

# Historic 100 W. 3rd Building, Suite 200



100 W 3rd Street  
Owensboro, KY 42303



# THE SPACE

Location	100 W 3rd Street, Owensboro, KY, 42303
COUNTY	Daviess
Square Feet	6623-9500
Annual Rent PSF	\$17.00
Lease Type	Plus Utilities

## HIGHLIGHTS

- Can divide and customize space
- Central location, in walking distance to restaurants and attractions
- Opportunity for private and open office concepts



### POPULATION

1.00 MILE	3.00 MILE	5.00 MILE
6,878	50,805	75,773



### AVERAGE HOUSEHOLD INCOME

1.00 MILE	3.00 MILE	5.00 MILE
\$53,754	\$62,936	\$71,505



### NUMBER OF HOUSEHOLDS

1.00 MILE	3.00 MILE	5.00 MILE
2,607	21,045	31,067

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## PROPERTY FEATURES

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TOTAL TENANTS	8
BUILDING SF	34,946
GLA (SF)	26,559
LAND SF	44,867
LAND ACRES	1.03
YEAR BUILT	1900
ZONING TYPE	Downtown Business
NUMBER OF STORIES	3
NUMBER OF PARKING SPACES	50

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## NEIGHBORING PROPERTIES

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NORTH	Offices
SOUTH	Offices
EAST	Parking
WEST	Restaurant/Office

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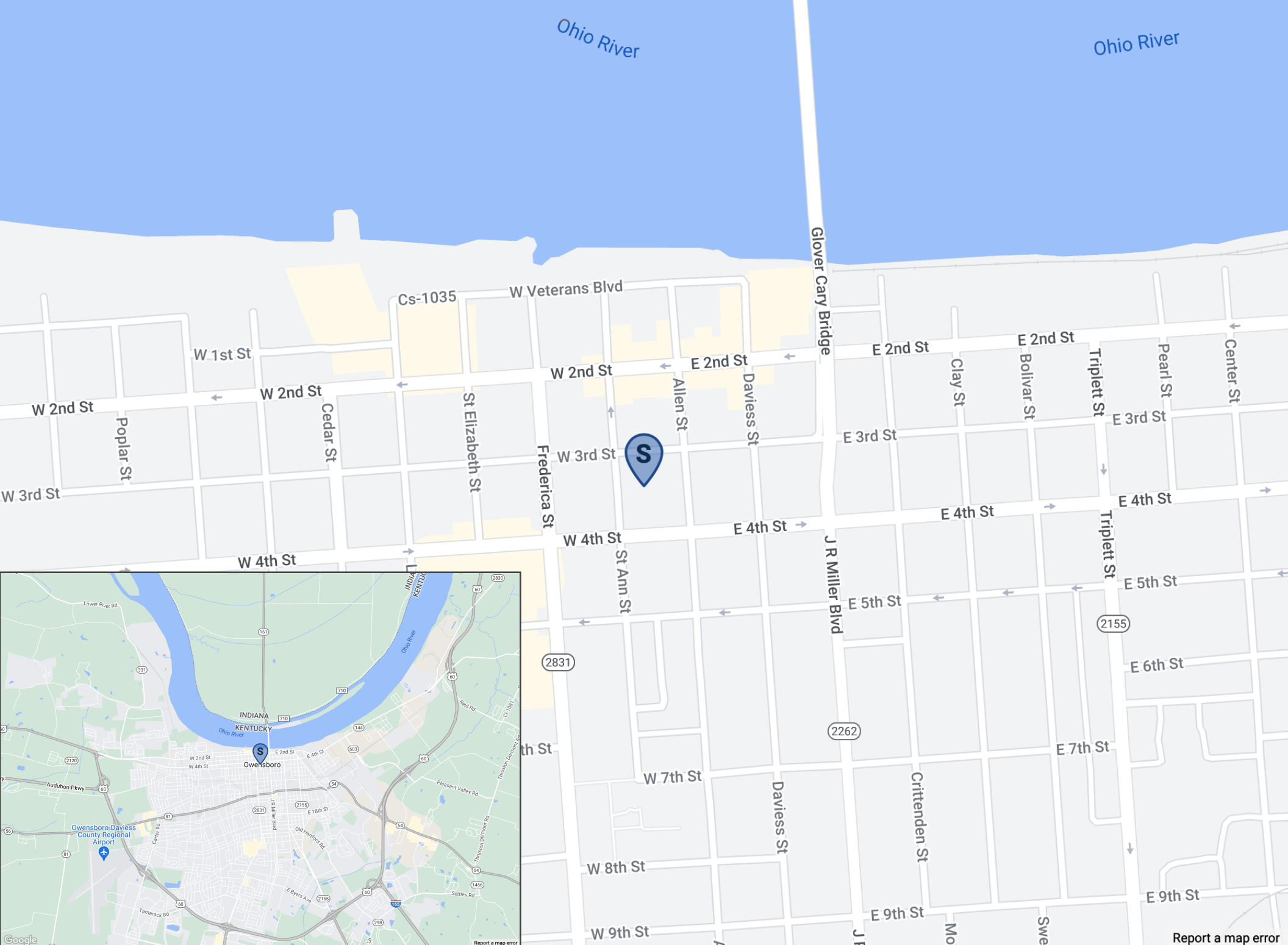
## TENANT INFORMATION

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MAJOR TENANT/S	Truist Bank
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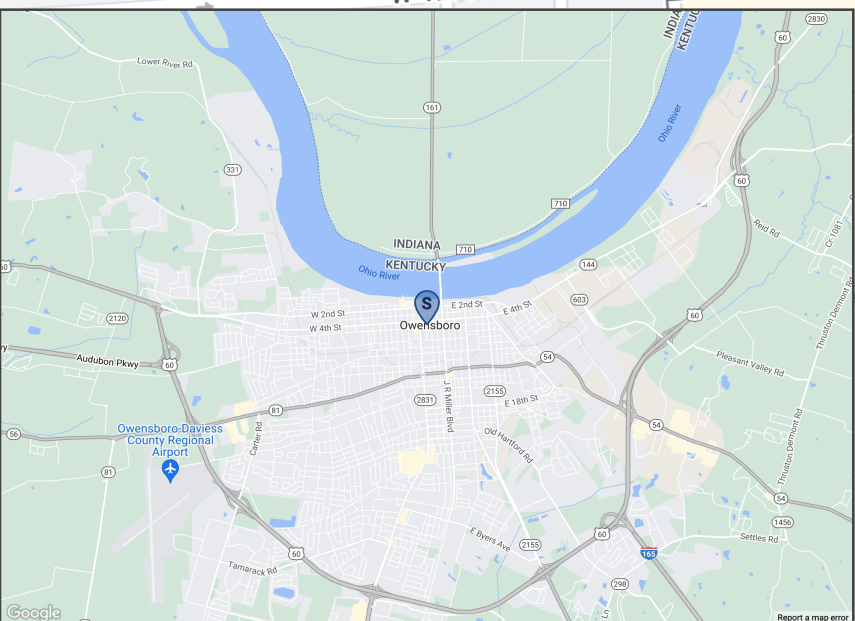




Ohio River

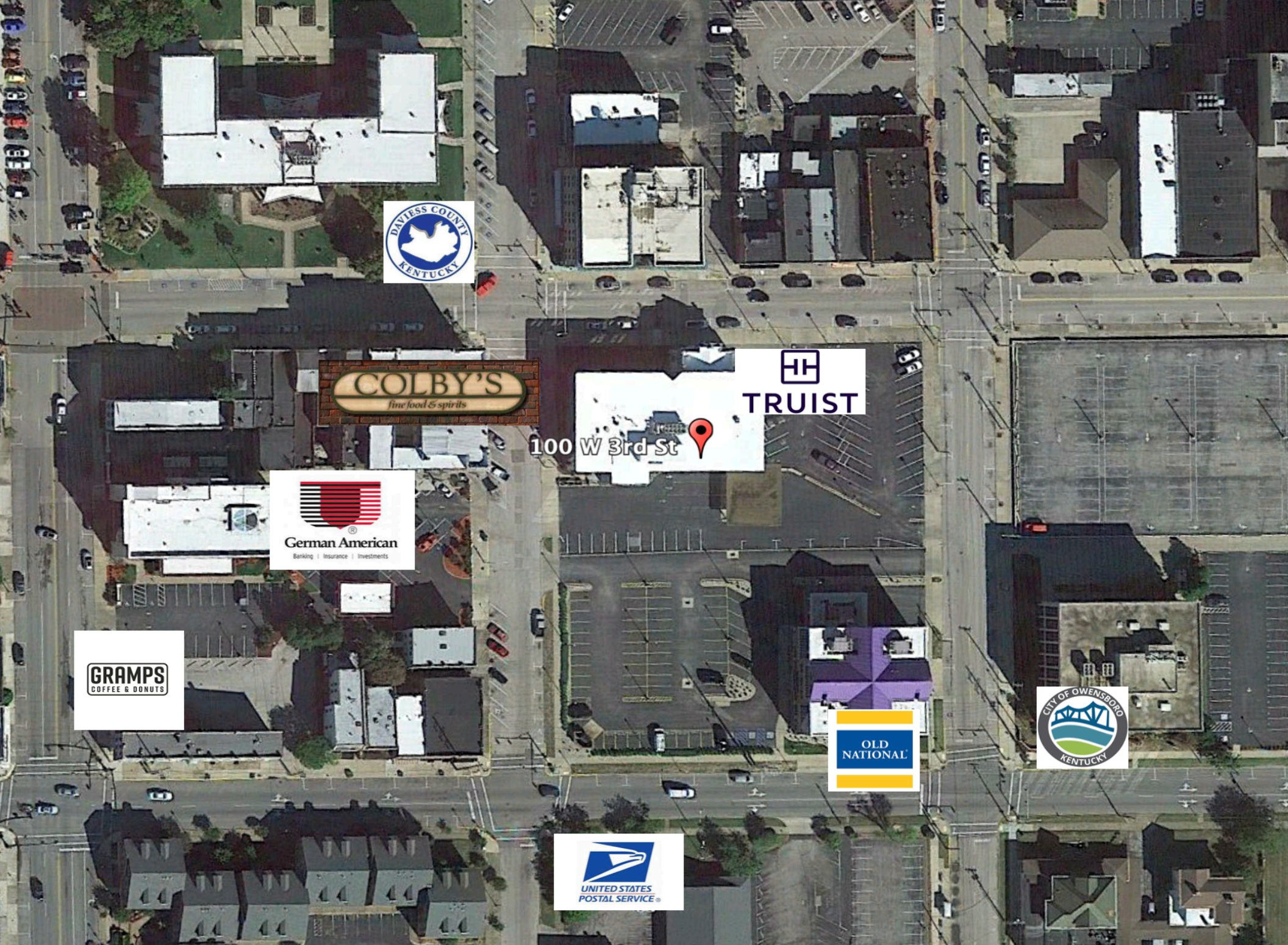
Ohio River


Glover Cary Bridge




Report a map error



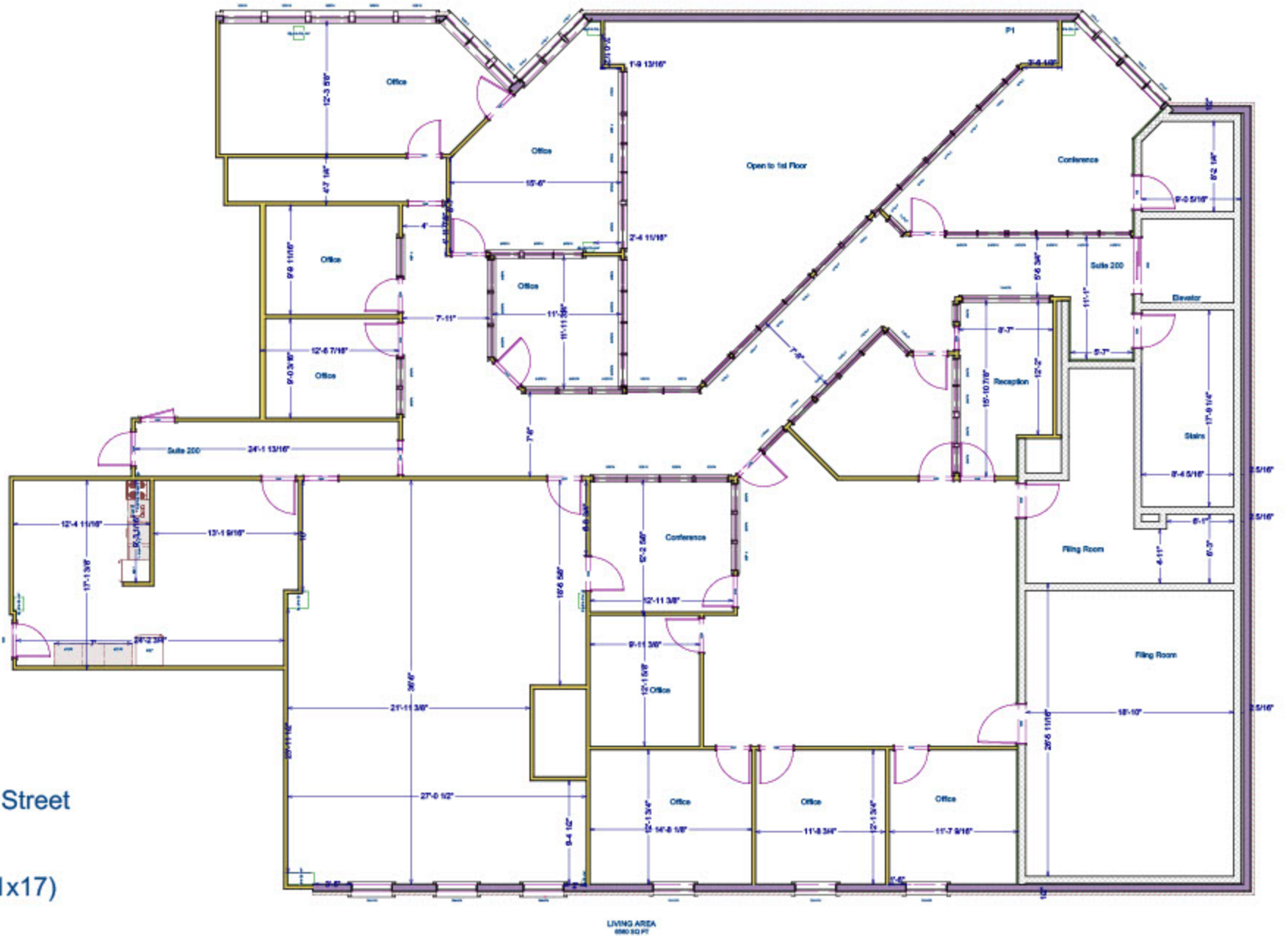


100 W 3rd St 

 TRUIST







100 W. 3rd Street  
Suite 200  
7-26-22  
1/8" = 1' (11x17)

<b>POPULATION</b>	<b>1 MILE</b>	<b>3 MILE</b>	<b>5 MILE</b>
2000 Population	7,256	46,566	65,838
2010 Population	6,769	48,326	70,432
2022 Population	6,878	50,805	75,773
2027 Population	6,844	51,174	76,282
2022 African American	945	3,769	4,650
2022 American Indian	59	161	203
2022 Asian	126	1,362	2,326
2022 Hispanic	570	2,458	3,379
2022 Other Race	327	1,235	1,622
2022 White	4,836	41,020	62,368
2022 Multiracial	580	3,226	4,548
2022-2027: Population: Growth Rate	-0.50 %	0.70 %	0.65 %

<b>2022 HOUSEHOLD INCOME</b>	<b>1 MILE</b>	<b>3 MILE</b>	<b>5 MILE</b>
less than \$15,000	643	3,139	3,872
\$15,000-\$24,999	336	2,907	3,820
\$25,000-\$34,999	330	2,434	3,345
\$35,000-\$49,999	393	2,931	4,304
\$50,000-\$74,999	401	3,600	5,313
\$75,000-\$99,999	217	3,058	4,710
\$100,000-\$149,999	183	2,008	3,606
\$150,000-\$199,999	38	462	888
\$200,000 or greater	66	505	1,208
Median HH Income	\$34,781	\$44,411	\$50,608
Average HH Income	\$53,754	\$62,936	\$71,505

<b>HOUSEHOLDS</b>	<b>1 MILE</b>	<b>3 MILE</b>	<b>5 MILE</b>
2000 Total Housing	3,309	21,185	28,887
2010 Total Households	2,603	20,345	29,105
2022 Total Households	2,607	21,045	31,067
2027 Total Households	2,595	21,188	31,282
2022 Average Household Size	2.44	2.31	2.36
2000 Owner Occupied Housing	1,312	11,862	17,422
2000 Renter Occupied Housing	1,586	7,865	9,618
2022 Owner Occupied Housing	1,183	12,238	19,473
2022 Renter Occupied Housing	1,424	8,807	11,593
2022 Vacant Housing	340	1,668	2,107
2022 Total Housing	2,947	22,713	33,174
2027 Owner Occupied Housing	1,205	12,562	19,952
2027 Renter Occupied Housing	1,391	8,626	11,330
2027 Vacant Housing	361	1,762	2,135
2027 Total Housing	2,956	22,950	33,417
2022-2027: Households: Growth Rate	-0.45 %	0.70 %	0.70 %

Source: esri



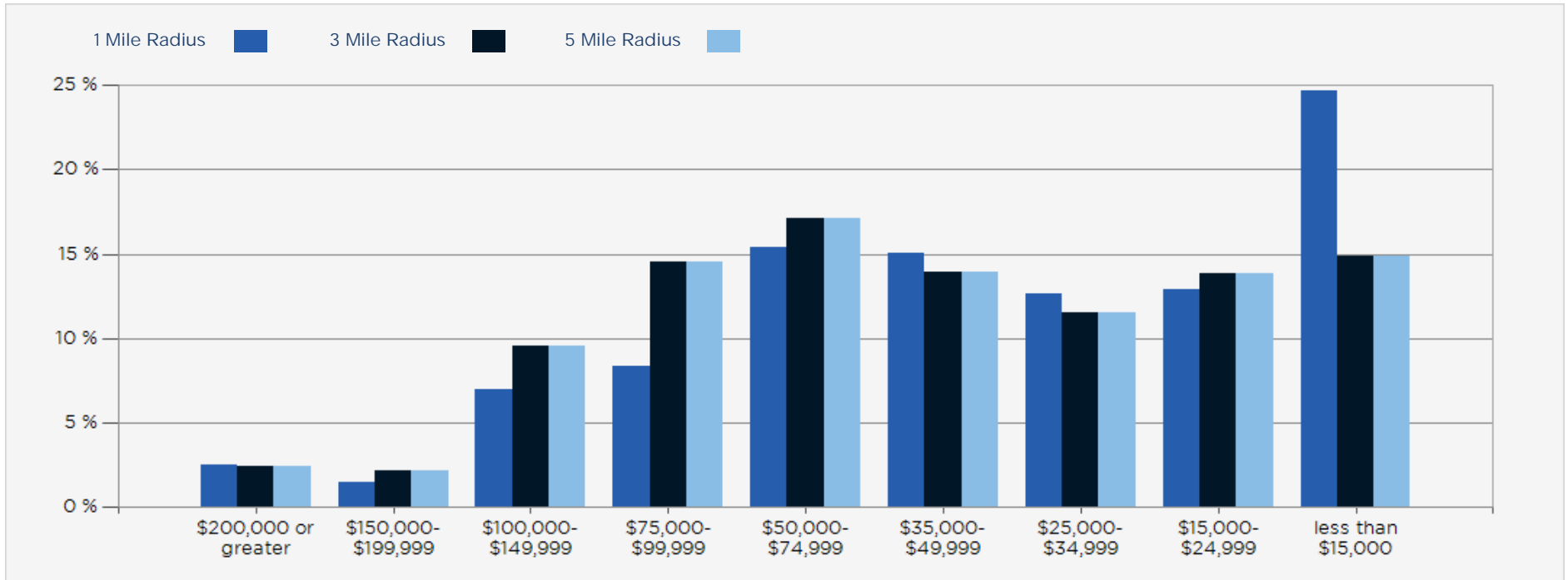
2022 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2022 Population Age 30-34	471	3,316	4,957
2022 Population Age 35-39	416	3,220	5,023
2022 Population Age 40-44	393	2,792	4,443
2022 Population Age 45-49	364	2,753	4,370
2022 Population Age 50-54	396	2,809	4,276
2022 Population Age 55-59	454	3,145	4,914
2022 Population Age 60-64	420	3,190	4,986
2022 Population Age 65-69	331	3,000	4,491
2022 Population Age 70-74	246	2,623	3,858
2022 Population Age 75-79	157	1,968	2,752
2022 Population Age 80-84	116	1,572	2,038
2022 Population Age 85+	150	1,761	2,123
2022 Population Age 18+	5,207	39,852	58,948
2022 Median Age	35	40	40

2022 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$36,487	\$50,560	\$52,273
Average Household Income 25-34	\$55,735	\$63,725	\$68,641
Median Household Income 35-44	\$40,232	\$58,298	\$66,092
Average Household Income 35-44	\$59,338	\$74,724	\$86,193
Median Household Income 45-54	\$39,624	\$57,221	\$65,294
Average Household Income 45-54	\$58,353	\$76,770	\$89,362
Median Household Income 55-64	\$35,496	\$49,425	\$56,572
Average Household Income 55-64	\$55,860	\$65,845	\$77,707
Median Household Income 65-74	\$31,520	\$39,763	\$44,214
Average Household Income 65-74	\$48,432	\$57,422	\$63,955
Average Household Income 75+	\$47,283	\$47,675	\$48,521

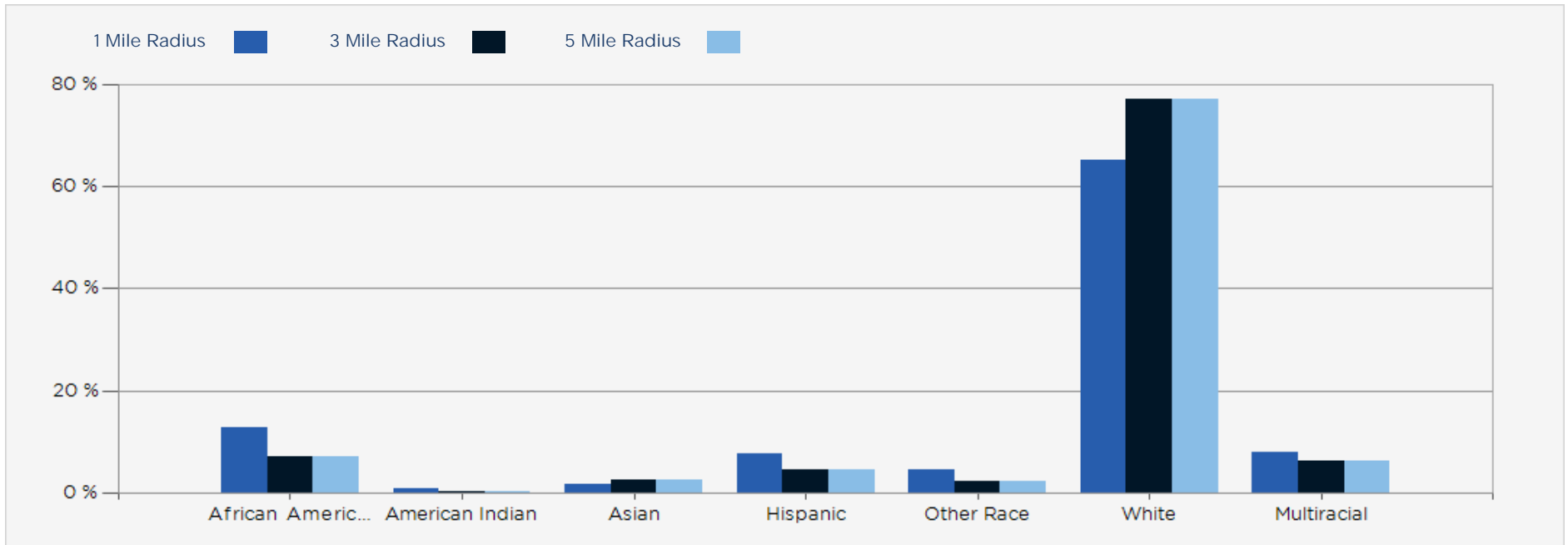
2027 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2027 Population Age 30-34	418	2,987	4,469
2027 Population Age 35-39	433	3,133	4,905
2027 Population Age 40-44	435	3,159	4,990
2027 Population Age 45-49	366	2,812	4,517
2027 Population Age 50-54	364	2,711	4,217
2027 Population Age 55-59	377	2,755	4,237
2027 Population Age 60-64	420	3,027	4,654
2027 Population Age 65-69	336	3,055	4,636
2027 Population Age 70-74	273	2,828	4,231
2027 Population Age 75-79	197	2,366	3,374
2027 Population Age 80-84	134	1,779	2,340
2027 Population Age 85+	148	1,885	2,316
2027 Population Age 18+	5,160	40,127	59,340
2027 Median Age	36	41	41

2027 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$46,841	\$58,180	\$60,370
Average Household Income 25-34	\$66,015	\$74,673	\$80,060
Median Household Income 35-44	\$49,137	\$70,509	\$77,296
Average Household Income 35-44	\$67,517	\$87,265	\$100,536
Median Household Income 45-54	\$47,676	\$68,871	\$77,177
Average Household Income 45-54	\$68,858	\$89,818	\$104,024
Median Household Income 55-64	\$42,411	\$58,326	\$67,366
Average Household Income 55-64	\$65,486	\$77,527	\$91,432
Median Household Income 65-74	\$38,805	\$48,707	\$52,878
Average Household Income 65-74	\$58,376	\$68,428	\$76,059
Average Household Income 75+	\$57,293	\$58,913	\$59,716

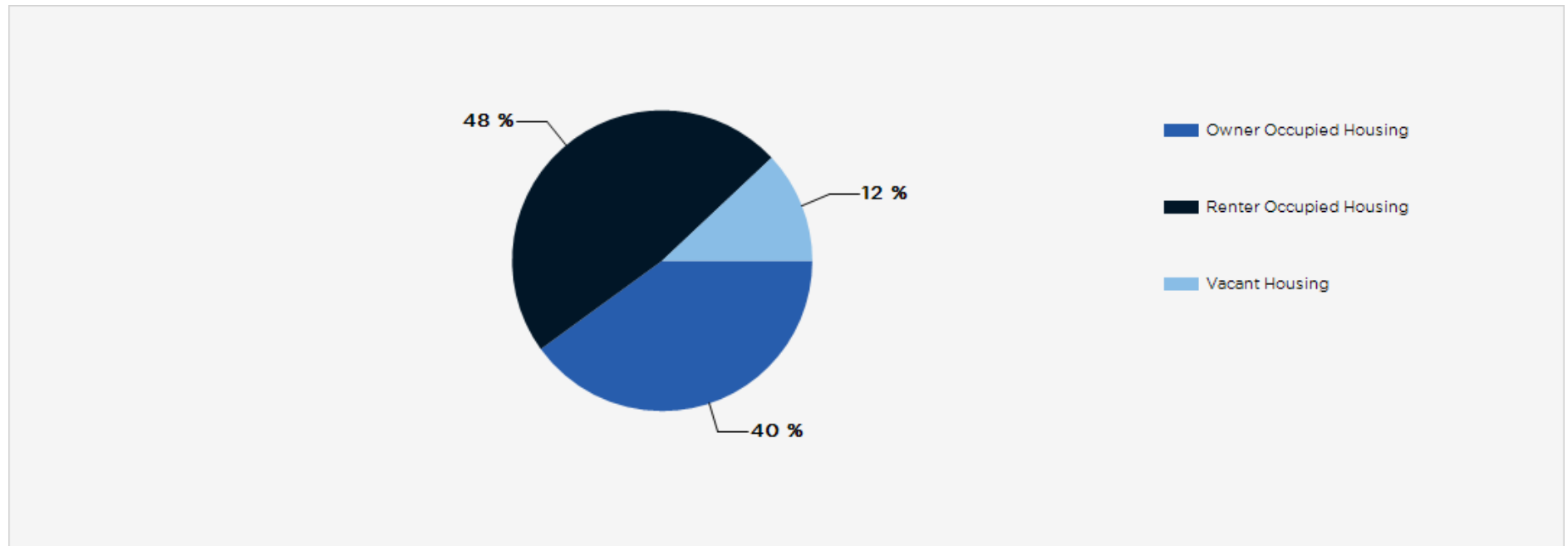
## 2022 Household Income



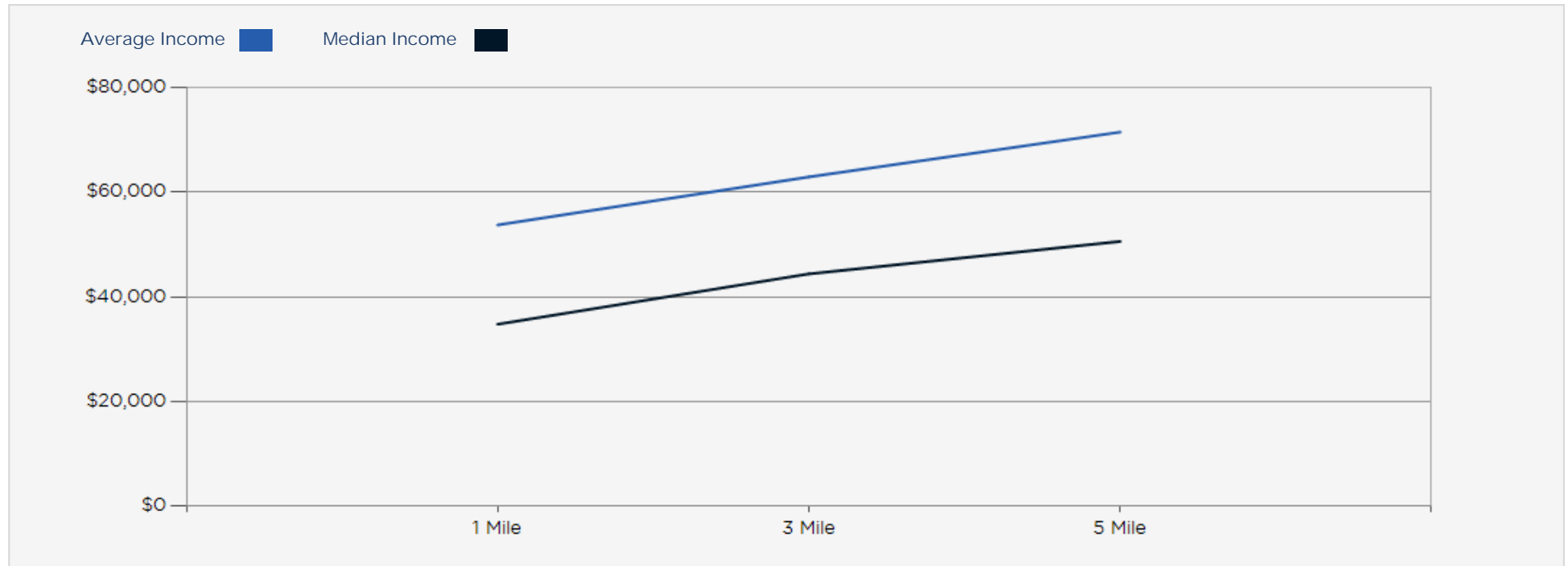
## 2022 Population by Race



## 2022 Household Occupancy - 1 Mile Radius



## 2022 Household Income Average and Median





**Our projects begin with a passion for our communities. Whether it be an award-winning hotel, a LEED-certified building, or a mixed-use office and retail space that reinvigorates a downtown, The Malcolm Bryant Corporation starts with one question— will this project make the community better?**

**Each project is a true investment in the community, and with it comes the commitment to do things extremely well— a commitment to how we design, build, and manage the property.**

**Our process begins not only with listening to what the market demands, but also listening to what your community desires. We are partners in visioning a better community through sound urban design, architectural excellence, and project and real estate management that goes beyond your wildest expectations.**

**From business incubation facilities, to historic building renewal, or sometimes a combination of both, The Malcolm Bryant Corporation is here to make your community the best place it can be for its residents, businesses, and guests.**



Madison Silvert  
President

Madison is President of the Malcolm Bryant Corporation. His greatest passion is helping people be the best they can be. An attorney and certified urban planner, Madison has spent most of his career as a community servant helping to build neighborhoods and businesses, and now brings this passion for people and community to every project we do.

Call him at (270) 926-1103 today!