

QUICK SERVICE RESTAURANT

AVAILABLE FOR SALE OR LEASE

FOR SALE \$2,325,000

FOR LEASE \$45/ SF NNN



2410 APALACHEE PKWY TALLAHASSEE, FL 32301

- Signature location on Apalachee Pkwy (US 27) a major, east-west artery leading to Downtown Tallahassee and the State Capital
- 3,325 SF
- 1.24 AC Site
- 45 Parking spaces, drive thru with excellent stacking and traffic circulation
- 220 FT frontage on Apalachee Pkwy
- Traffic Count: 39,000 VPD



George Harrison
Broker



(850) 556-4694



georgeharrisonbroker@gmail.com



- **Totally renovated in 2024**
- **Fully equipped quick service restaurant, including furniture, fixtures, and equipment.**
- **Located near state offices, single family neighborhoods, and apartments.**
- **Surrounding retailers include: Walmart, Target, Aldi, Kohl's, Dick's Sporting Goods, and Sam's Club.**



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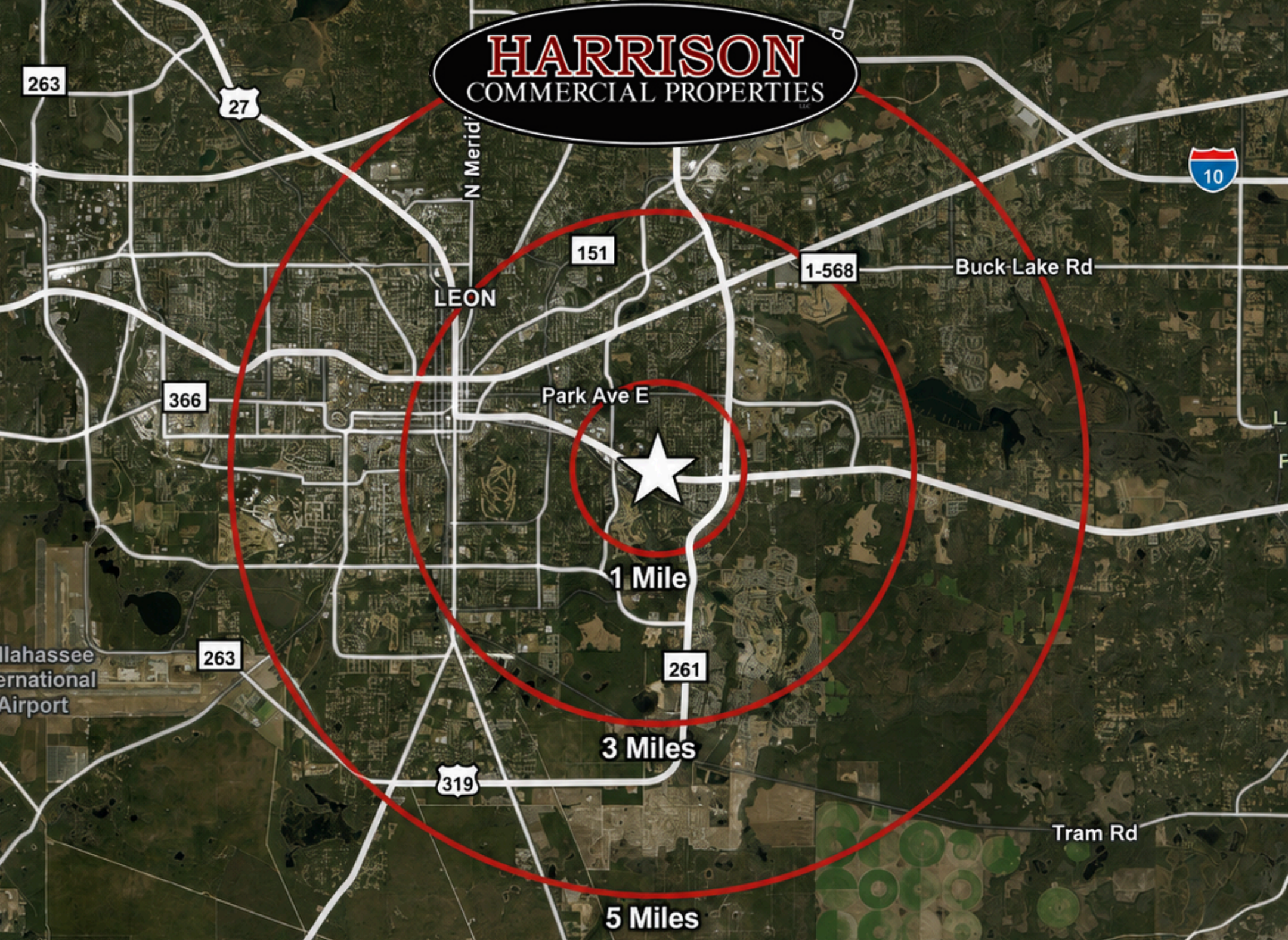
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DEMOGRAPHICS

POPULATION

1	10,988
3	62,481
5	148,653

DAYTIME POPULATION

1	12,833
3	83,068
5	199,702

AVERAGE HH INCOME

1	\$55,592
3	\$65,654
5	\$81,083

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Walmart



KROGER CENTER
OFFICE PARK

APALACHEE PKWY

SUBJECT SITE

