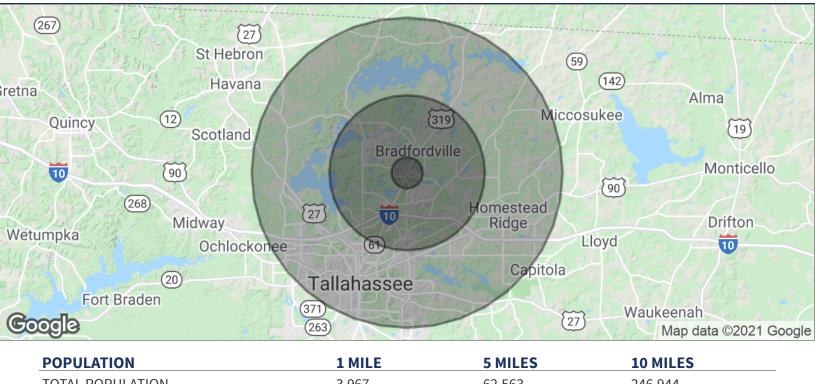
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DEMOGRAPHICS MAP OXFORD COMMONS 5442 THOMASVILLE ROAD, TALLAHASSEE, FL 32312



POPULATION	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	3,967	62,563	246,944
MEDIAN AGE	43.6	41.6	32.8
MEDIAN AGE (MALE)	43.4	41.2	32.2
MEDIAN AGE (FEMALE)	43.7	42.2	33.4
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	1,516	24,986	101,024
# OF PERSONS PER HH	2.6	2.5	2.4
AVERAGE HH INCOME	\$108,706	\$104,664	\$64,128
AVERAGE HOUSE VALUE	\$334,291	\$345,408	\$263,191

* Demographic data derived from 2010 US Census

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