

1601 UPS DRIVE

Louisville, KY



Farm Credit Services/Rural First Building For Sale - Class A

CLASS A OFFICE BUILDING 55,479 SF - 6.75 Acres - Single Story Built 2001

Open Floor Plan perfect for a team layout, Raised Access Floor, PRO Zoning

PROPERTY FACTS, SPECIFICATIONS - Location, Area Located in the Hurstbourne Green Business Park. Walkable to hotels, restaurants, public library, and YMCA Louisville International Airport (SDF) within 12 Miles. Parking: 270 parking spaces, 5:1 parking ratio. Gated secondary access at the rear of the property. Building Structure: Single-level office building. Raised 6" floor deck. Brick exterior with steel framing. Roof: Partial new flat roof, hipped metal roof sections. Ceilings: 10' with 2'2" tiles (2'4" in mechanical areas). Interior Layout: Large open team-style floor plan with a central training room and adjacent conference rooms. Six collapsible accordion walls for multi-configuration meeting spaces. A large break area with seating for 64, opening to an outdoor patio. Storage area with exterior with ground-level loading access.



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