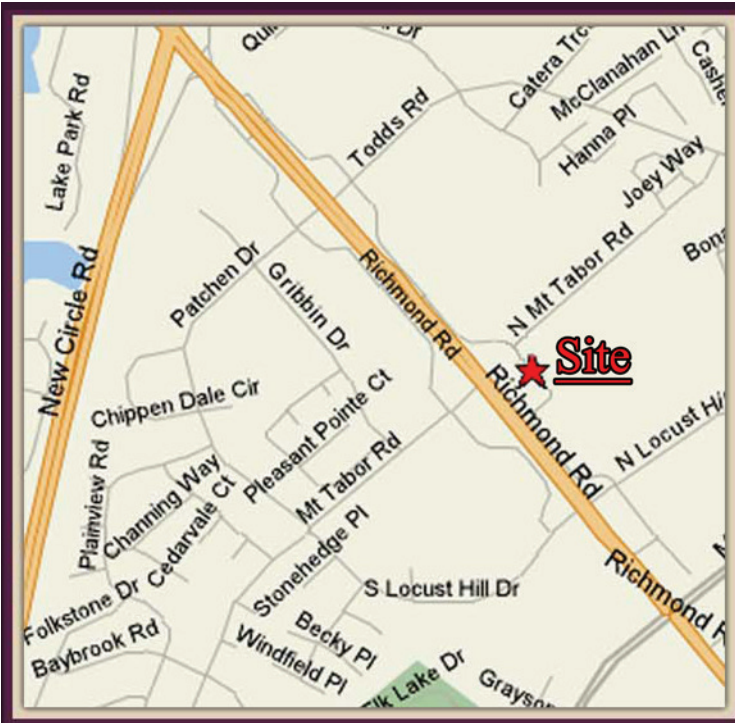


LEASING OPPORTUNITY

LAKEVIEW PLAZA

Richmond Road & Mt. Tabor Road, Lexington, Kentucky



OPPORTUNITIES

- * NEW 82,688 sf Floor & Decor Opening Soon.
- * Outlot Available with development potential +/- 1 acre.
- * 7,719 sf Retail Available.



Equity
Management
Group, Inc.

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.

Leasing Representative: **Jason Taylor**

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Equity Management Group * 840 East High Street * Lexington, KY 40502

LEASING OPPORTUNITY

LAKEVIEW PLAZA

Richmond Road & Mt. Tabor Road, Lexington, Kentucky



1	Floor & Decor	82,688 SF
2	Aaron's	13,572 SF
3	Affordable Dentures	3,042 SF
4	Jenny Craig	2,429 SF
5	> 723 Vapor	1,831 SF
6		
7A	Touché Salon	1,650 SF
7B	Petland	3,150 SF
8	Sherwin-Williams	4,860 SF
9	Cosmo Prof.	3,070 SF
10	World Finance Corp.	1,790 SF
11	Julie Ann Martin	2,330 SF
12	Sola Salons	4,732 SF
13	Lexington Dance Factory	13,201 SF
14	Ollie's Bargain Outlet Restaurant	33,069 SF
16	Golden Buffet Chinese	1 ACRE
17	Available	7,719 SF
Total GLA:		179,156 SF

Potential Outlot +/- 1 ACRE

PROPERTY SPECIFICS

Anchor Tenant:	Floor & Decor, Ollie's Bargain Outlet
Total Land Area:	18 acres
Total GLA:	172,865 sf.
Traffic Counts:	52,500
Parking Spaces:	736
Occupancy:	95%

PROPERTY ADVANTAGES

Draws high traffic from its three-mile radius in Lexington, KY, with strong national tenants. Traffic counts along Richmond Road between New Circle Road and Man O'War are among city's highest.

LOCATION

Located at: the corner of Richmond Road and My. Tabor Road, an intersection with one of the city's highest traffic counts.

Strong and Growing Demographics:

	<u>1 mile</u>	<u>3 miles</u>	<u>5 miles</u>
Population Estimates:	14,033	92,126	207,945
Average Household Income:	\$50,829	\$81,308	\$73,240
Average Household Value:	\$151,058	\$292,965	\$266,382

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LEASING OPPORTUNITY LAKEVIEW PLAZA

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