

LEASING OPPORTUNITY

RICHMOND ROAD PLAZA

2600 Richmond Road, Lexington, Kentucky



OPPORTUNITIES

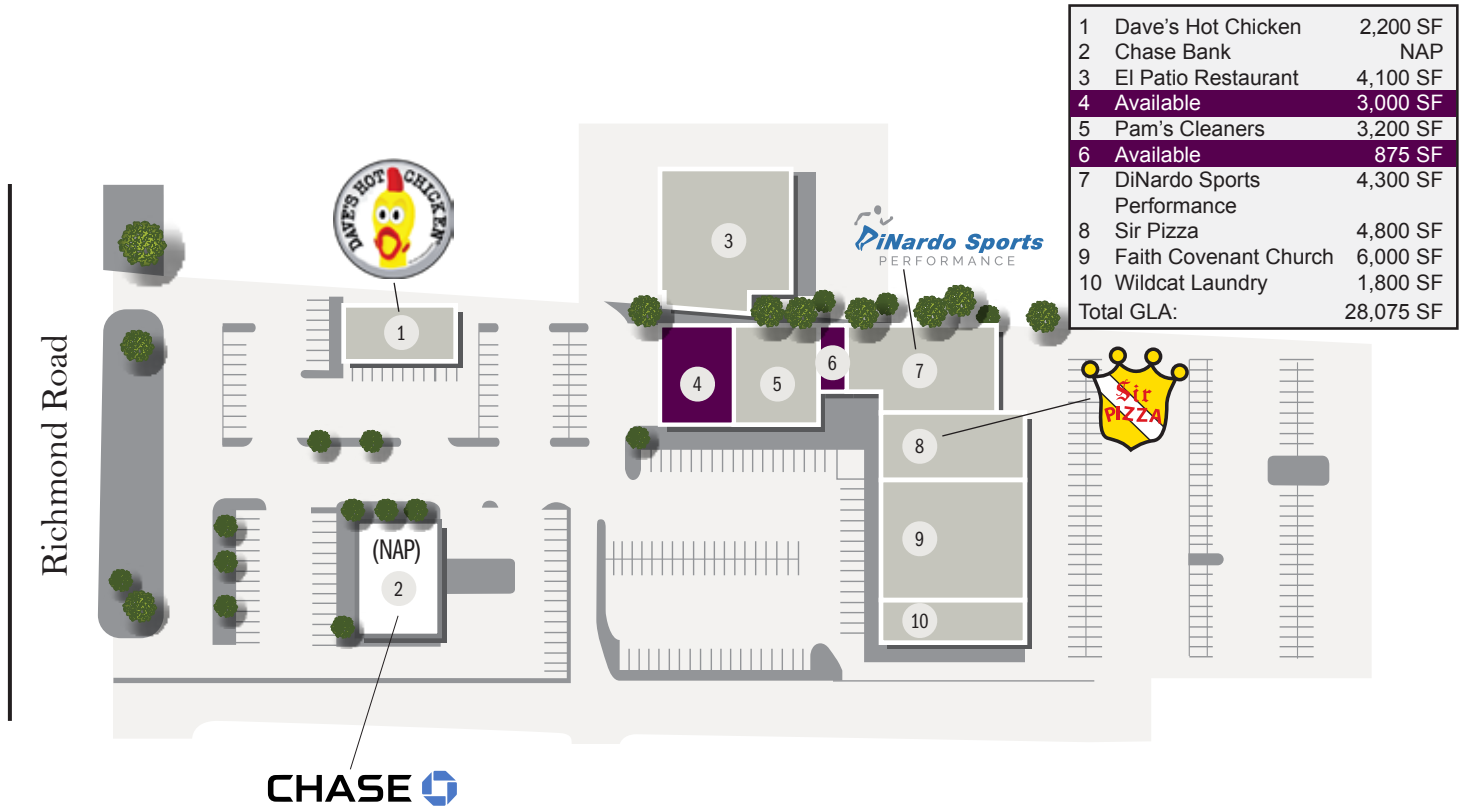
- * 875 SF and 3,000 SF Office Spaces Available.
- * Great site visibility on 2nd most traveled road in Lexington.

All information furnished is from sources deemed reliable. No warranty or representation is made as to the accuracy thereof and it is submitted subject to errors, omissions, changes of availability, price, rental or other conditions.

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PROPERTY SPECIFICS

Anchor Tenant:	Dave's Hot Chicken
Total Land Area:	3 acres
Total GLA:	28,075 sf
Traffic Count:	46,656
Parking Spaces:	105
Occupancy:	87%

PROPERTY ADVANTAGES

Visibility on 2nd most traveled road in Lexington
Conveniently located between New Circle Road and Man O' War Boulevard.

LOCATION

Located at: 2600 Richmond Road, behind Chase Bank, just outside New Circle Road.

Strong and Growing Demographics:

	<u>1 mile</u>	<u>3 miles</u>	<u>5 miles</u>
Population Estimates:	14,220	103,371	226,941
Average Household Income:	\$58,303	\$77,465	\$71,583
Average Household Value:	\$220,417	\$293,355	\$257,862

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Leasing Representative: **Jason Taylor**

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