



# Penn Run Golf Course Development Land

12900 Christman Drive , Louisville, KY 40229



## Offering Summary

Sale Price:	\$45,000 / acre
Available SF:	
Lot Size:	147 Acres
Price / Acre:	\$45,000
Zoning:	R-4
Market:	Southern Jefferson County

## Property Overview

Offered for sale the Penn Run Golf Course. 147 acres located in Southern Jefferson County with easy access to I-265 and I-65. Near dense retail: Walmart, Kohl's, Kroger, Menards, Lowe's, Cinemark and growing employment in Commerce Crossings Business Park with more than 5,500 employees.

## Property Highlights

- Beautiful land ideal for residential or apartment development
- Easy access to I-65 and Bullitt County
- Close retail and employment centers

### EXCLUSIVELY MARKETING BY

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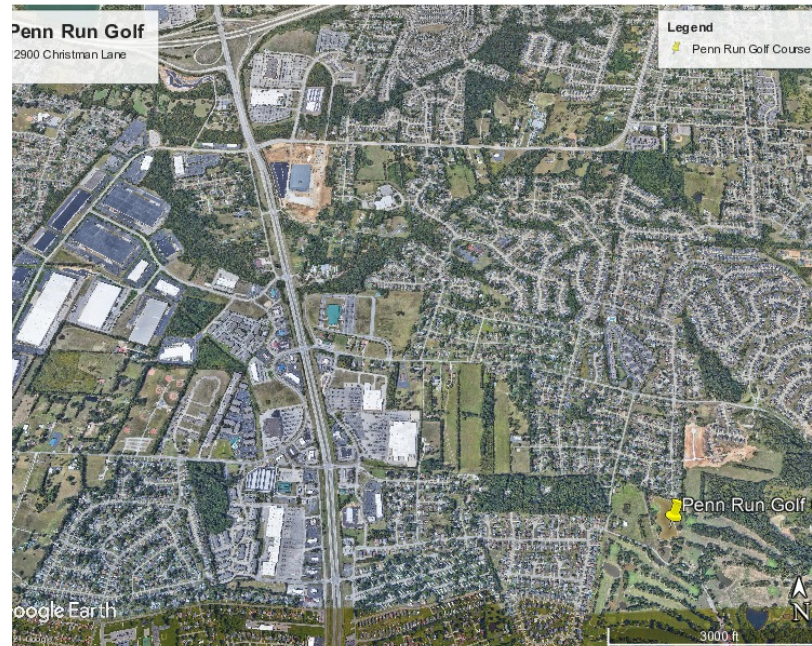
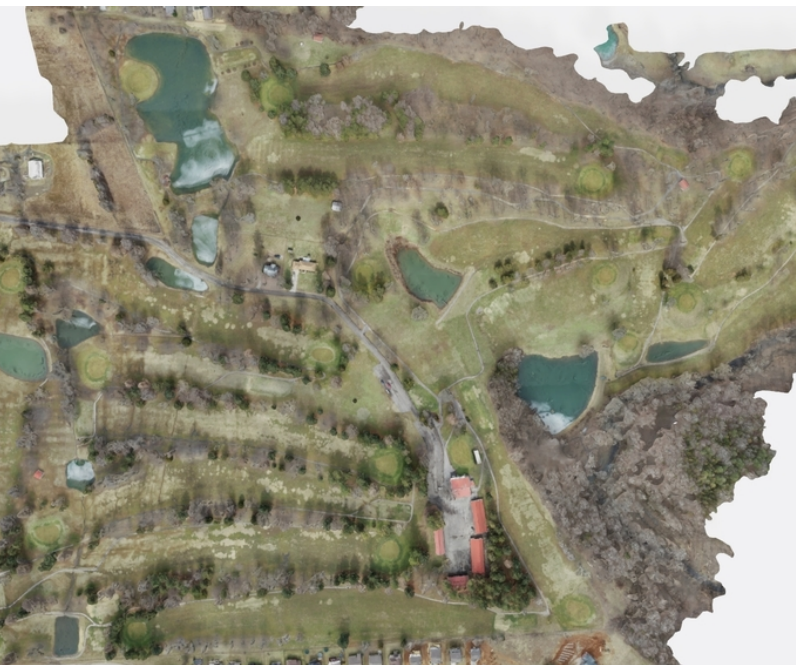


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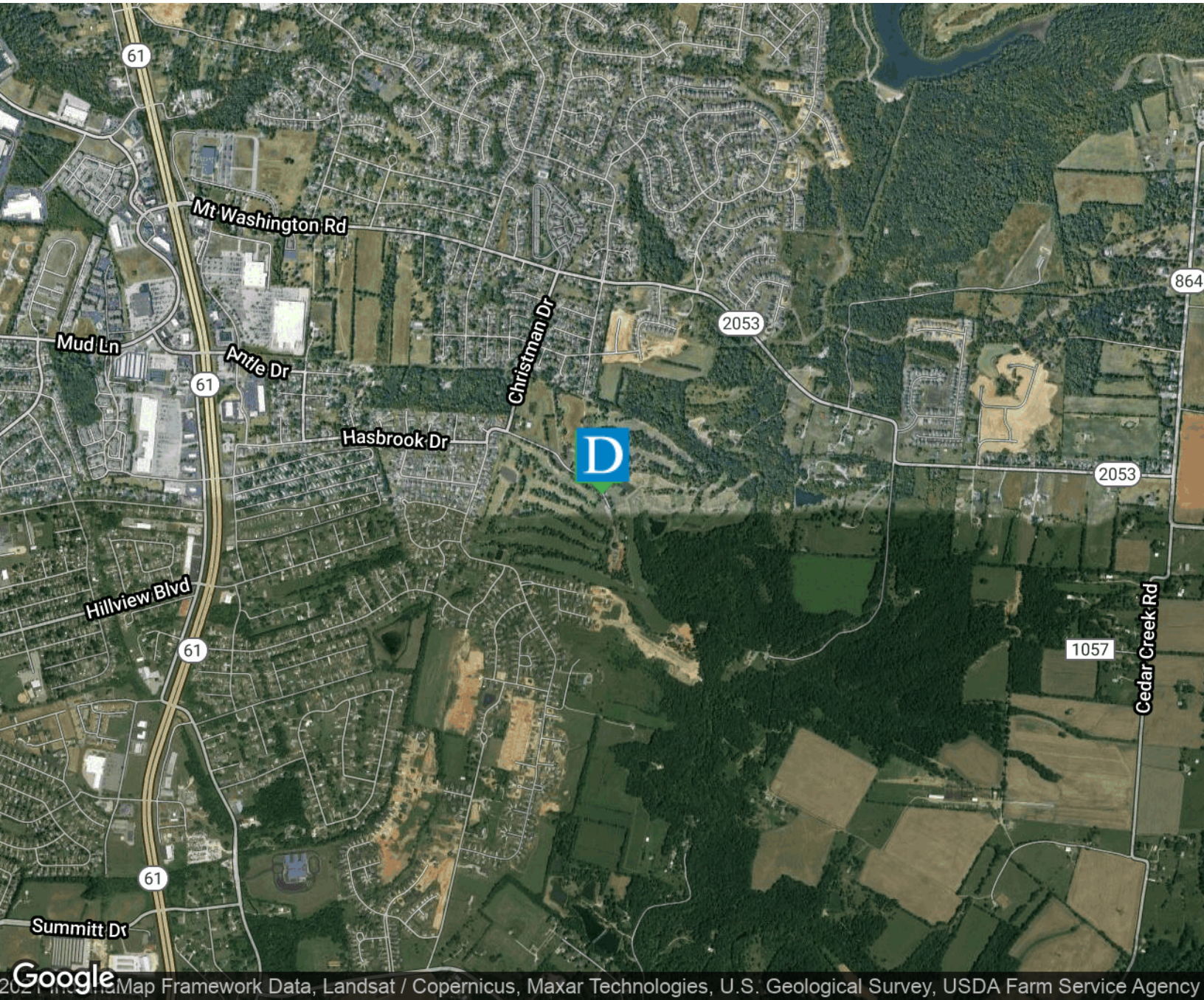


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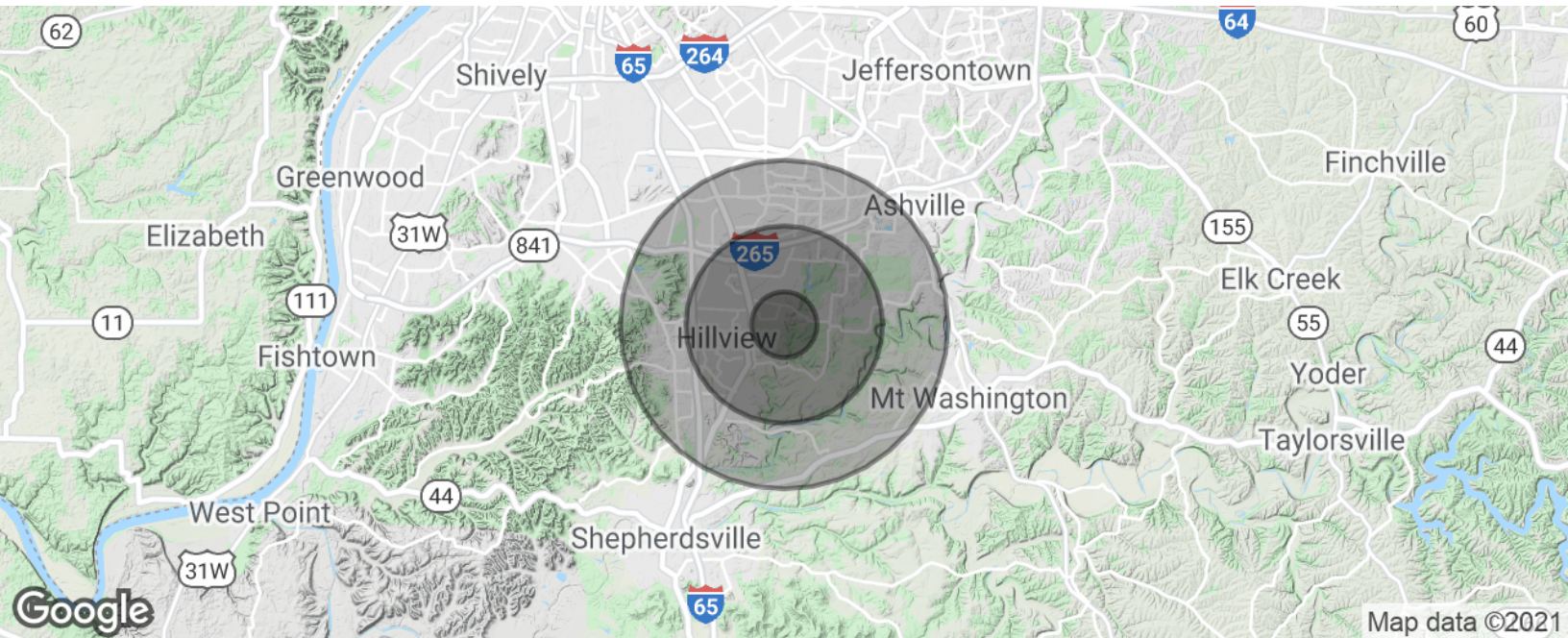


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<b>Population</b>	<b>1 Mile</b>	<b>3 Miles</b>	<b>5 Miles</b>
Total Population	4,382	44,108	110,820
Average age	34.2	35.6	36.5
Average age (Male)	32.2	35.2	35.9
Average age (Female)	34.7	36.1	36.9

<b>Households &amp; Income</b>	<b>1 Mile</b>	<b>3 Miles</b>	<b>5 Miles</b>
Total households	1,612	16,144	42,331
# of persons per HH	2.7	2.7	2.6
Average HH income	\$60,668	\$61,775	\$59,205
Average house value	\$141,672	\$138,761	\$145,975

\* Demographic data derived from 2010 US Census

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