

**NEWLY RENOVATED LOBBIES
AND COMMON AMENITIES!**



HURSTBOURNE
PARK & PLACE

9200 & 9300 Shelbyville Road, Louisville, Kentucky

**CLASS A OFFICE SPACE AVAILABLE FOR LEASE IN A
HIGHLY VISIBLE LANDMARK LOCATION**

ALBANY ROAD
REAL ESTATE PARTNERS

CBRE



Renovated common tenant lounge & Cube Café (grab & go options)



Newly updated lobbies



THE OPPORTUNITIES

HURSTBOURNE PARK - 9200 SHELBYVILLE RD



8-story, Class A
mid-rise building

105,931 SF

Large, 13,200 SF
floorplates

Floor to ceiling
windows

SUITES	SIZE
421	4,914 SF
525	5,693 SF
605	3,072 SF
611	2,245 SF
700	13,353 SF



HURSTBOURNE PLACE - 9300 SHELBYVILLE RD



13-story, Class A
mid-rise building

237,904 SF

Large, 18,300 SF
floorplates

Tallest building in
the Hurstbourne/
Lyndon office submarket

SUITES	SIZE
350	3,096 SF
420	3,117 SF
500	4,168 SF
501	3,185 SF
504	1,075 SF
505	2,672 SF
701	4,126 SF
1010	1,571 SF
1020	1,398 SF
1250	1,540 SF



IDEALLY SITUATED WITHIN HURSTBOURNE'S PREMIER LIFESTYLE DESTINATION



Ample parking



Adjacent to the newly-constructed Rialto Hurstbourne apartments



Just steps to the adjacent Hurstbourne Town Center retail, including Shred415 fitness, CoreLife Eatery, Heine Brothers' Coffee, Del Frisco's Steakhouse, P.F. Chang's, and City Barbeque



Adjacent to the newly-opened Hyatt House



Refreshed landscaping



Convenient access to I-64, I-71, I-265, and I-264



Updated HVAC system



Elevator modernization underway



On-site property management



BELLEMEADE

WILDWOOD



Hurstbourne Country Club

HURSTBOURNE

PLAINVIEW

UNBEATABLE AREA AMENITIES

Whipps Mill Rd

Shelbyville Rd

Colonel Anderson

Nottingham Pkwy

N Hurstbourne Pkwy

Dorsey Way

Dorsey Ln

Cambridge Station Rd

Moser Rd

Timberwood Cir

Jason's deli

HOMWOOD SUITES by Hilton

eclipse

BRISTOL BAR & GRILLE

Bombay Grill

burn boot camp

Provence

TALBOTS

Residence INN BY HARRIOTT

verizon

Smash BURGER

W

Shuca

vinaigrette salad kitchen

SUBWAY

COUNTRY SQUIRE

STARBUCKS

EAT A PIZZA

GERIMED

P.F. CHANG'S

Central Bank

Del Frisco's

HEINE

HYATT house

SHRED415

CORELIFE EATERY

RIALTO HURSTBOURNE

City BARBEQUE

RAZOL'S

usbank

Starbucks

CAPOPE

Panera BREAD

1747

Connors Steak & Seafood

CARRABBA'S ITALIAN GRILL

BONEFISH GRILL

HYATT PLACE

ups

REPUBLIC BANK

BARNES & NOBLE

ALDI

BEARNO'S

Brick House TAVERN & BAR

60

Absolute Skin Salon & Threading

Little Caesars Pizza

CVS pharmacy

Jersey Mike's Subs

Stitchen Time

Great Clips

BR Baskin Robbins

Generation

CRUNCH

sleepy pup

FIFTH THIRD BANK

Speedway

GINZA

Heinzman Traditional Bakery and Deli

My Favorite Muffin

GUS'S FRIED CHICKEN WORLD FAMOUS

Momma's

Staples Jewelry

FIRST WATCH THE DAYTIME CAFE

LESLIE'S

WHICH WICH SUPERIOR SANDWICHES

Beauty

dogtopia A BOUT TIME

NAILS & SPA

PAPAJOHNS

Gustavo's

Gumer & Co. Jewelry

LOWE'S

McALISTER'S DELI

Connors

CARRABBA'S

HYATT PLACE

ups

REPUBLIC BANK

BARNES & NOBLE

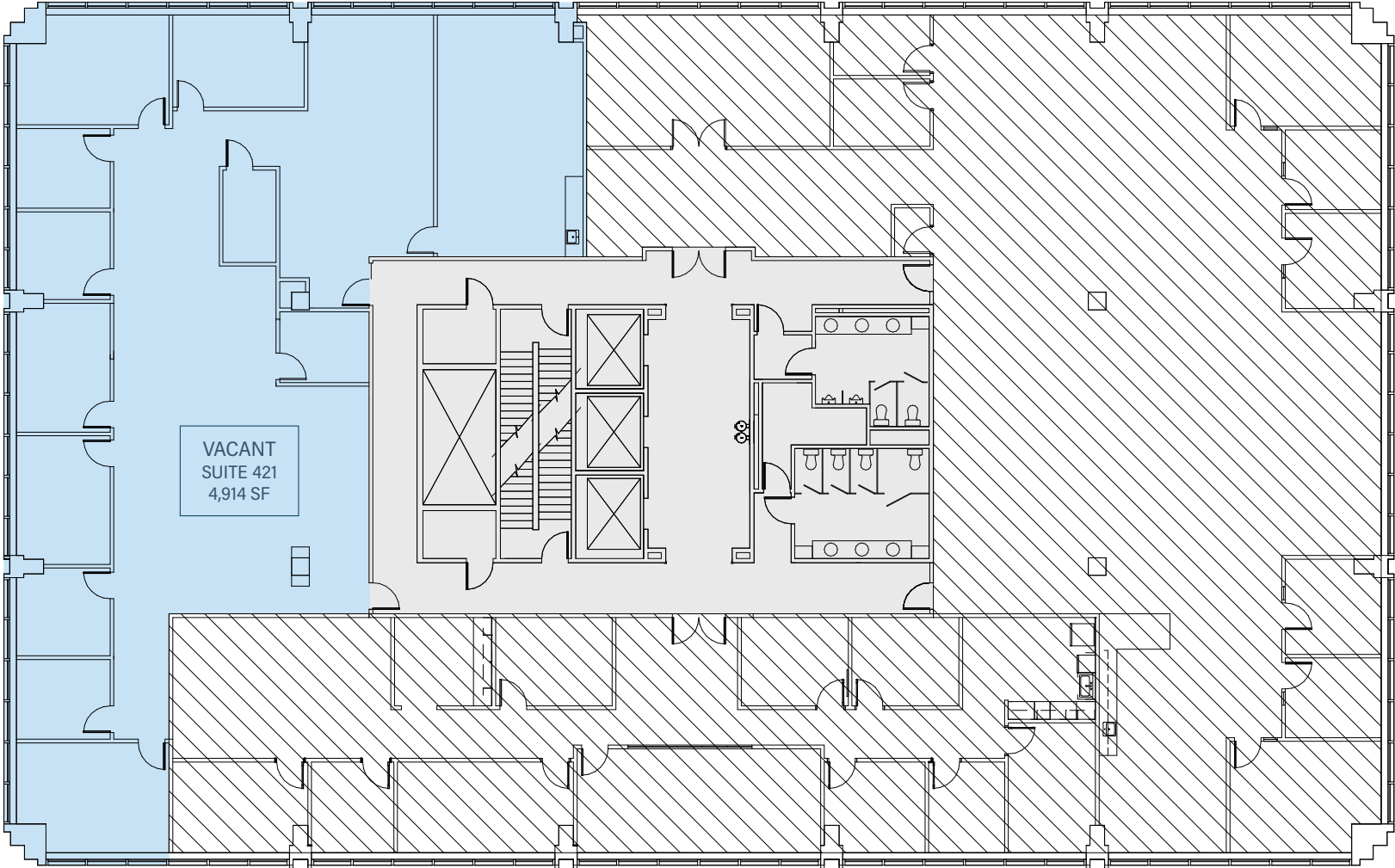
ALDI

BEARNO'S

Brick House TAVERN & BAR

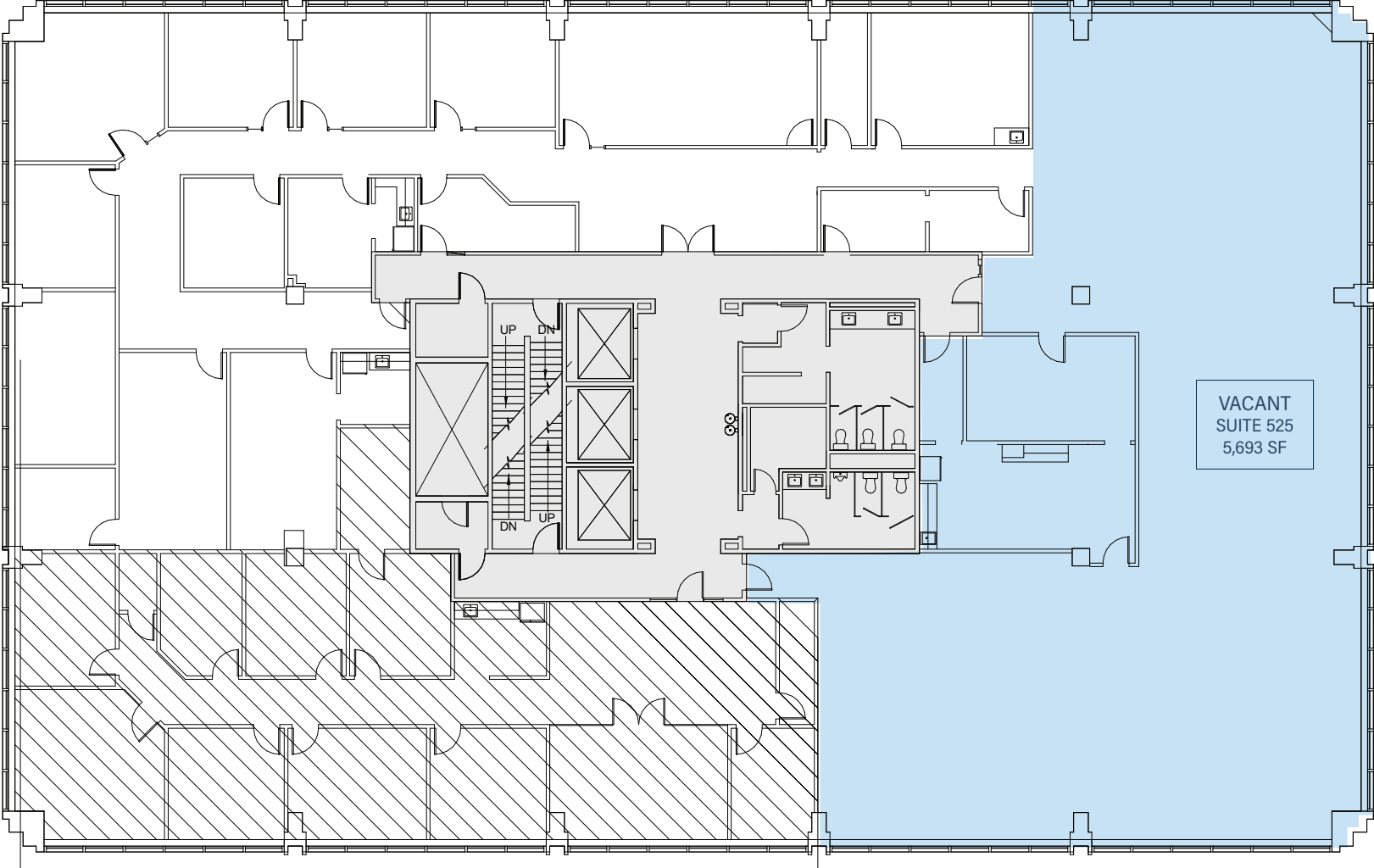
HURSTBOURNE PARK – FLOOR 4

9200 SHELBYVILLE RD



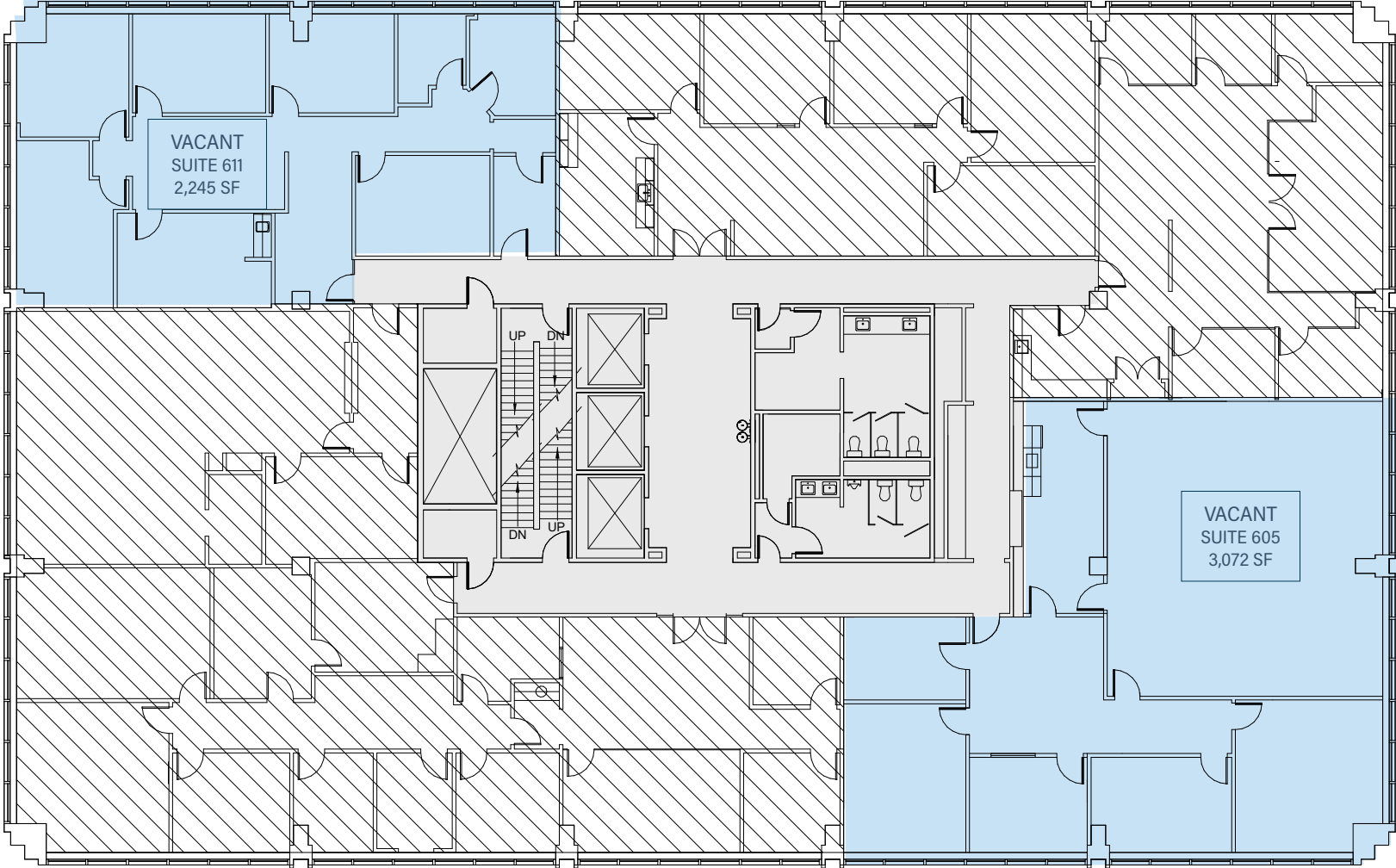
HURSTBOURNE PARK – FLOOR 5

9200 SHELBYVILLE RD



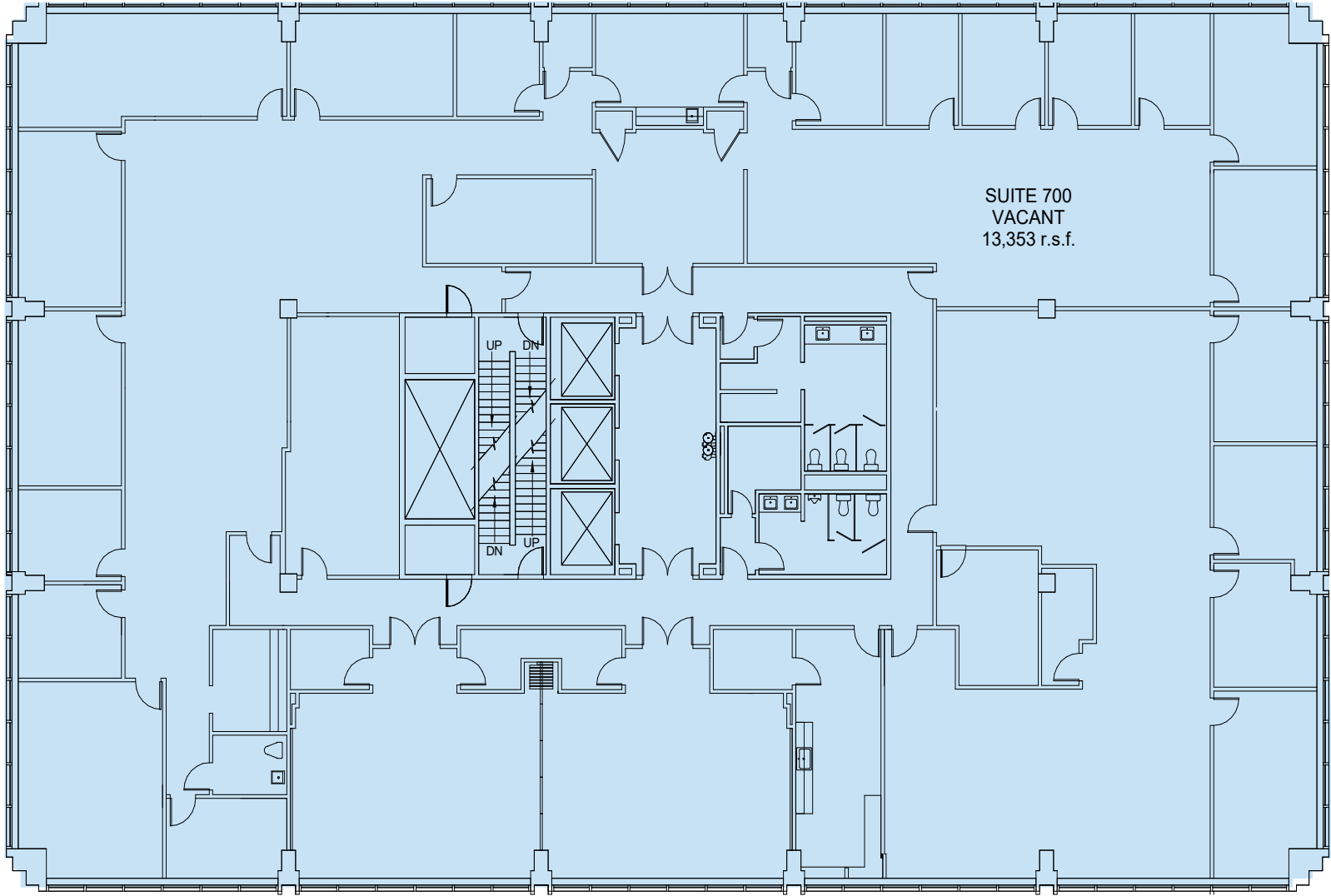
HURSTBOURNE PARK – FLOOR 6

9200 SHELBYVILLE RD



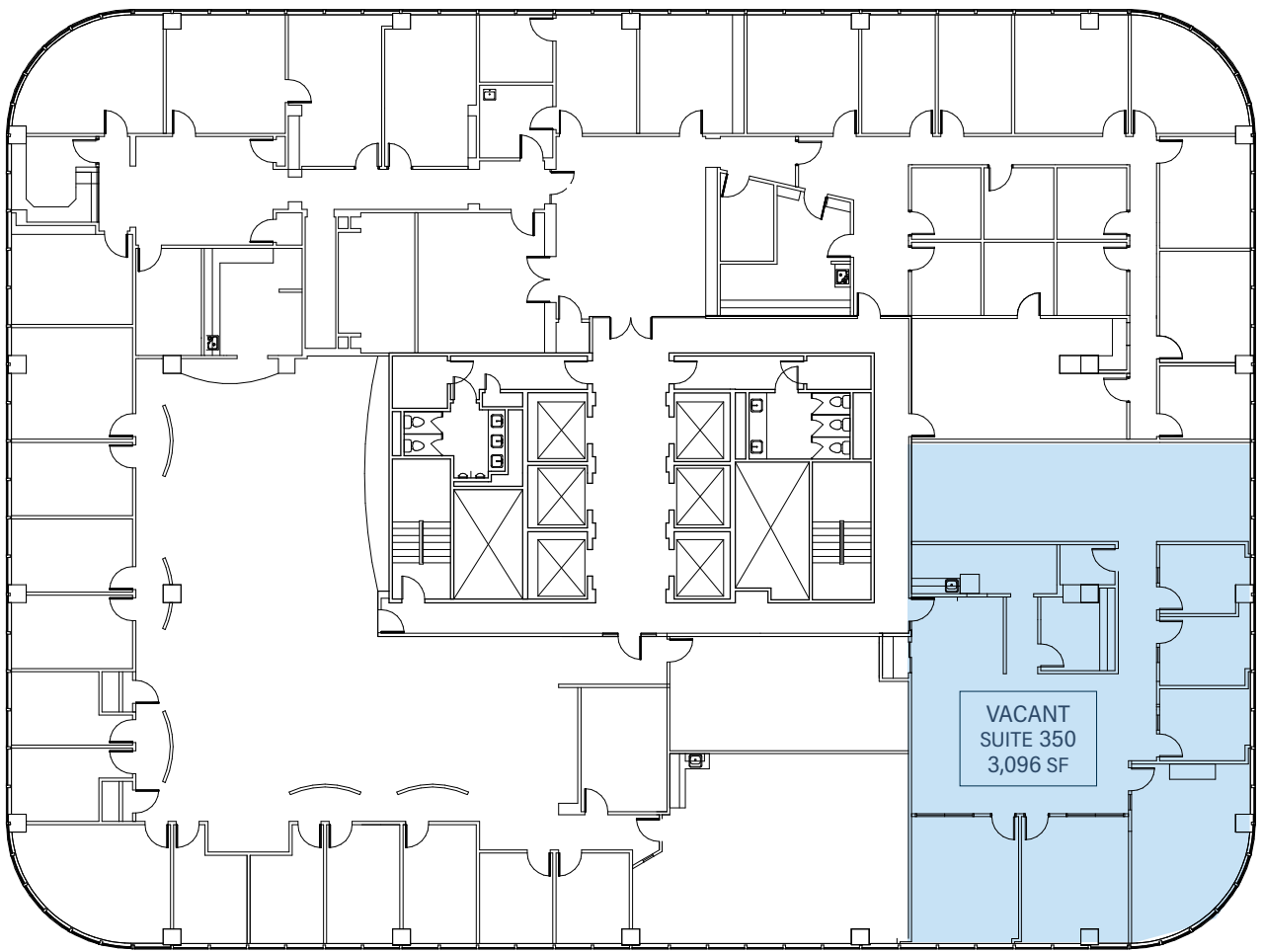
HURSTBOURNE PARK – FLOOR 7

9200 SHELBYVILLE RD



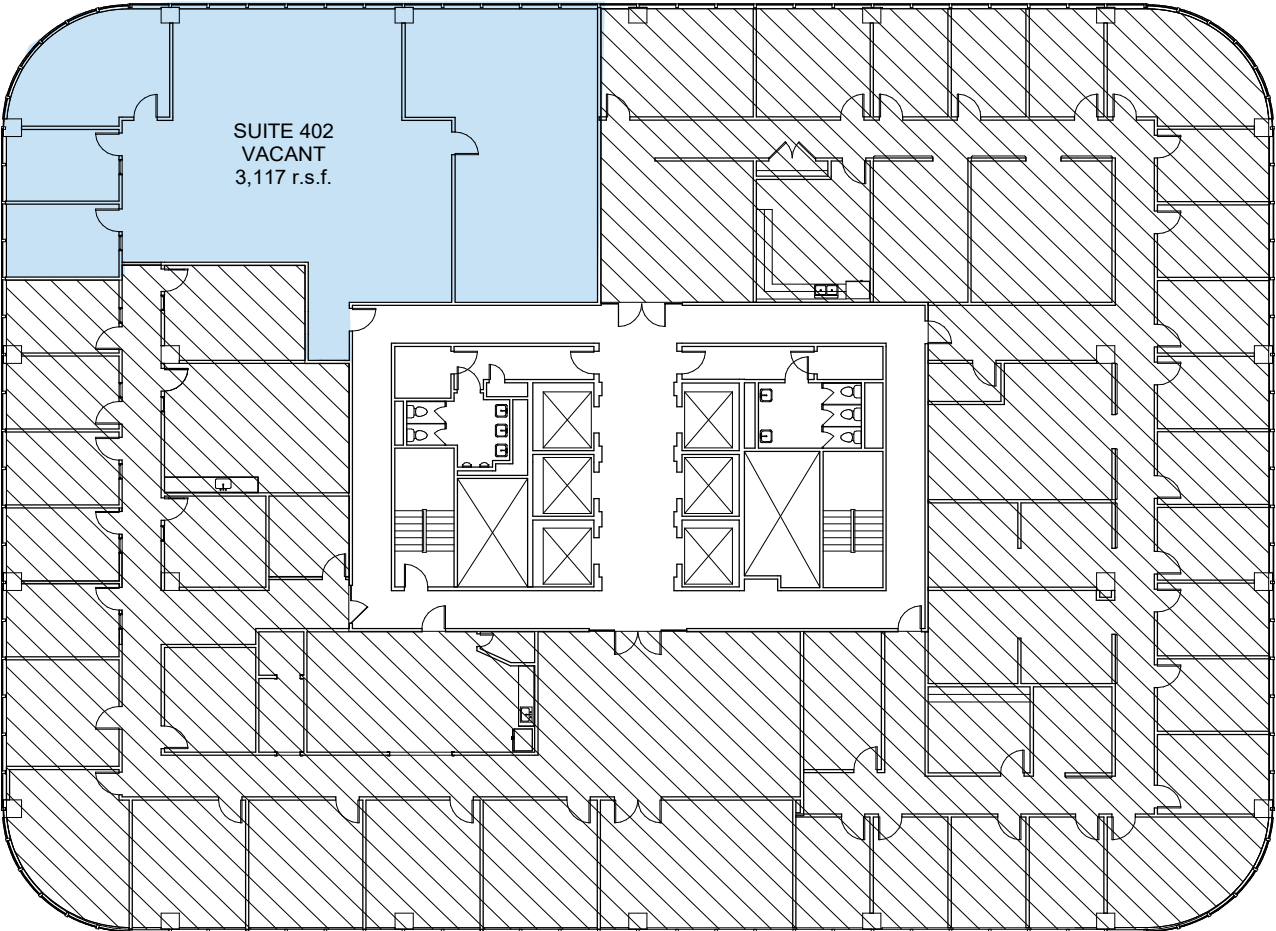
HURSTBOURNE PLACE – FLOOR 3

9300 SHELBYVILLE RD



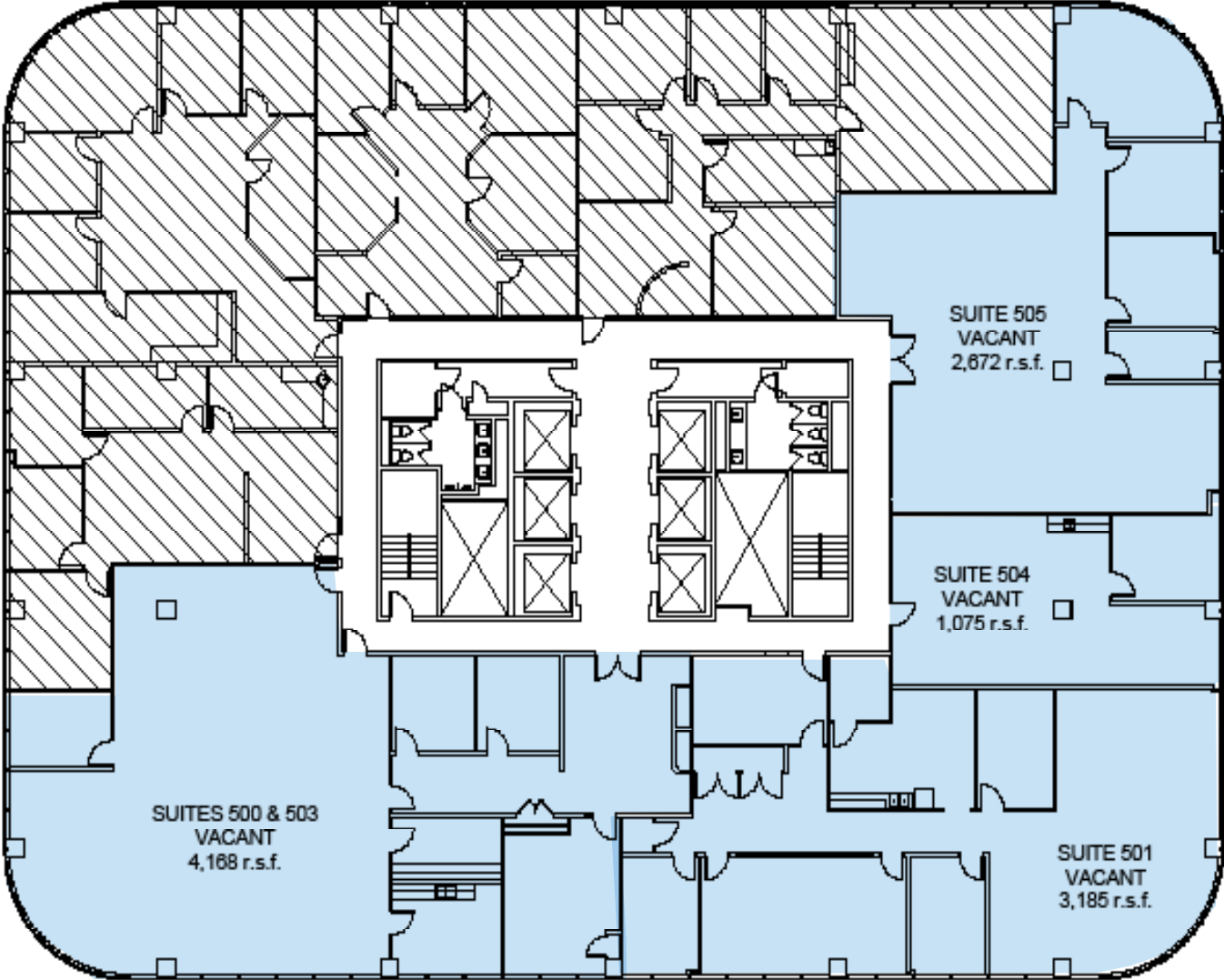
HURSTBOURNE PLACE – FLOOR 4

9300 SHELBYVILLE RD



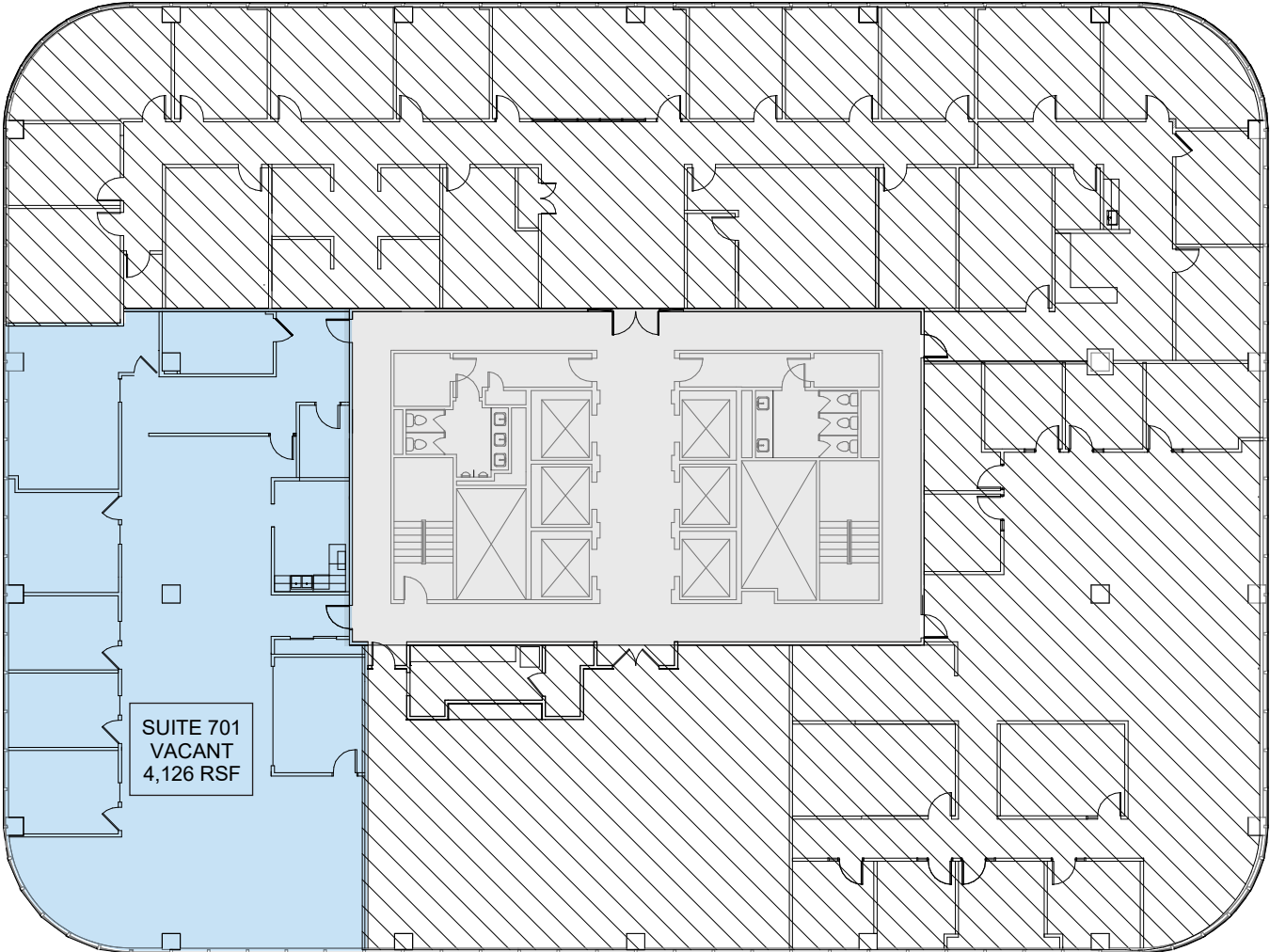
HURSTBOURNE PLACE – FLOOR 5

9300 SHELBYVILLE RD



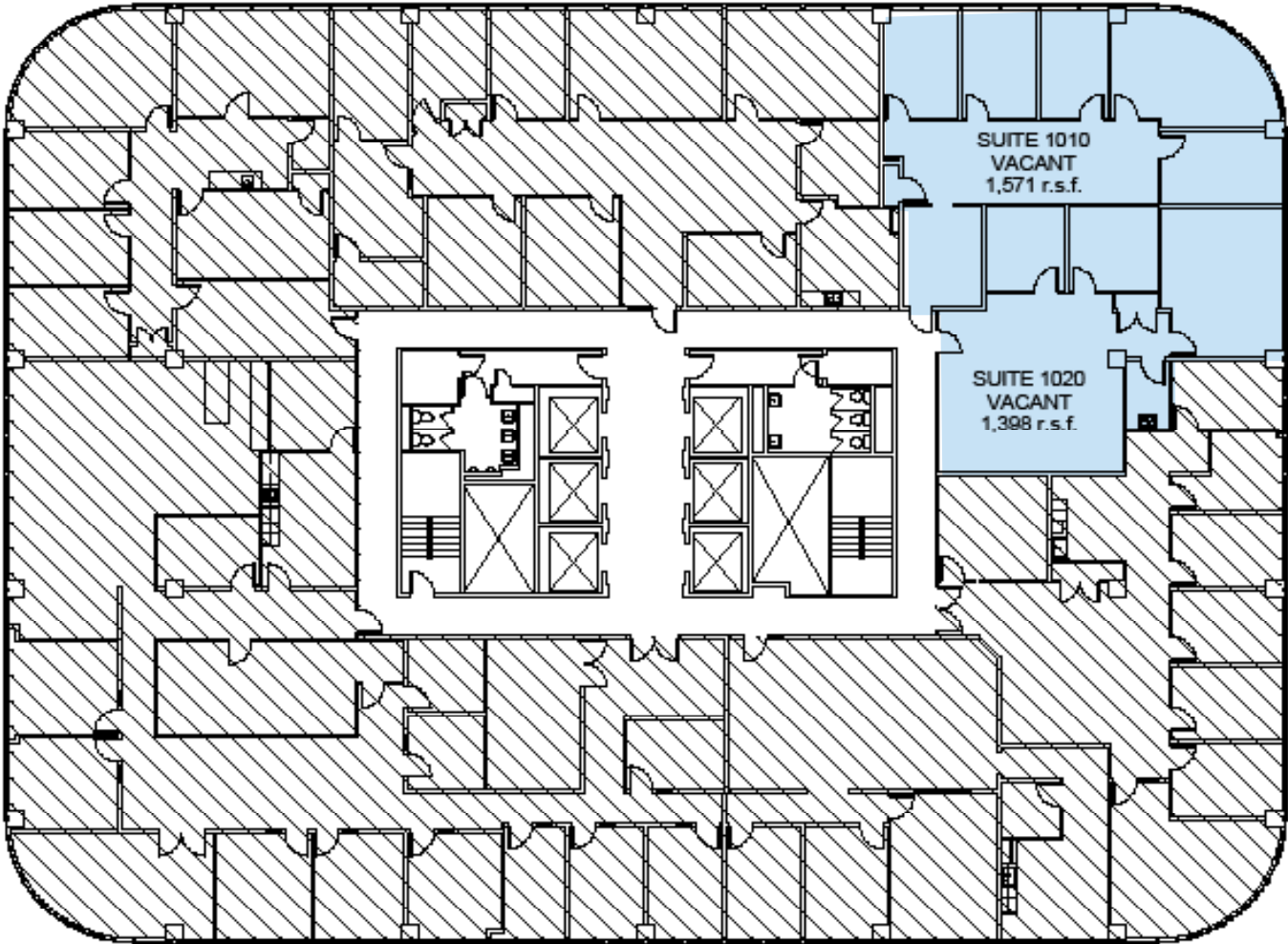
HURSTBOURNE PLACE – FLOOR 7

9300 SHELBYVILLE RD



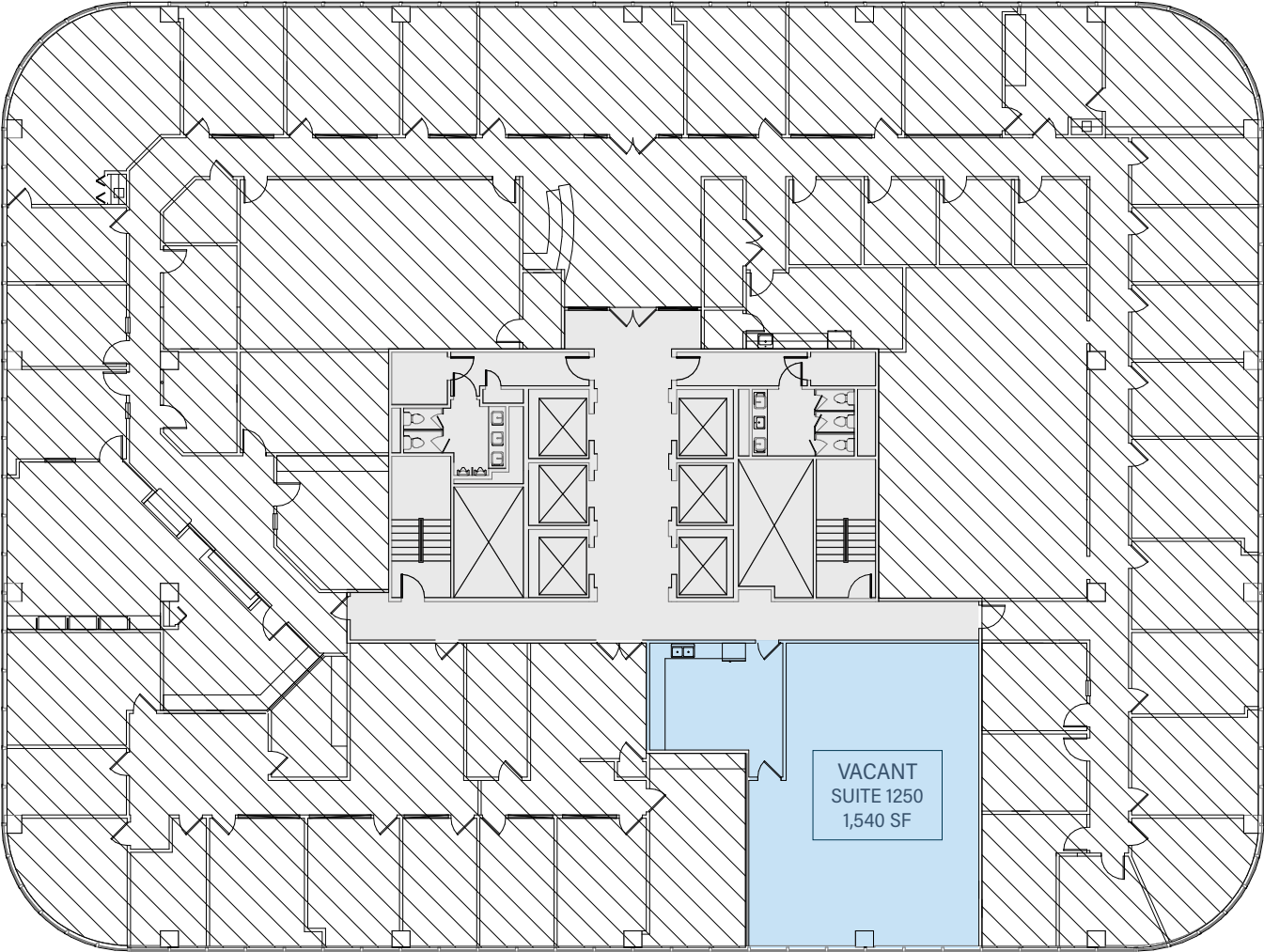
HURSTBOURNE PLACE – FLOOR 10

9300 SHELBYVILLE RD



HURSTBOURNE PLACE – FLOOR 12

9300 SHELBYVILLE RD



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ALBANY ROAD

REAL ESTATE PARTNERS

CBRE



HURSTBOURNE
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