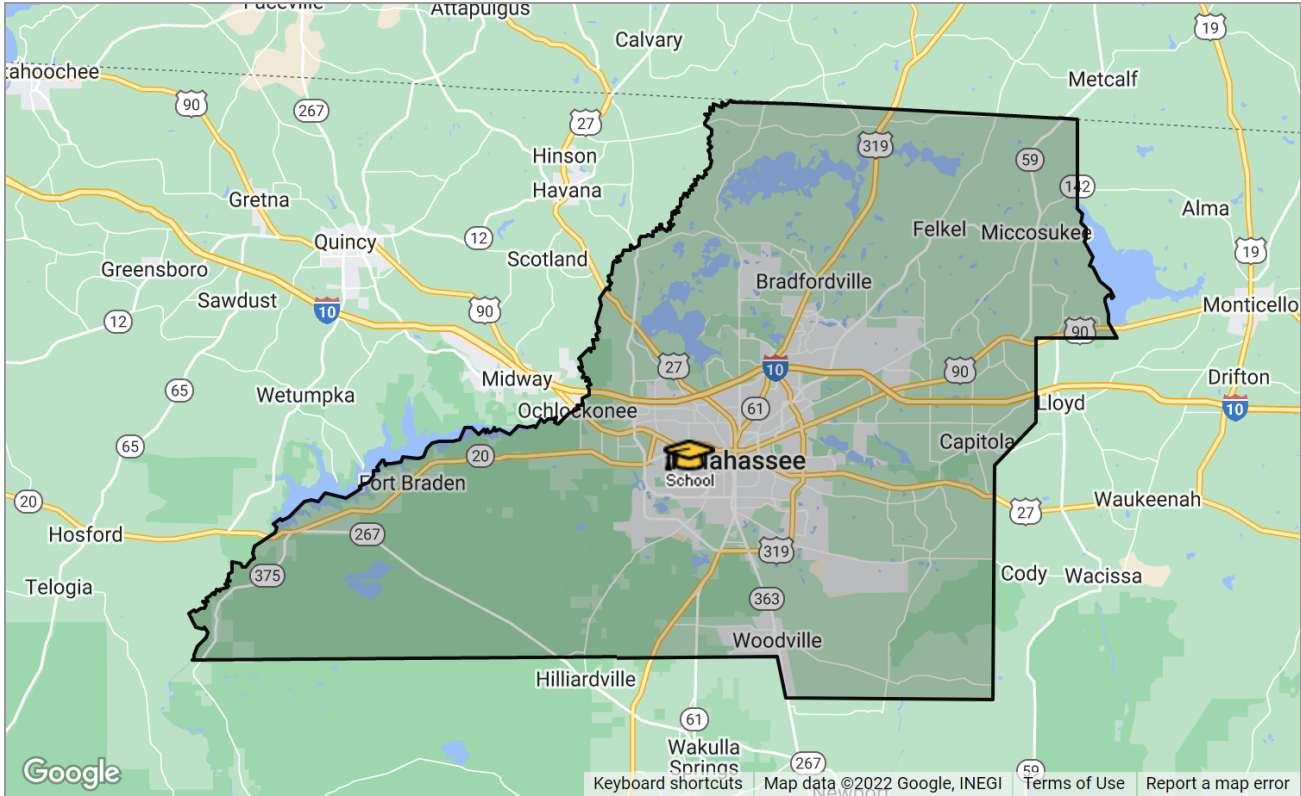




SCHOOL REPORT

SAIL High School

Tallahassee, Florida



Presented by
Abbe Flynn | Realtor
Florida Real Estate License: 3273532



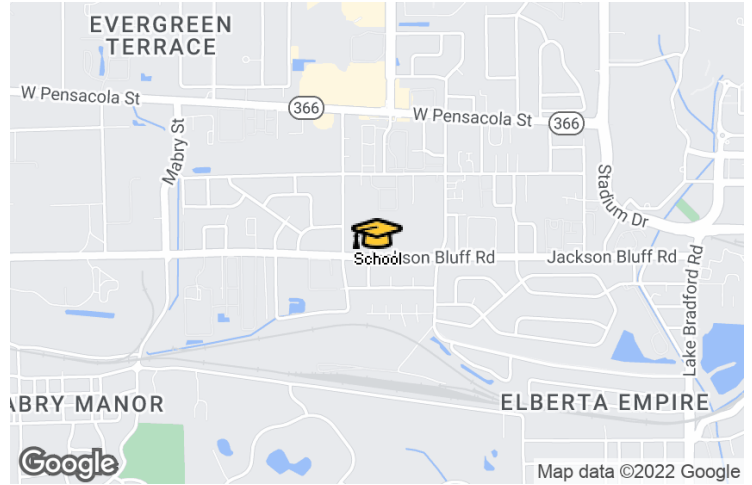
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Ketcham Realty Group
1203 Thomasville Road
Tallahassee, FL 32303



School: SAIL High School



School Details

Name
SAIL High School

Level
High

Type
Public

Grades Served
9-12

School District
Leon County Schools

Address
2006 Jackson Bluff Rd,
Tallahassee, FL 32304

Phone
(850) 488-2468

School Facts

SAIL High School

Overall Grade	B+	B+
Total Enrollment	386	33,840
Students per Teacher	19.0:1	17.0:1
Students in Free Lunch Program	33%	41%
Academic Grade	B	B+
Average GPA	3.34 (out of 221 responses)	3.4 (out of 6751 responses)
Math Proficiency	47%	61%
Reading Proficiency	57%	58%
Gifted Students	5%	-
AP Enrollments	11%	-
Graduation Rate	92%	92%
Average ACT Score	24 (out of 14 responses)	25 (out of 1038 responses)
Average SAT Score	1,150 (out of 37 responses)	1,190 (out of 1748 responses)
Teacher Grade	A-	B-
Average Teacher Salary	\$45,791	\$45,791
Teachers in 1st or 2nd Year	11%	44%

*About this data: Facts and proficiency scores are provided by Niche, which compiles scores, community reviews and other data about schools across the United States. Ratings for this school are based on the most recent available facts for each school and district. Data compiled from the U.S. Department of Education, Private School Universe Survey, Common Core Data and others.
Source: Niche Update Frequency: Quarterly*

Community Reviews for this School

Posted: 3/28/2022 by Alum

The teachers were very kind and polite, the work wasn't too hard, and it has a nice atmosphere. They also have end-of-year intensives for students, and they had a good selection for them to pick from, even though a few of them were very expensive due to being out of state or international.

Posted: 2/22/2022 by Junior

Sail is a school for anybody. You can find many different types of people there. It's a artistic school and offers a lot of different things. A lot of people feel like sail was the right fit for them because they didn't fit in anywhere else. When people come to sail they feel like they can be themselves and not have to pretend to be someone they're not.

Posted: 1/10/2022 by Alum

I transferred to SAIL for my junior and senior year of high school. When I was touring the school, I immediately felt so welcome by everyone. Everyone has passion for the school which makes it feel like a loved campus. All the teachers have such a good relationship with their students, leading to them being successful. My sister and both my parents graduated from SAIL, and they loved their time there. It is a great, artistic school for anyone who feels like a wallflower.

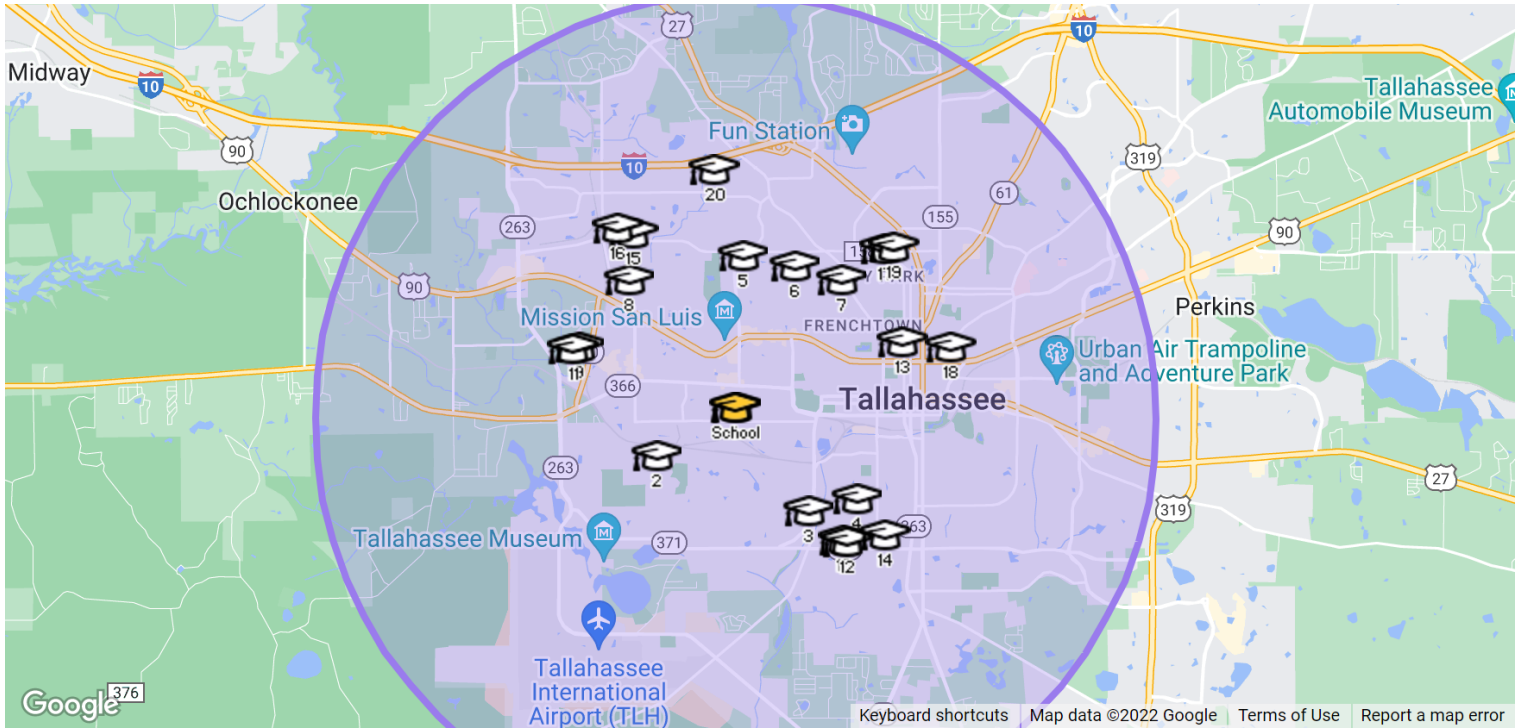
Posted: 11/20/2019 by Senior

At SAIL High School, you'll see that there are students who are from different backgrounds. There are some who are part of the LGBT community and there is a club for them. As for the music and art, there are: Fashion design, Photography AP too, Vocals, Guitar. There's are clubs offered for those who are interested in pursuing art or music. There is a technology class for students who are into technology. Besides the academics, there are rarely any fights and anyone involved in one at the school will be "exited" and can no longer return. So be on your best behavior! SAIL offers counseling to those who have something troubling them they can simply make an appointment with the School Counselor. This school also provides dual enrollment for anyone interested. Overall, it is a friendly environment here.

Posted: 10/11/2019 by Junior





















SAIL High School in Tallahassee, Florida is a secondary public school with an attendance of a little under 400 students. Originally founded in 1975, SAIL was created to foster community among students who had difficulties fitting into previous school environments. SAIL's faculty is very active in the Tallahassee community, and are qualified to teach various subjects. Many of our teachers are former attendees at SAIL. SAIL, since its inception has had a number of changes, minor and drastic. Despite that, SAIL has continued to promote self expression, academic success, and community.

Nearby Schools (within 5 miles)

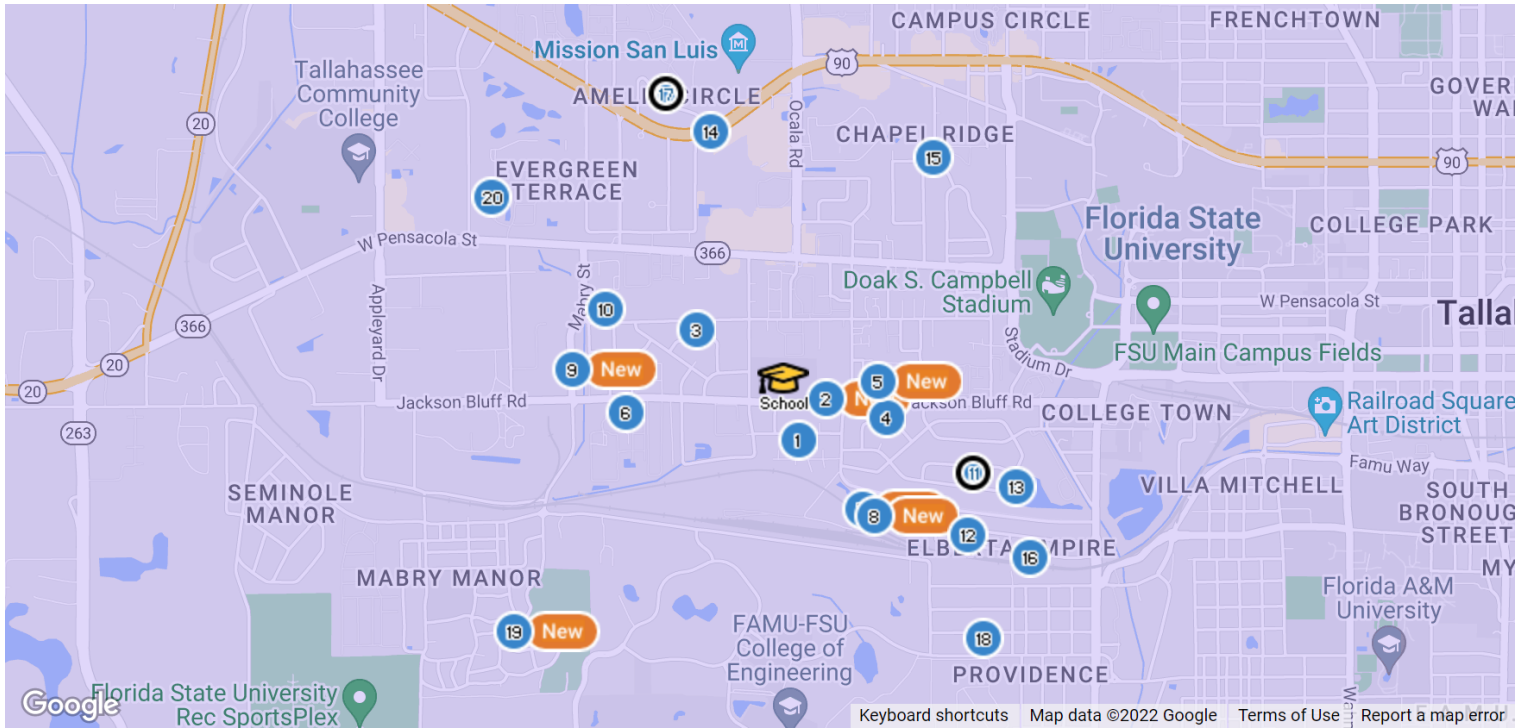


This School Other Schools

Name	Level	Type	Grade	Students per Teacher	Total Students	Average School Rating	District
SAIL High School	High, High	Public	9-12	19	386	B+	Leon County Schools
SAIL High School	High, High	Public	9-12	19	386	B+	Leon County Schools
Sabal Palm Elementary School	Elementary, Elementary	Public	PK, K-5	14	551	B-	Leon County Schools
Pineview Elementary School	Elementary, Elementary	Public	PK, K-5	16	372	C+	Leon County Schools
Bond Elementary School	Elementary, Elementary	Public	PK, K-5	14	597	C	Leon County Schools
Amos P. Godby High School	High, High	Public	9-12	23	1,413	B-	Leon County Schools
John G. Riley Elementary School	Elementary, Elementary	Public	PK, K-5	16	592	C	Leon County Schools
Griffin Middle School	Middle, Middle	Public	6-8	17	624	C	Leon County Schools
Name	Level	Type	Grade	Students per Teacher	Total Students	Average School Rating	District




 8	Gretchen Everhart School	Elementary, Middle, High, Elementary, Middle, High	Public	PK, K-12	5	150		Leon County Schools
 9	Success Academy at Ghazvini Learning Center	Middle, High, Middle, High	Public	6-12	28	219		Leon County Schools
 10	R. Frank Nims Middle School	Middle, Middle	Public	6-8	19	512		Leon County Schools
 11	Second Chance at Ghazvini Learning Center	Elementary, Middle, High, Elementary, Middle, High	Public	K-12	14	28		Leon County Schools
 12	Franklin Academy	Elementary, Middle, High, Elementary, Middle, High	Private	K-12	6	44		Leon County Schools
 13	Bethel Christian Academy	Elementary, Middle, Elementary, Middle	Private	PK, K-7	10	73		Leon County Schools
 14	Florida A.&M. University Developmental Research School	Elementary, Middle, High, Elementary, Middle, High	Public	K-12	16	600		Leon County Schools
 15	The Magnolia School	Elementary, Middle, Elementary, Middle	Private	K-8	6	43		Leon County Schools
 16	Creative Preschool	Elementary, Elementary	Private	PK, K	60	60		Leon County Schools
 17	Ruediger Elementary School	Elementary, Elementary	Public	PK, K-5	15	533		Leon County Schools
 18	Leon High School	High, High	Public	9-12	23	2,057		Leon County Schools
 19	Raa Middle School	Middle, Middle	Public	6-8	20	956		Leon County Schools
 20	Astoria Park Elementary School	Elementary, Elementary	Public	PK, K-5	15	571		Leon County Schools

Nearby Properties For Sale (within 5 miles)









● For Sale
 ● Pending
 ● Distressed For Sale
 ● Distressed Pending






Listings closest to the school

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.
 <p>1 ● Active • Active: 7/12/2022 <i>MLS ID: 348646</i> 1919 Karen Ln Single Family 4/2 1,051 10,018 1963 \$157,499 N/A \$150</p> <p>Great opportunity for investors or someone looking for their first home. Minutes away from FSU Campus and Doak Campbell Stadium. Has a fenced in yard and a covered back deck.</p> <p><i>Listing Courtesy of CORE RESIDENTIAL PROPERTY MANA</i></p>								
 <p>2 ● Active • New, Active: 7/27/2022 <i>MLS ID: 348617</i> 430 Fairbanks Dr Single Family 3/1 1,056 9,147 1959 \$195,000 N/A \$185</p> <p>This 3 bed 1 bath home is in a prime location, perfect for investors and family's alike! Located in the University Transition Zone, this home is packed with opportunity, sits on an oversized lot, and features a fully fenced backyard. Interior features include well maintained hard wood floors, newer double pane windows, some updated appliances and large screened in deck. Other features include a metal roof, active termite bond, newer furnace as of 12/21 and well maintained A/C. Pride of ownership shines through on this one!</p> <p><i>Listing Courtesy of JOE MANAUSA REAL ESTATE</i></p>								
 <p>3 ● Active • Active: 7/4/2022 <i>MLS ID: 347773</i> 306 Stratford Pl Single Family 4/2 1,264 9,583 1959 \$190,000 N/A \$150</p> <p>Super Central 4/2 Home in NW Tallahassee. Pay attention to the Hardwood floors throughout, spacious bedrooms and large fenced lot. Property is being sold "as is" with the right to inspect. all measurements are approximate. Please provide proof of funds/pre-approval letter with offer.</p> <p><i>Listing Courtesy of FROG REAL ESTATE COMPANY, LLC</i></p>								


Listings closest to the school (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.	
	4 ● Active · <i>Active: 7/14/2022</i> MLS ID: 348718	Single Family	3/2	1,274	9,147	1954	\$249,000	N/A	\$195
<p>1820 Tyndall Dr</p> <p>Just hitting the market, property for sale at 1820 Tyndall Dr, Tallahassee, Florida, USA. Whether you're looking for a rental property, college house, or a family home, this charming and spacious 1950s house has a lot to offer! Located within walking distance to Doak Campbell Stadium and the restaurants, shops, and bars of College Town, the location is great for those wanting to be close to FSU campus. The house features 3 spacious bedrooms and 2 bathrooms. Original hardwood floors run through the living room, hallway, and two front bedrooms. The wood-burning fireplace in the living room is great for cozy winter nights when the temperature drops! There is an open floor plan between the dining room, kitchen, and living room. From the dining room, you have access to the back deck. There is also a small pet door in the dining room leading to the fenced in backyard. The open bar between the kitchen and living room has a granite countertop and provides seating for three. The kitchen comes with an oven/stove, side-by-side refrigerator/freezer, painted upper and lower cabinets, and a double sink with a window overlooking the back yard. The primary bedroom features a large walk-in closet, ensuite bathroom, and direct access to the back deck. The French doors in the primary bedroom were replaced in 2021. The large back deck leads to the fenced in backyard and the workshop/shed, which is 412 sq.ft. The house comes with a washing machine and dryer, located in the utility room under the car port. There is also a large utility sink in the utility room. The carport provides parking for one car, but there is space for 3-4 more cars to park off the road. The house is in great shape and has undergone many updates over the last 6 years, including: - Exterior of house and shed painted in August 2022 - Interior walls were painted in August 2022 - New butcher block countertops from August 2022 - Deck stained in August 2022 - New limestone gravel in driveway in July 2022 - Roof was replaced January 2021 - Crawlspace was encapsulated in January 2020 - HVAC and ductwork were replaced in 2016.</p> <p><i>Listing Courtesy of BEYOCOME OF FLORIDA LLC</i></p>									
	5 ● Active · <i>New, New: 8/22/2022</i> MLS ID: 350219	Condo/Townhouse/Apt.	2/2	992	1,742	1984	\$139,900	N/A	\$141
<p>1816 Jackson Bluff Rd, Apt E</p> <p>Terific opportunity to live super close to Doak Stadium. These units sell FAST because of location. Seller is offering a \$500 home warranty of buyer's choice. All is in working order, washer, dryer and stove recently replaced, new paint throughout and brand new carpet. Lovely tile flooring in main area, kitchen and baths. Cozy, warm fireplace adds special decor. Unit is in Move in condition. Community pool too. Really cool loft for extra space. Hurry and see this special townhouse.</p> <p><i>Listing Courtesy of PRIMESOUTH FEZLER, RUSSELL AND</i></p>									
	6 ● Active · <i>Back On Market: 1/27/2022</i> MLS ID: 341531	Multifamily/Multiplex	—/—	14,260	—	—	\$1,499,900	N/A	\$105
<p>2321 Jackson Bluff Rd</p> <p>This listing includes 16 units: 4 duplexes (2321 Jackson Bluff Rd) and 2 quads (804 & 808 Vrogy Ct). 100% rented w/ guaranteed income (through excellent program: HUD-VASH) and long waiting list of prospective tenants! Duplex units are 2/1 and quads are 2/1.5. Monthly rental income is \$12,005. Annual insurance: \$3,500. Roofs are 2015. All new water heaters. Properties have passed 4-pt & wind mitigation inspections for insurance. JB rents: \$770, \$725, \$725, \$650, \$725, \$695, \$800, \$650. Vrogy rents: \$785, \$800, \$745, \$750, \$760, \$860, \$750, \$825. Vrogy rent includes water & sewer as there is one water main. Owner pays water bill, approx. \$450/mo. Lot dimensions are approximate.</p> <p><i>Listing Courtesy of KRISTI HILL REAL ESTATE</i></p>									
	7 ● Active · <i>New, Contingent: 8/1/2022</i> MLS ID: 349458	Single Family	3/2	1,092	8,712	1996	\$148,000	N/A	\$136
<p>1418 Glenda Dr</p> <p>Come and see this awesome home! It is conveniently located within walking distance to FSU, FAMU, College Town, Railroad square and much more! This home hosts Vaulted ceilings, a Big eat-in kitchen with stainless steel appliances, split bedrooms, and low maintenance vinyl siding! This is the perfect home for you! Schedule your private showing today!</p> <p><i>Listing Courtesy of KELLER WILLIAMS TOWN & COUNTRY</i></p>									
	8 ● Active · <i>New, Active: 8/10/2022</i> MLS ID: 349832	Single Family	3/2	1,040	10,454	1997	\$169,900	N/A	\$163
<p>1412 Glenda Dr</p> <p>Great investment opportunity or an opportunity to live within walking distance to FSU and college town! Well maintained three bedroom and two bath house with large lot. House has a fantastic brand new party deck in a large fenced in backyard; tile in living area, updated bathrooms, and appliances. Great value!</p> <p><i>Listing Courtesy of THE NAUMANN GROUP REAL ESTATE</i></p>									

Listings closest to the school (cont.)		Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.
	9 ● Active · New, Contingent: 8/4/2022 MLS ID: 349563 2420 Surrey St	Single Family	3/2	1,244	14,374	1959	\$145,000	N/A	\$117
Multiple offer situation. Seller has called for "highest and best" offers by Sunday, August 7 by 8pm with a time of response by Monday, August 8 by 8pm. 3 bedroom, 2 bath home with converted garage into additional en suite with walk in closet and full bath. Home features an expanded 2nd bedroom, brand new roof, new windows, newer electrical, and hardwood floors. Large privacy fenced back yard with sheds for extra storage and a large back deck with outdoor shower stall. Walking distance from TCC and FSU and close proximity to downtown. <i>Listing Courtesy of HUM REAL ESTATE</i>									
	10 ● Active · Active: 6/29/2022 MLS ID: 348170 329 Mabry St, Apt A	Multifamily/Multiplex	—	36,000	173,369	1985	\$3,910,000	N/A	\$109
Nestle among 6 acres of Lush Oak and Pine trees, this serene escape is the best kept secret in town. These units have a long waiting list year-round. Rents are currently below market rents with room for increases. Situated minutes from all major points of interest in Tallahassee. FSU, FAMU, TCC, LIVELY TECH, shops restaurants, COLLEGE TOWN and the currently growing Industrial Park are all nearby and easily accessible. These are fractional condos. 46 Units are offered here out of 104 total units. <i>Listing Courtesy of PMR REALTY INC.</i>									
	11 ● Pending · Pending as of 7/19/2022 MLS ID: 348987 1635 Sharkey St	Single Family	5/2	1,200	9,583	1955	\$145,000	N/A	\$121
5/2. Needs some TLC. ALL MEASUREMENTS ARE APPROXIMATE. <i>Listing Courtesy of PRIMESOUTH FEZLER, RUSSELL AND</i>									
	12 ● Active · Contingent: 7/15/2022 MLS ID: 348780 1613 Hernando Dr	Single Family	2/1	621	6,098	1950	\$69,000	N/A	\$111
Perfect for students and investors. Off campus though still close to FSU, TCC, and FAMU. Minutes from the Capital and I-10. Convenient to shopping, recreation, dining and entertainment. Off street parking, Nice size fenced in backyard. Price has been set to consider dwelling condition. Vacant <i>Listing Courtesy of XCELLENCE REALTY</i>									
	13 ● Active · Contingent: 6/23/2022 MLS ID: 347854 1525 Mayhew St	Single Family	3/1	912	10,454	1955	\$150,000	N/A	\$164
Wow! Brand new LVP flooring and all new interior paint. This one is move-in ready. Super close to Doak Campbell and College Town. Backs to a Lake for a beautiful private view. <i>Listing Courtesy of BESTSELLERS REALTY, INC.</i>									
	14 ● Active · Active: 11/28/2021 MLS ID: 339789 W Tennessee St	Lot/Land	—	26,136	—		\$100,000	N/A	
2 Commercial lots at a highly visible location on W Tenn St., .60ac <i>Listing Courtesy of BLUEWATER REALTY GROUP</i>									

Listings closest to the school (cont.)	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.
 <p>15 ● Active - <i>Contingent: 7/13/2022</i> MLS ID: 348559 239 Westridge Dr Single Family 3/2 2,322 10,890 1967 \$300,000 N/A \$129</p> <p>Perfect home for rental potential or have your student stay and make money while going to school! Completely renovated home with potential of having 5 bedrooms with a configuration change. 2014 Roof, 2017 gas water heater, 2017 window and door replacement, 2017 appliances, 2020 HVAC, 2022 Washer and Dryer. Granite counters in kitchen with SS appliances. Bathrooms modernized. LVP floors in all areas with tiled bathrooms and carpeted flex room that can easily be made into a bedroom. Extra income during game day with room for 8 total parking. Located adjacent to Heritage Trail for easy walk to stadium and classes. Extra living spaces located up and downstairs. Get in before the semester starts!</p> <p><i>Listing Courtesy of JOE MANAUSA REAL ESTATE</i></p>								
 <p>16 ● Active - <i>Active: 7/22/2022</i> MLS ID: 349127 1401 Elberta Dr Single Family 3/1 766 5,662 1950 \$120,000 N/A \$157</p> <p>Just in time for classes...New roof Close to FAMU & FSU! This great house has a nice backyard for entertaining, is fully fenced and brings in \$1,000/month rent. Tenant would stay if new owners want them to .Tile and carpet, Indoor washer & dryer hook-up. This will not last. Walk to FSU, FAMU College town, Railroad square, shopping or more.</p> <p><i>Listing Courtesy of ALLISON JAMES ESTATES & HOMES</i></p>								
 <p>17 ● Pending - <i>Pending as of 8/22/2022</i> MLS ID: 349384 2302 Amelia Cir Single Family 3/2 2,153 23,958 1951 \$295,500 N/A \$137</p> <p>This is the coolest home! A Mid-Century Modern that has been home to several artists over the decades. Artist created shell mosaic in the brick wall surrounding the private concrete pool. A mosaic floor of sea life adorns the kitchen floor. An awesome sunroom with 3 walls of windows puts you in the middle of nature. What a great place to work from home in your own studio or office. Central cooling with window unit in studio. Conveniently located to all the universities and downtown but so quiet.</p> <p><i>Listing Courtesy of PRIMESOUTH FEZLER, RUSSELL AND</i></p>								
 <p>18 ● Active - <i>Contingent: 5/4/2022</i> MLS ID: 345634 1521 Lake Ave Condo/Townhouse/Apt. 2/1 765 6,534 1984 \$85,000 N/A \$111</p> <p>Investors or first time home buyers! 2 bedrooms, 1 bath that are minutes away from Florida A&M University and Florida State University. Seller has no knowledge of anything pertaining to this property so everything has to be verified by a Home Inspector. 48-hour notice are required for current tenants. Rent is currently at \$650 because they are long time renters but can easily go up to \$800</p> <p><i>Listing Courtesy of EXP REALTY, LLC</i></p>								
 <p>19 ● Active - <i>New, Active: 8/16/2022</i> MLS ID: 350008 1702 Wainwright St Single Family 3/1 1,000 10,454 1963 \$144,900 N/A \$145</p> <p>Home now vacant and ready for a new occupant. Brick ranch house with huge yard and carport. All new carpet and vinyl floors. Ceiling fans in every room. Kitchen with dinette and large pantry. Hook-ups in separate laundry room off carport.</p> <p><i>Listing Courtesy of TLH REALTY INC.</i></p>								

Listings closest to the school (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List / Lease Price	N/A	Price per sq. ft.
	20 ● Active	<i>First Right Of Refusal: 7/8/2022</i> <i>MLS ID: 348396</i>						
6304 Mallard	Single Family	4/3	2,875	23,522	1996	\$525,000	N/A	\$183
<p>Elegant spacious living in beautiful Ox Bottom Manor located in the NE at the subdivision entrance. This 4 bedroom, 3 bathroom home epitomizes traditional Tallahassee living and offers over 2,800 sq. ft. of finished space. This all-brick home boasts a rocking chair front porch, formal dining room that sits across from an office suite, great room that includes a custom wall of built in and a wood burning fireplace. Luxury upgrades abound, including: stainless appliances and granite countertops in the wine storage kitchen, solid hardwood floors, mud room interior louvered shutters throughout. The split floor plan allows for an elevated/step up primary suite with a 4-piece sleek bathroom and separate toilet room. Enjoy a home boutique with an oversized galley closet installed by California Closets. The same custom cabinetry extends to EVERY closet in the home making organizing a treat. For extra space, entertain in a sunroom connected by double French doors from the kitchen and great room with oversized windows with remote control shades. The sunroom overlooks .5 acres of fenced in yard with a composite board deck. Plenty opportunities for a private outdoor oasis. A separate 150 sq. ft. unfinished storage room w/ electrical outlets and lighting. Additional finished storage room inside garage. Exiting flooring appears to be new since homeowner avoided shoe traffic.</p> <p><i>Listing Courtesy of HAMILTON REALTY ADVISORS LLC</i></p>								

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- This report has been provided to you by a member of the NAR.



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- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records.
- **Market conditions and forecasts** based on listing and public records data.
- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.
- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.
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- **School data and reviews** from Niche.
- **Specialty data sets** such as walkability scores, traffic counts and flood zones.



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- Charts and statistics calculated from listing and public records data are refreshed monthly.
- Other data sets range from daily to annual updates.

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