



FOR LEASE

SITE

NORTHFIELD COMMONS

2007 North Dixie Avenue, Elizabethtown, KY 42701

CHERYL JOHNSTON
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cjohnston@cmiproperties.com

CMIPROPERTIES

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AVAILABLE

2,476 - 5,956 SF

3.12 Acre Lot

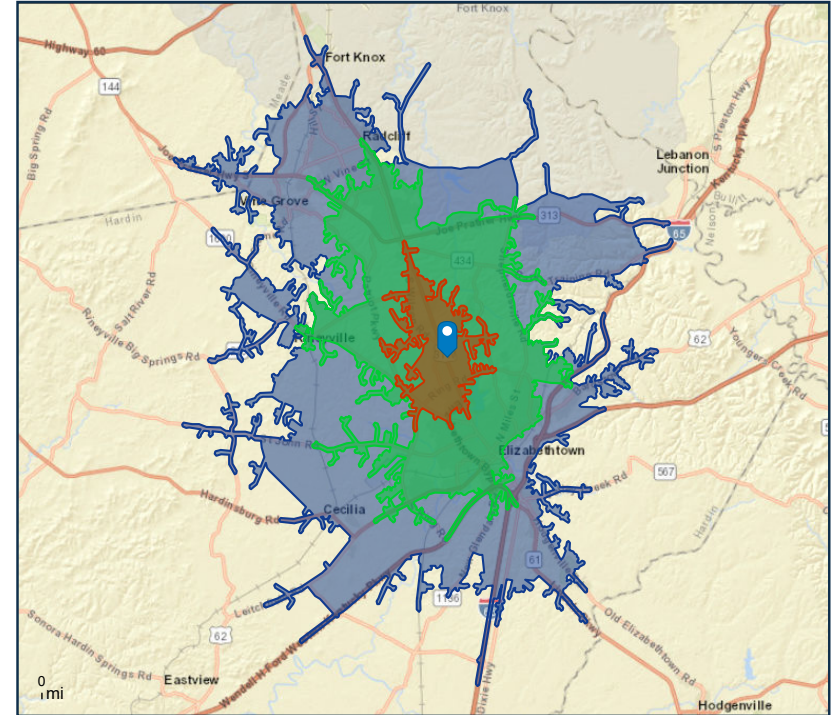
PROPERTY HIGHLIGHTS

- C-3 Regional Commercial Zoning
- 10th largest city in Kentucky
- 36% increase in population growth since 2000
- 45 miles south of Louisville
- 140 miles north of Nashville
- 28 public schools in Hardin County (14,485 students)
- Elizabethtown Community & Technical College (5,000 students)
- Fort Knox 15 miles north (12,000 residents); Largest employer in Hardin County

TRAFFIC COUNTS

Dixie Hwy: 30,651 AADT (KyDOT 2020)

KY-3005: 20,301 AADT (KyDOT 2017)



2023 DRIVE TIME DEMOGRAPHICS

	5-MIN	10-MIN	15-MIN
POPULATION	9,409	45,525	81,514
2028 POPULATION	9,762	46,121	82,707
AVG HH INCOME	\$88,714	\$84,819	\$85,268
HOUSEHOLDS	4,120	18,676	32,741

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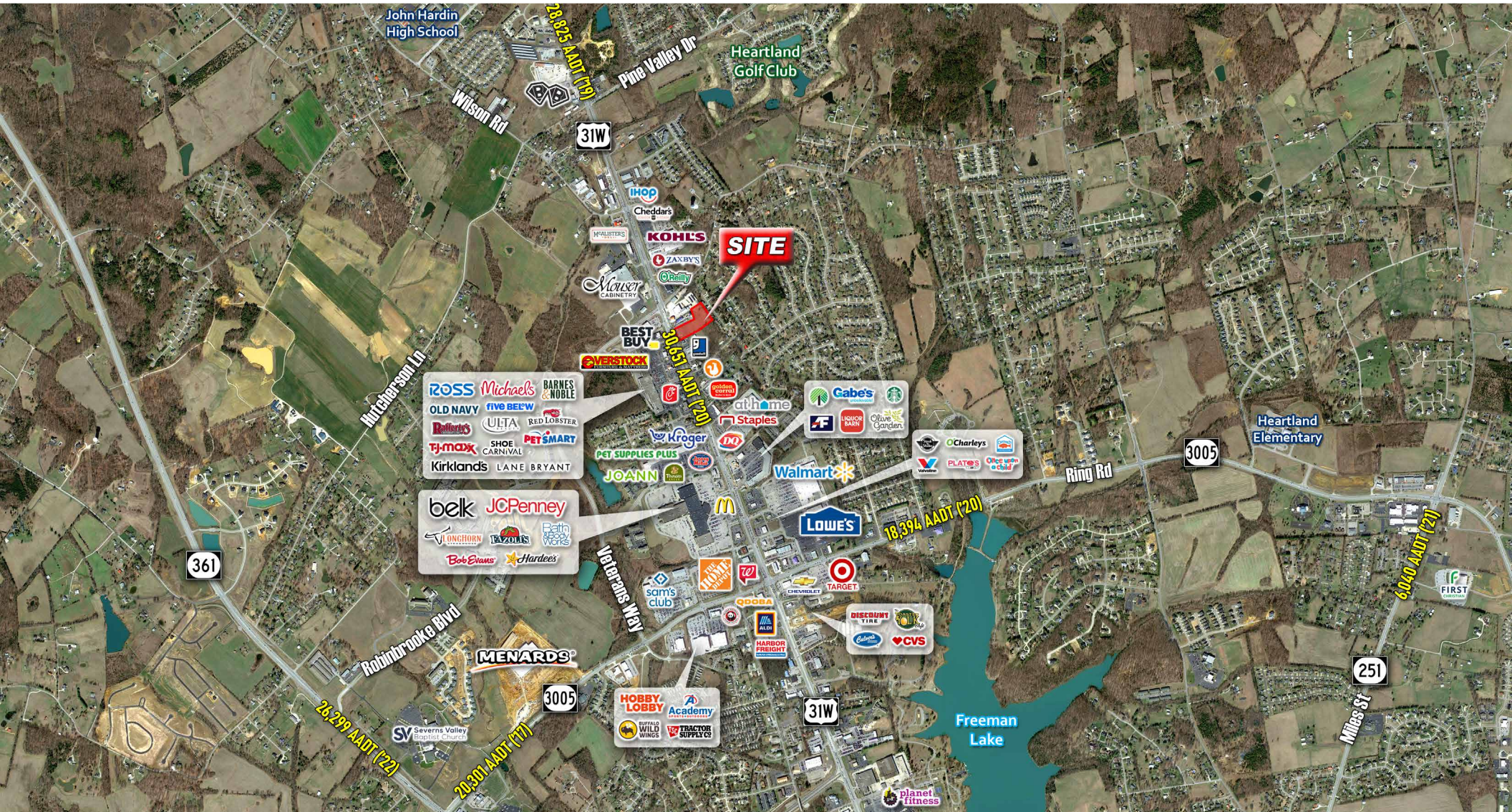
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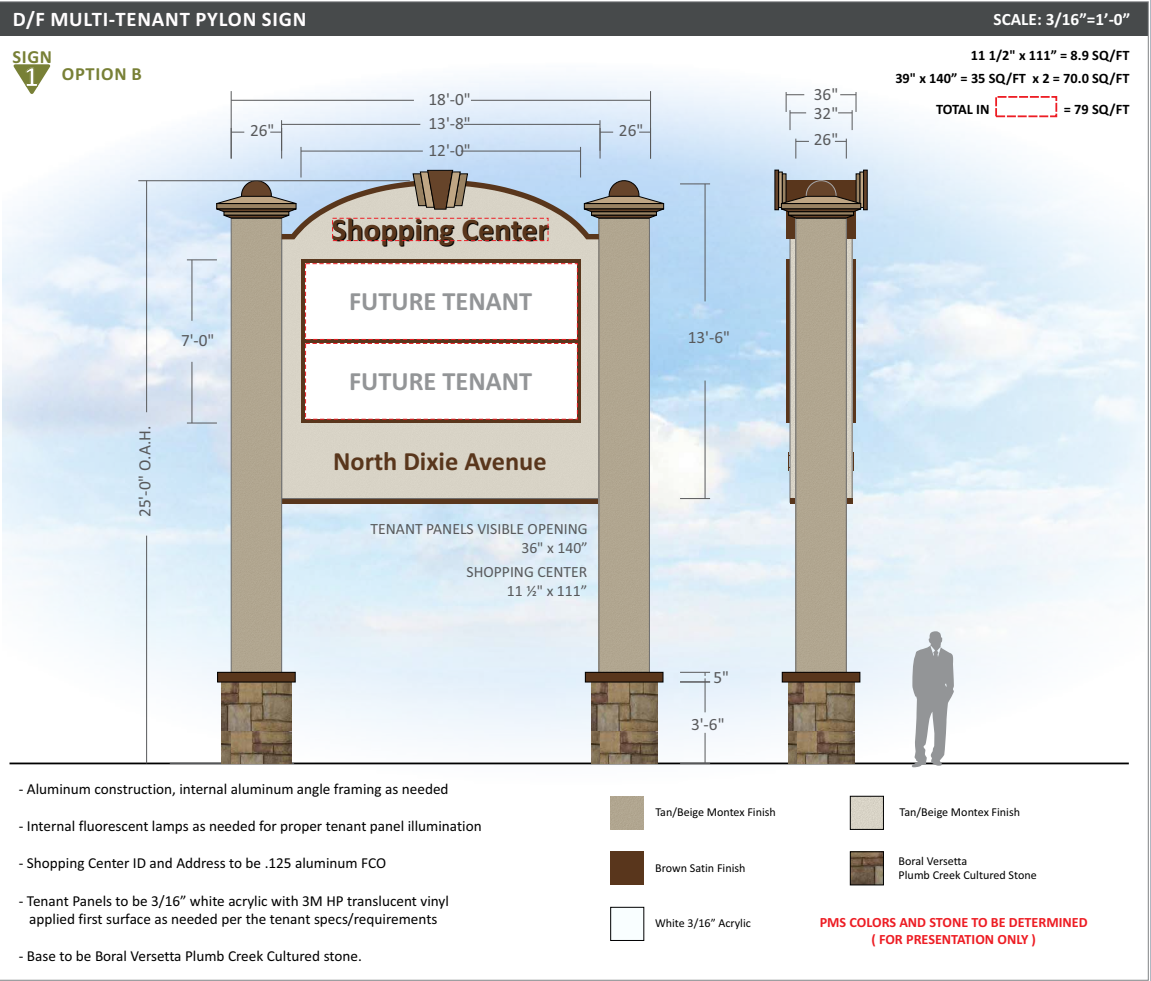
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PYLON



RENDERING 01



RENDERING 02

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ABOUT US

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- Landlord Representation
- Investment Services
- Master Brokerage
- Property Management
- Research & Related Services
- Sales & Valuation Services



48 CITIES

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