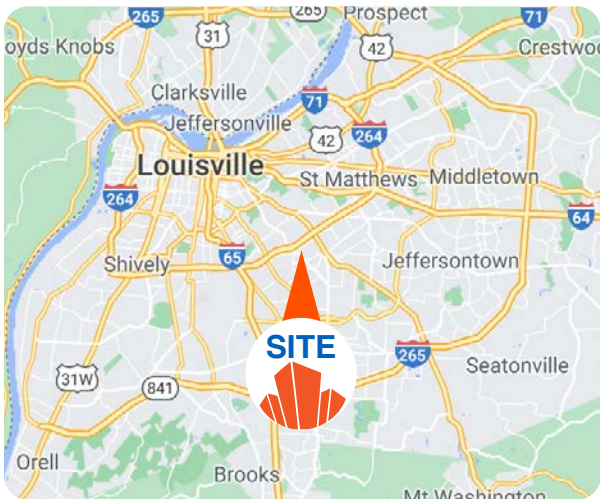




OFFICE SPACE AVAILABLE - SUITE 201

1949 Goldsmith Lane, Suite 201 | Louisville, KY 40218

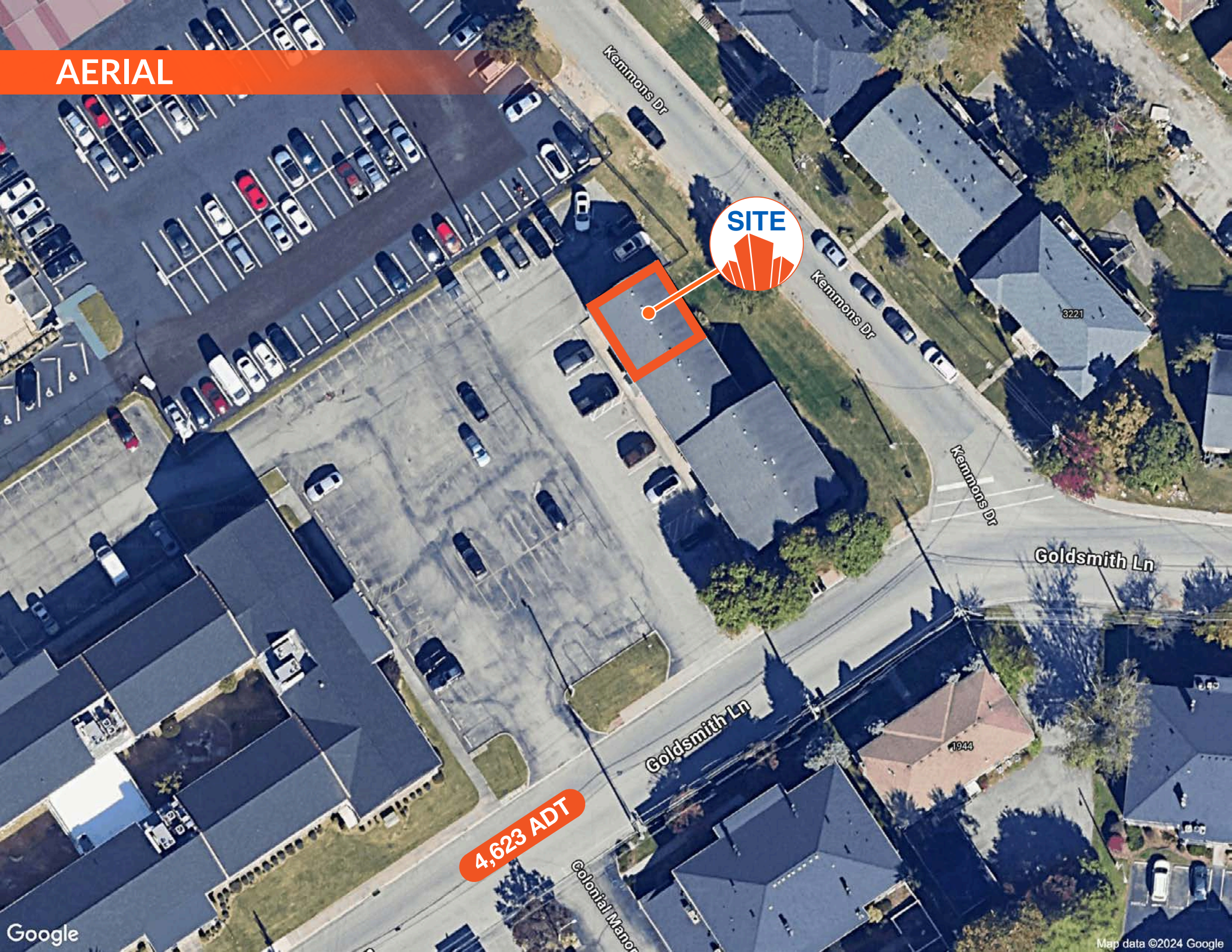


FOR SALE: \$89,500.00
992± SF AVAILABLE

- **Size:** Approximately 992 square feet of office space.
- **Zoning:** OR3 (Office/Residential District), allowing for a mix of professional office use and residential purposes.
- **Layout:** Ideal for small businesses or professionals seeking a functional office setup.
- **Location:** Conveniently located in the Louisville area, providing easy access to nearby services and amenities.
- **Suitability:** Suitable for a range of office-based businesses, such as law firms, consultancies, or medical practices.

SETH EDENS, SIOR | SEDENS@TRIOCPG.COM | (502) 553-4180
RICHARD BRENT | RBRENT@TRIOCPG.COM | (502) 396-0813

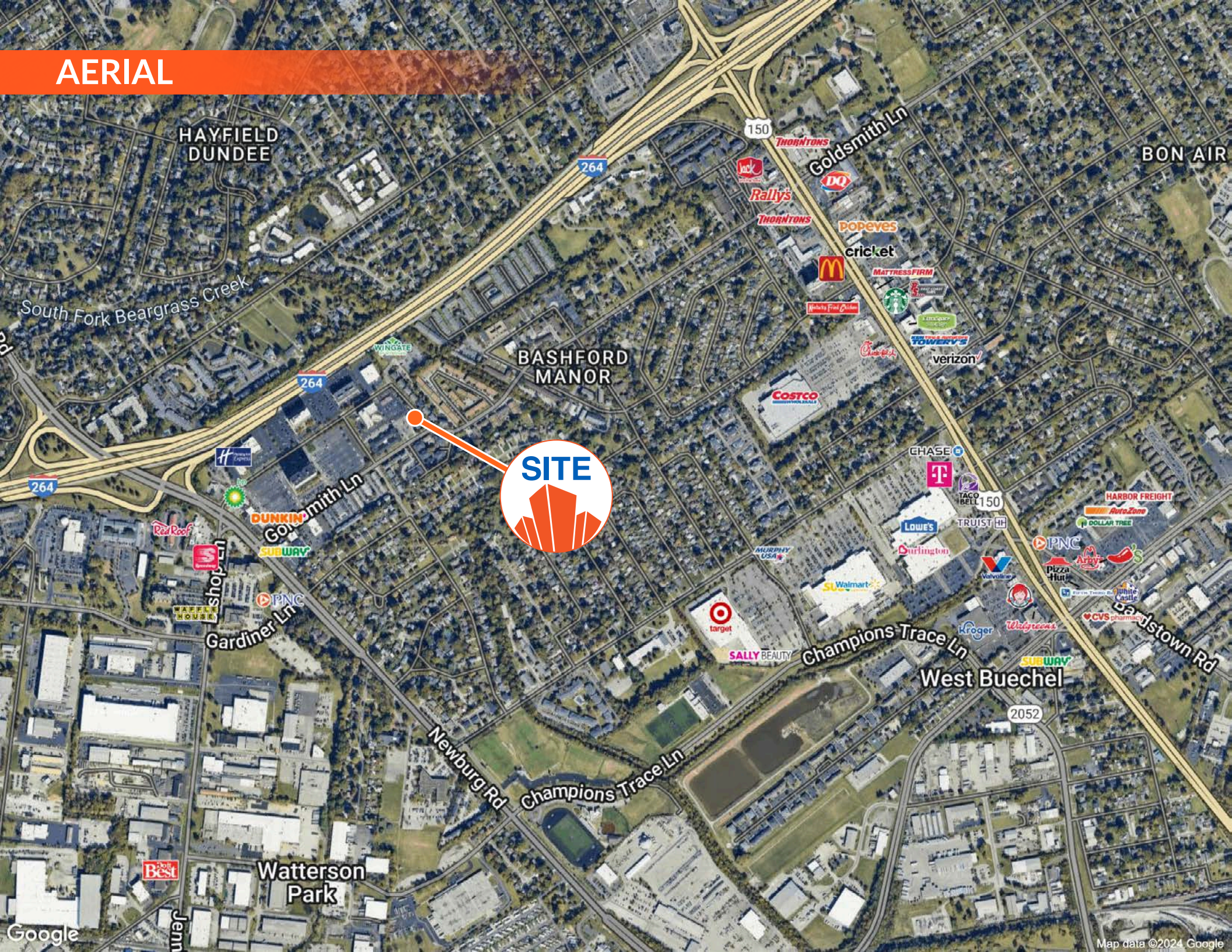
AERIAL



SITE

4,623 ADT

AERIAL



HAYFIELD
DUNDEE

BON AIR

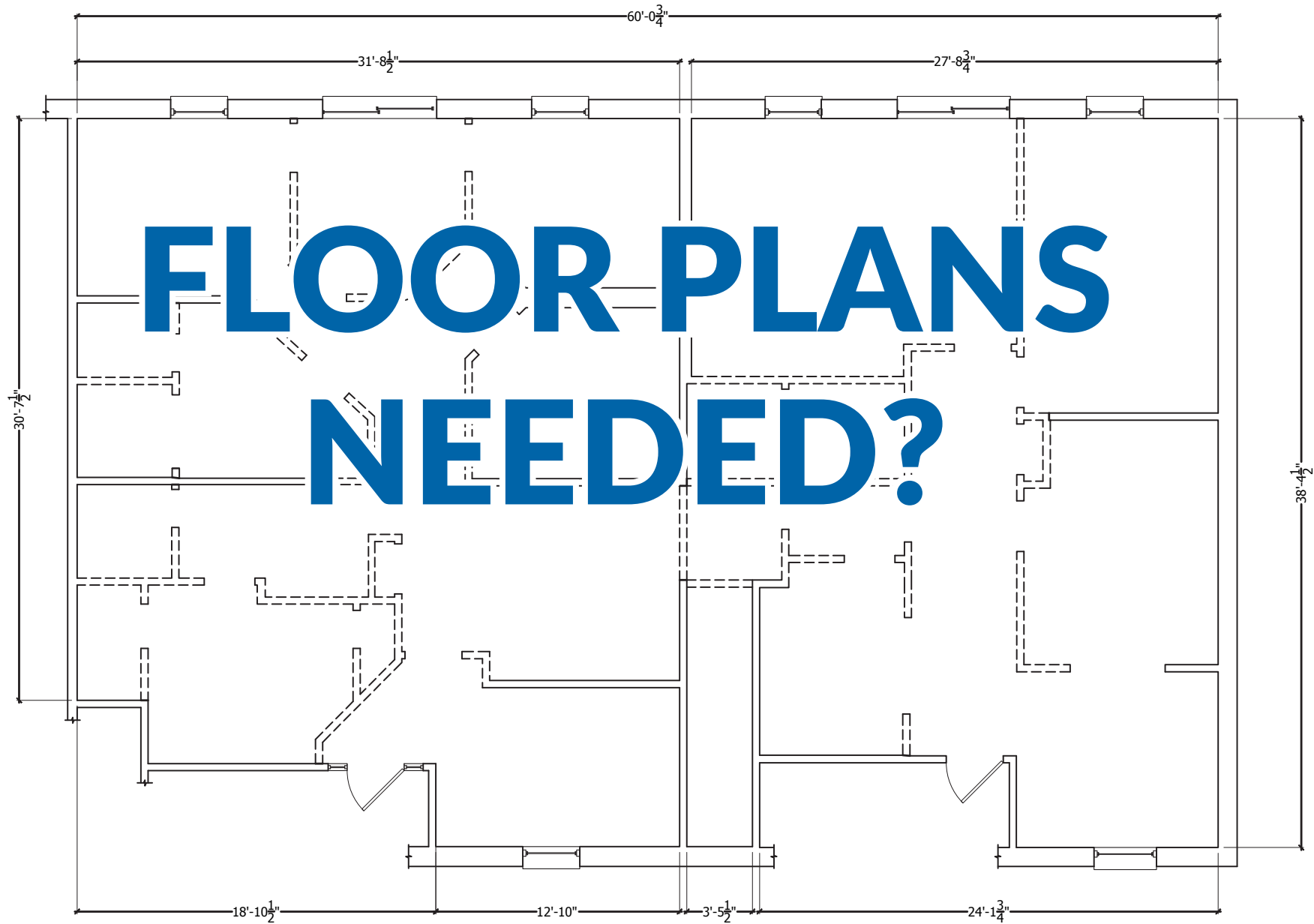
BASHFORD
MANOR

SITE

West Buechel

Watterson
Park

FLOOR PLAN



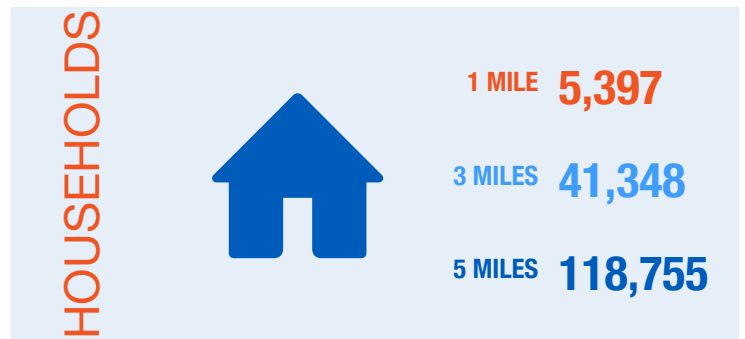
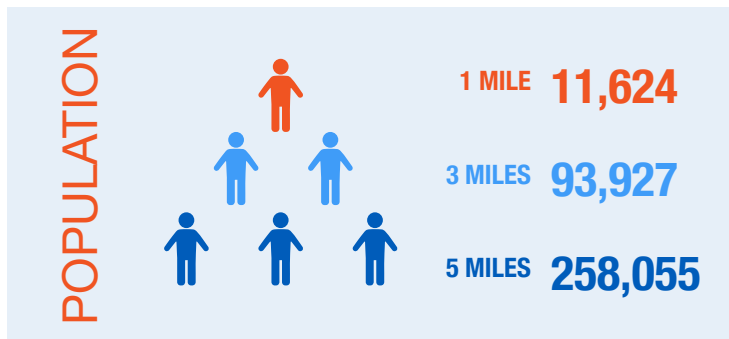
PHOTOS



PHOTOS



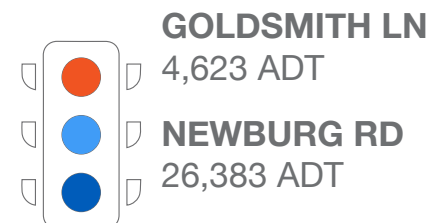
DEMOGRAPHICS



MEDIAN HOUSEHOLD INCOME



TRAFFIC COUNTS



CONTACT US



SETH EDENS, SIOR PARTNER

502 553 4180

SEEDENS@TRIOCPG.COM

RICHARD BRENT

502 396 0813

RBRENT@TRIOCPG.COM

