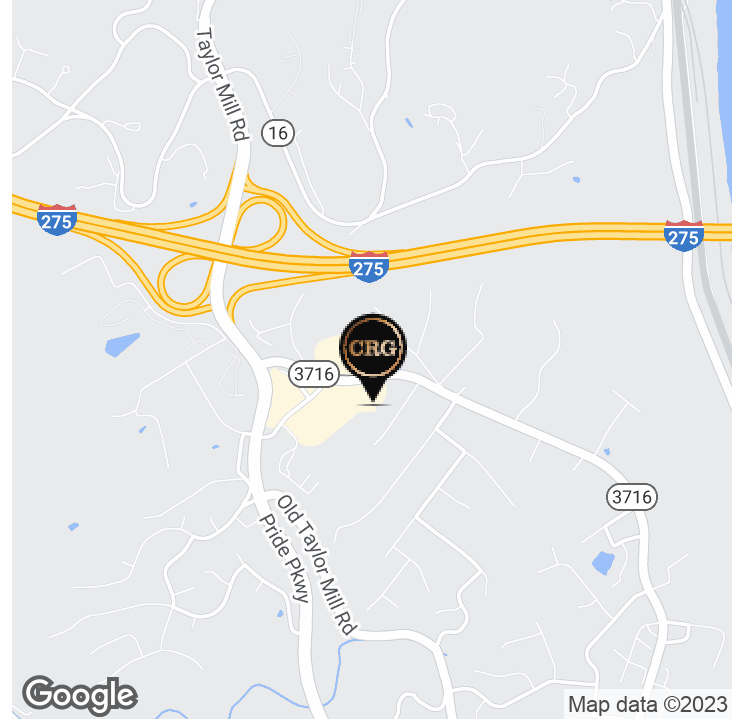


LAND FOR LEASE

# TAYLOR MILL SHOPPES- OUTLOT



5113 TAYLOR MILL ROAD, TAYLOR MILL, KY 41015



## OFFERING SUMMARY

Lease Rate:	\$1.75 - 2.50 SF/yr (NNN)
Available SF:	30,000 SF
Lot Size:	0.75 Acres
Zoning:	DC- Downtown Core

## PROPERTY OVERVIEW

Out lot available in Taylor Mill, KY adjacent to grocery anchored shopping center.

## PROPERTY HIGHLIGHTS

- Adjacent to grocery anchored shopping center
- Site can range from approximately 0.4 acres to approximately 0.9 acres
- Surrounded by restaurants and other commercial uses
- Near Fidelity Investments- large employer

ERIC FEGAN, CCIM, MAI, CPM

859.512.2969

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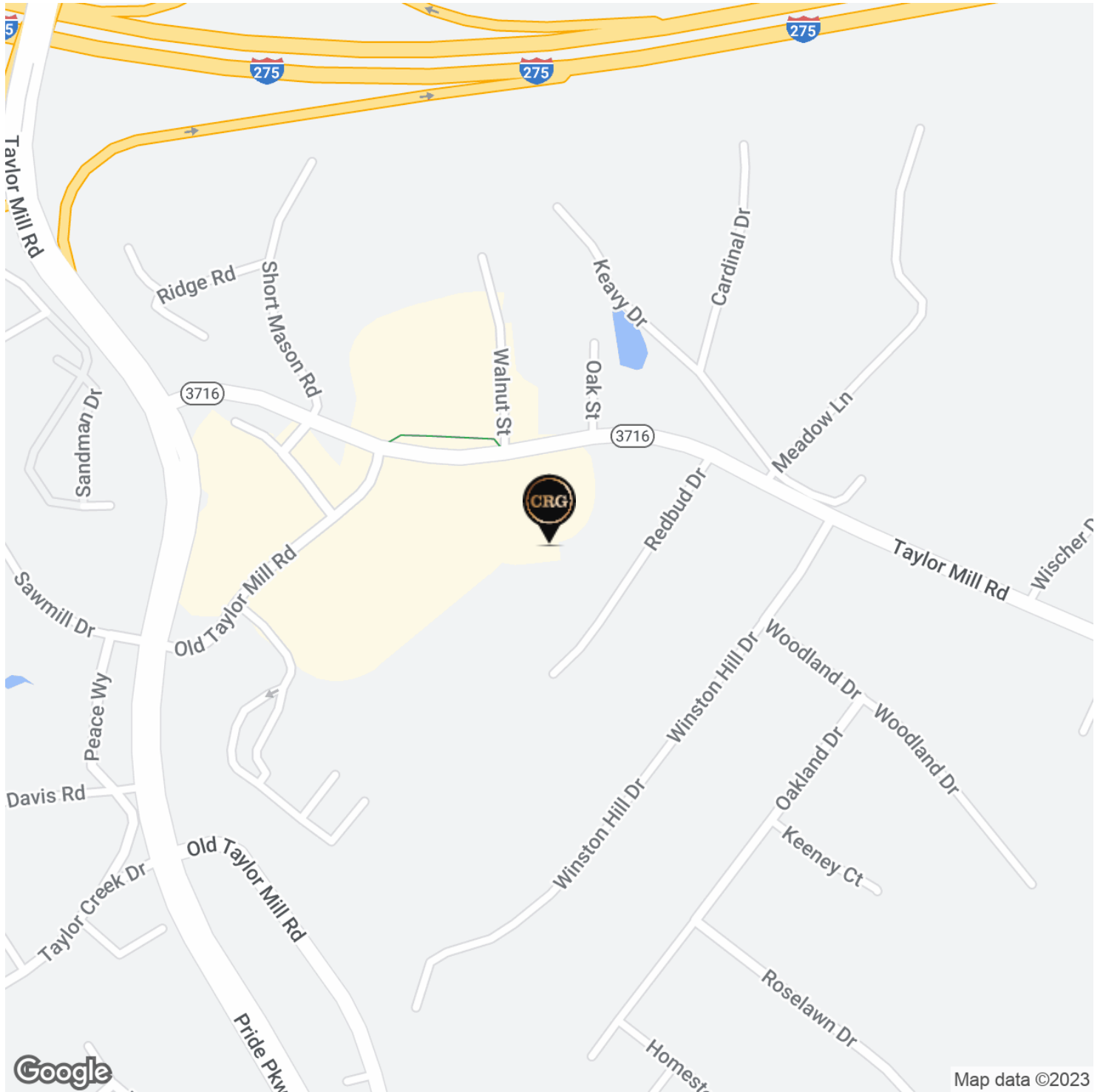
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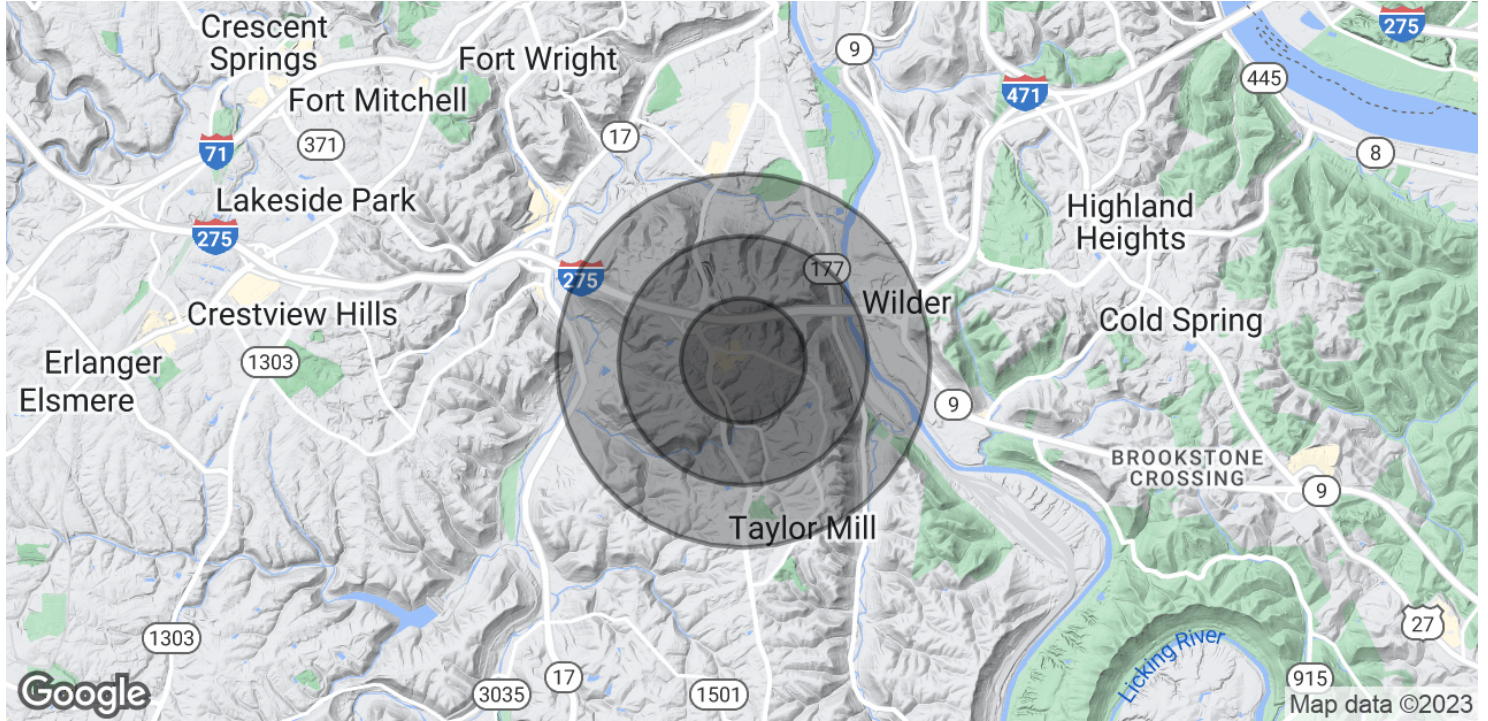


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<b>POPULATION</b>	<b>0.5 MILES</b>	<b>1 MILE</b>	<b>1.5 MILES</b>
Total Population	1,149	3,236	6,729
Average Age	39.0	39.1	39.6
Average Age (Male)	45.4	42.5	41.0
Average Age (Female)	34.8	36.9	38.6

<b>HOUSEHOLDS &amp; INCOME</b>	<b>0.5 MILES</b>	<b>1 MILE</b>	<b>1.5 MILES</b>
Total Households	497	1,313	2,700
# of Persons per HH	2.3	2.5	2.5
Average HH Income	\$81,584	\$80,477	\$79,198
Average House Value	\$163,721	\$171,657	\$170,546

\* Demographic data derived from 2020 ACS - US Census

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