

For Lease

# Land

6.14 Acres | Negotiable



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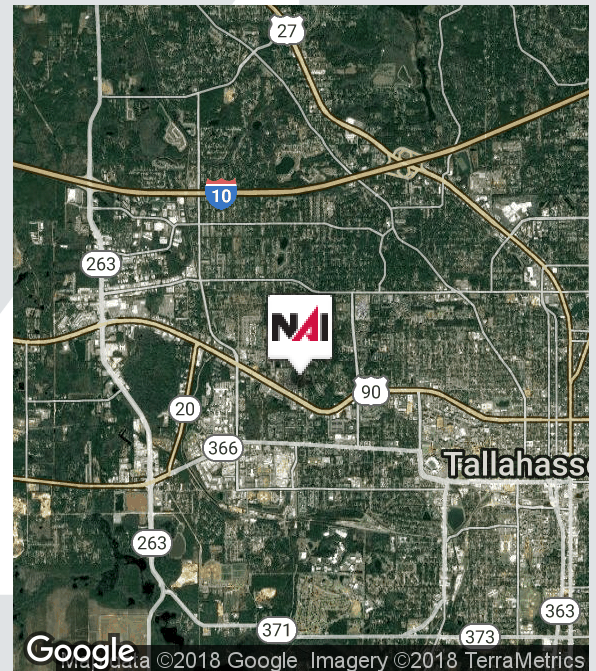
## 2412 W. Tennessee St.

2412 W Tennessee St., Tallahassee, Florida 32304

### Property Highlights

- Frontage on W. Tennessee Street, White Drive & Dixie Drive
- Major Signalized Intersection
- Over 10,000 Student Beds Within a Half Mile Radius of Property
- Traffic Count: West Tennessee St - 37,500 VPD
- Traffic Count: White Drive - 11,500 VPD
- Zoning: Commercial Parkway
- Size: 6.14 Acres

**Lease Rate: Negotiable**



For more information

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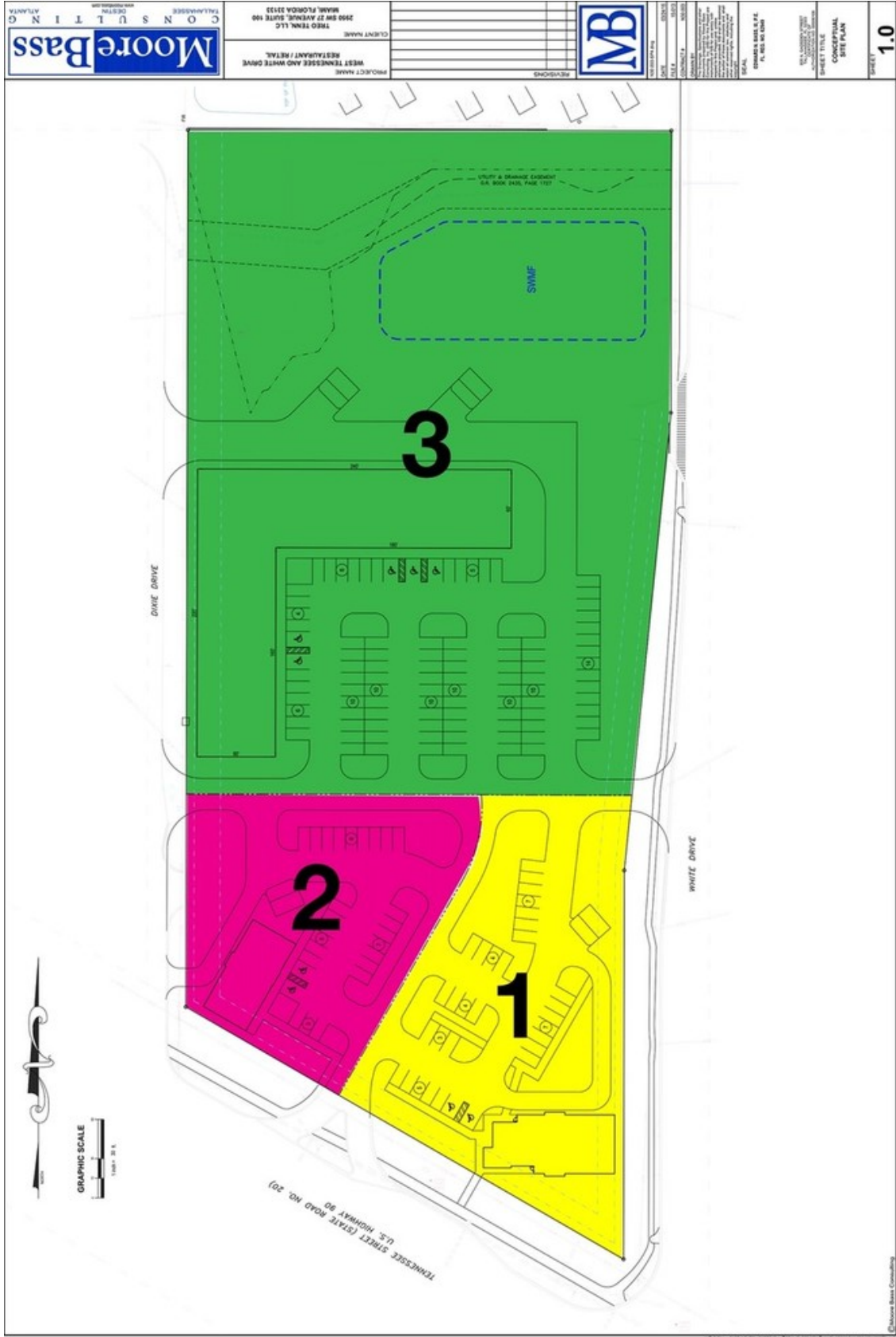
# Conceptual Site Plan



- Outparcels Available
- Ground Lease
- Site Plan Subject To Change
- Will Subdivide
- For Sale or Lease
- Build to Suit
- All Options Available



# Conceptual Site Plan



<b>MooreBass</b> CONSULTING TALLAHASSEE 2995 BR 27 AVENUE, SUITE 100 TAMPA, FL 33613 TEL: 850.224.2300 FAX: 850.224.2301 WWW.MOOREBASS.COM	PROJECT NAME WEST TENNESSEE AND WHITE DRIVE		SHEET NO. 1.0
	CLIENT NAME 1980 TENN. LLC 2995 BR 27 AVENUE, SUITE 100 TAMPA, FL 33613 TEL: 850.224.2300 FAX: 850.224.2301 WWW.MOOREBASS.COM		SHEET TITLE CONCEPTUAL SITE PLAN