

# VINEYARD SHOPPING CENTER

TALLAHASSEE, FL



## SIZE

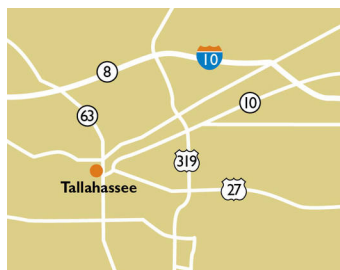
62,821 square feet

## DEMOGRAPHICS

	1 mile	3 mile	5 mile
<b>Population</b>	2,352	15,500	66,410
<b>Households</b>	864	5,909	27,534
<b>Median HH Income (\$)</b>	97,204	95,941	77,287

## MAJOR TENANT(S)

Publix  
Anytime Fitness



## LOCATION

6615 Mahan Drive | Tallahassee, FL 32308

## PROPERTY HIGHLIGHTS

- 62,821-square-foot center anchored by Publix, the number one market-share grocery chain in Florida
- Also features Anytime Fitness
- Located on Mahan Drive/US 90, the most heavily traveled surface road in northeast Tallahassee
- Serving the best demographic neighborhoods in the Tallahassee MSA
- 15,500 residents in a three-mile radius with an average household income over \$113,500

## LEASING CONTACT

Mark Porter  
Mobile (803) 338-6004  
mporter@phillipsedison.com

## MORE INFO

[www.phillipsedison.com](http://www.phillipsedison.com)








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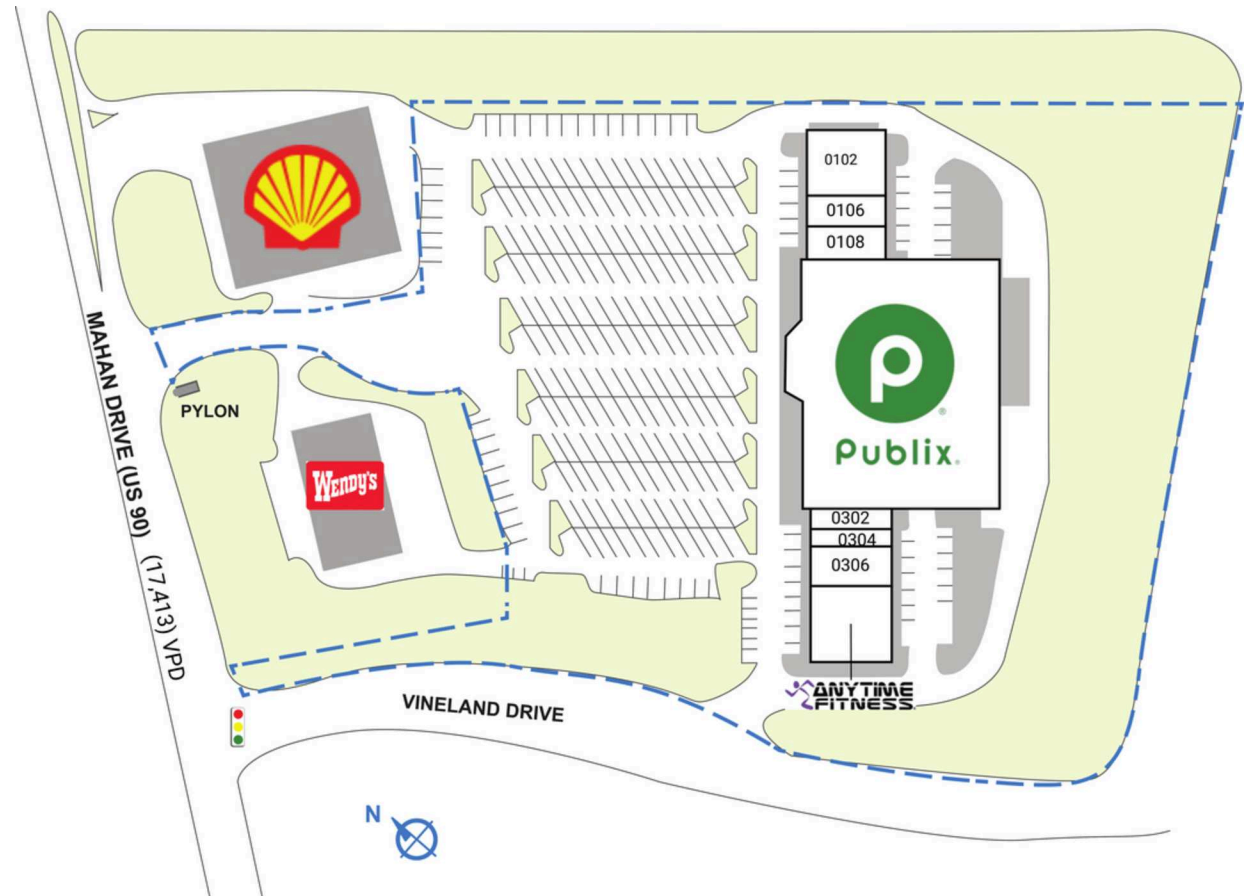
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SPACE	TENANT	SQ. FT.
Shad1	Shell Gas Station	
Shad2	Wendy's	
0102	Gentle Hands	2,800 SF
0106	AI Smoke Shop	1,400 SF
0108	Eastern Chinese Restaurant	1,400 SF
0200	Publix	44,271 SF
0302	Platinum Dance Center	1,750 SF
0304	Elegant Nails	1,400 SF
0306	Platinum Dance Center	3,640 SF
0310	Anytime Fitness	6,160 SF
<b>TOTAL SQ. FT.</b>		<b>62,821</b>

SITE LEGEND	
	Available
	Leased (not occupied)
	Site Boundary
	Occupied
	Owned by Others



DISCLAIMER - This site plan is for general information purposes only and is not intended to constitute representations and warranties by Landlord as to the ownership of the real property depicted herein or the identity or nature of any occupants thereof.



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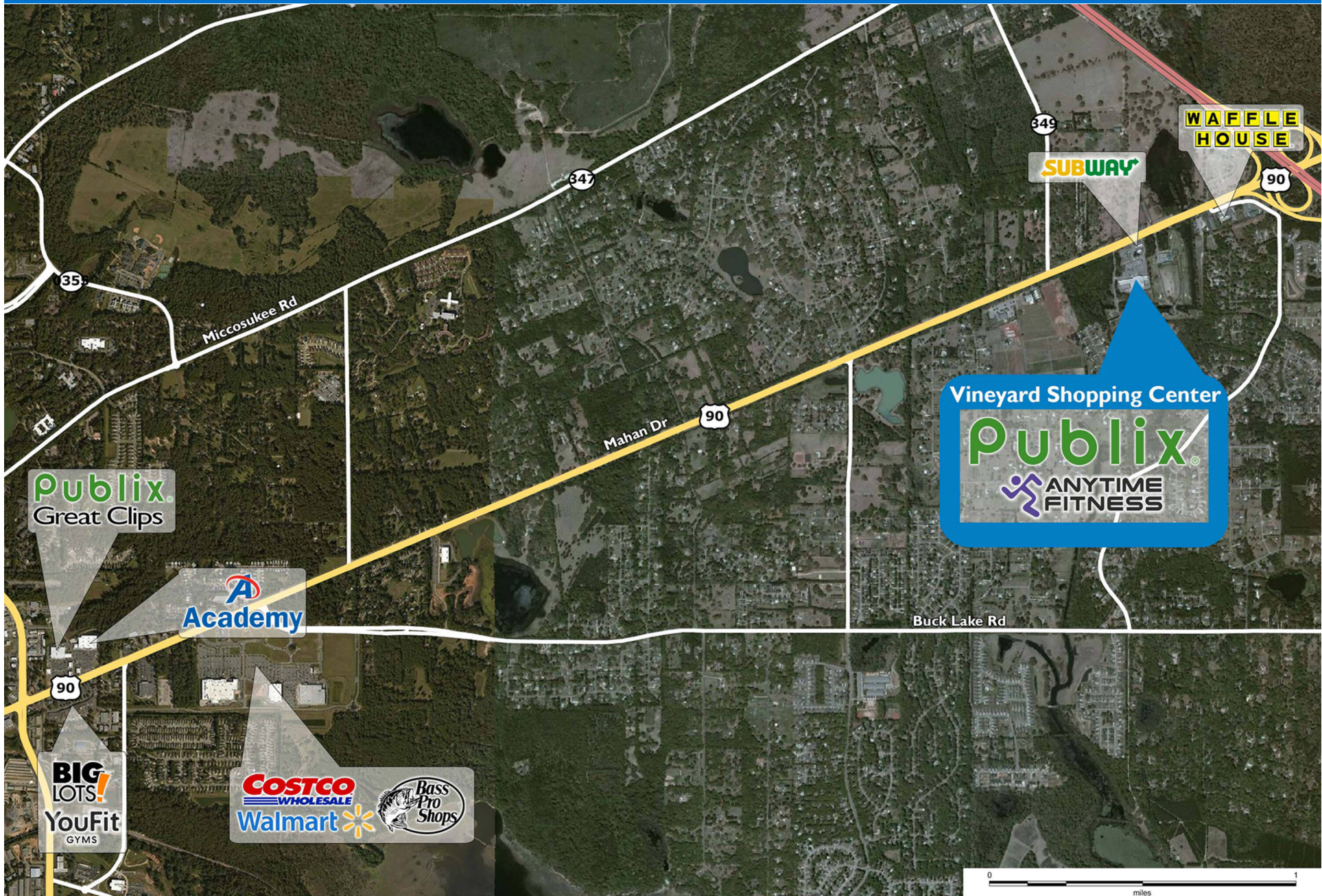
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# Demographic Summary Report

1990 - 2000 Census, 2022 Estimates & 2027 Projections

Calculated using TAS Retrieval Retrieval

Mar 20, 2023



Vineyard Shopping Center Tallahassee, FL		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	Q2 2022 Estimated Population	2,352	15,500	66,410
	2027 Projected Population	2,506	16,374	69,533
	2010 Census Population	1,959	13,387	59,419
	2000 Census Population	1,820	10,653	51,333
	1990 Census Population	1,113	6,402	38,394
	Historical Annual Growth 1990 to 2000	5.04%	5.22%	2.95%
	Historical Annual Growth 2000 to 2010	0.74%	2.31%	1.47%
	Estimated Annual Growth 2010 to 2022	1.44%	1.16%	0.88%
	Projected Annual Growth 2022 to 2027	1.28%	1.10%	0.92%
	Median Age	47.8	46.2	42.1
Households	Q2 2022 Estimated Households	864	5,909	27,534
	2027 Projected Households	923	6,247	28,848
	2010 Census Households	713	5,087	24,579
	2000 Census Households	633	3,808	20,283
	1990 Census Households	401	2,384	14,127
	Historical Annual Growth 1990 to 2000	4.68%	4.79%	3.68%
	Historical Annual Growth 2000 to 2010	1.19%	2.94%	1.94%
	Estimated Annual Growth 2010 to 2022	1.52%	1.18%	0.89%
	Projected Annual Growth 2022 to 2027	1.32%	1.12%	0.94%
	Population per Household	2.72	2.59	2.34
Population by Race	White	75.7%	71.6%	67.2%
	Black or African American	12.3%	14.3%	19.4%
	Asian & Pacific Islander	4.5%	6.4%	4.6%
	Other Races	2.9%	2.8%	3.1%
	Hispanic Population	4.7%	5.0%	5.7%
Income	Average Household Income	\$114,314	\$113,596	\$96,925
	Median Household Income	\$97,204	\$95,941	\$77,287
	Per Capita Income	\$42,060	\$43,890	\$40,793
Education (Age 25+)	Elementary	0.9%	0.9%	1.7%
	Some High School	1.9%	2.5%	2.3%
	High School Graduate	18.7%	17.4%	16.6%
	Some College	18.7%	16.9%	15.9%
	Associates Degree Only	12.1%	9.7%	9.6%
	Bachelors Degree Only	27.1%	28.7%	30.0%
	Graduate Degree	20.7%	23.9%	24.0%
Business	Number of Businesses	24	188	1,996
	Total Number of Employees	325	2,881	29,905
	Employees per Business	13.72	15.31	14.98
	Residential Population per Business	99.20	82.38	33.27

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