

# 8844 Hwy 44 E

## MT. WASHINGTON, KY

Be Part of a Thriving New 2025 Development in Mount Washington, KY!

### Property Highlights:

- Flexible Space Options: Choose from 1,250 SF up to 5,000 SF
- Anchor Tenant: Dale's Pools occupying the central 5,000 SF
- Prime Location: Situated on Highway 44 East with 18,051 average daily traffic
- Exceptional Visibility: Attractive brick façade with large storefront windows
- Ample Parking: Convenient on-site parking for customers and staff
- New Construction: Be among the first to occupy this state-of-the-art building
- Customizable Shell Space: Design your perfect business environment
- Available Configurations:
  - Two prime 2,500 SF spaces flanking Dale's Pools
  - Possibility to subdivide down to 1,250 SF for smaller businesses
  - Opportunity to combine both spaces for a total of 5,000 SF



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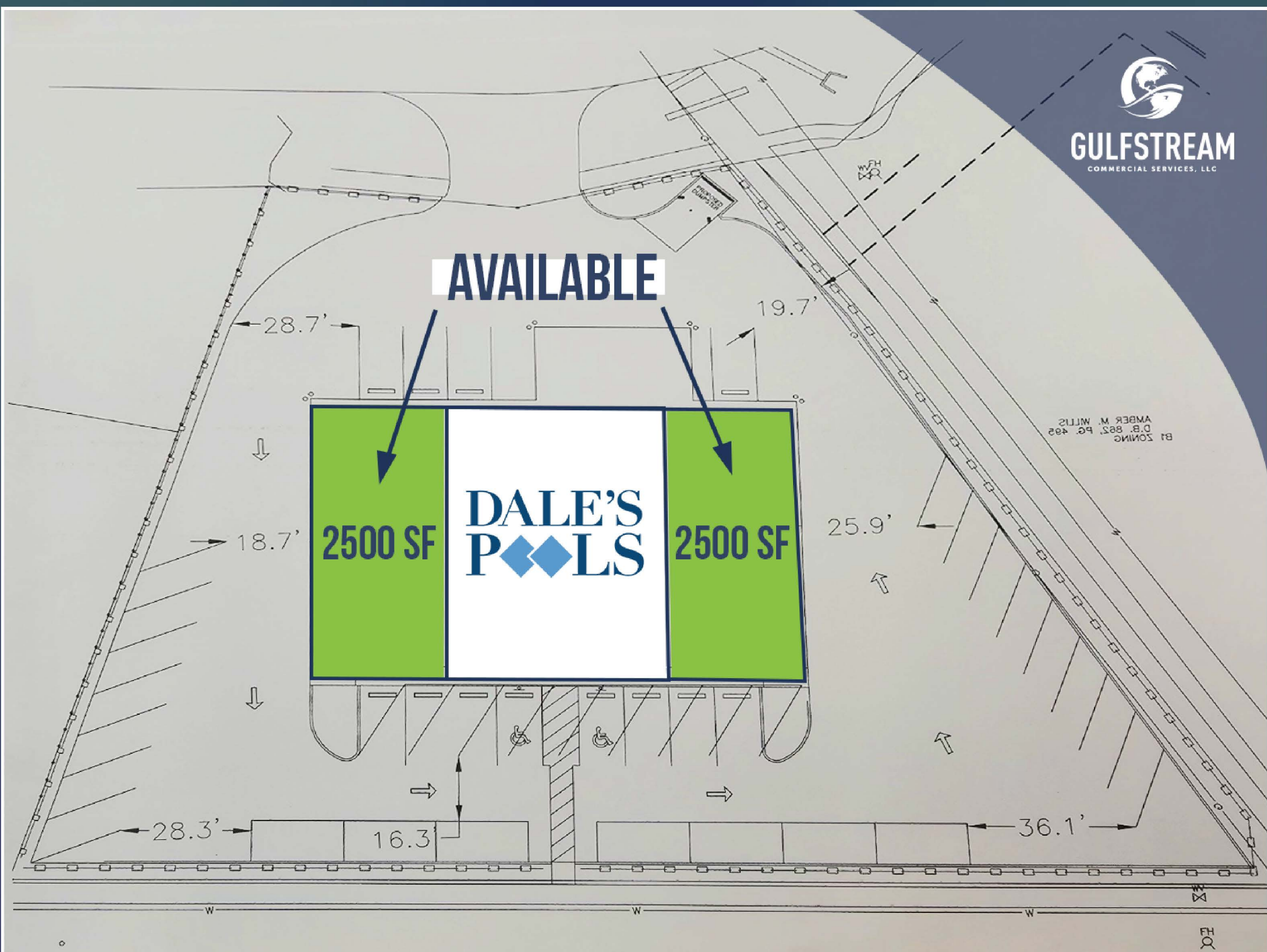
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**CRE Brokerage, Management, Development,  
and **Investment Partners** from the ground up.**