

# UNION PROMENADE - LOT 7

US 42, Union, KY 41091



## PROPERTY DESCRIPTION

KW Commercial is offering 2,460 Sq. Ft. of lease space in Union Promenade! A full lineup of upper scale medical, restaurants within this entertainment district are currently secured. World renowned architects have designed this project to impress. The project has been designed to handle the pedestrian traffic of over 1000 homes plus any drive-in traffic. The New Concept architecture is appealing to both family and friends. Check out the website at [www.theunionpromenade.com](http://www.theunionpromenade.com) and give us a call to obtain additional information!

## PROPERTY HIGHLIGHTS

- Co Tenant - El Asadero, The Strip Quality Meat, Fairway Room
- Strong Financial Demographics
- Phenomenal Location

## OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	2,460 SF
Building Size:	13,670 SF

DEMOGRAPHICS	0.5 MILES	1 MILE	1.5 MILES
Total Households	416	1,644	4,194
Total Population	1,332	5,045	11,856
Average HH Income	\$116,093	\$116,786	\$116,268

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

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7210 Turfway Road  
Florence, KY 41042



## RETAIL FOR LEASE

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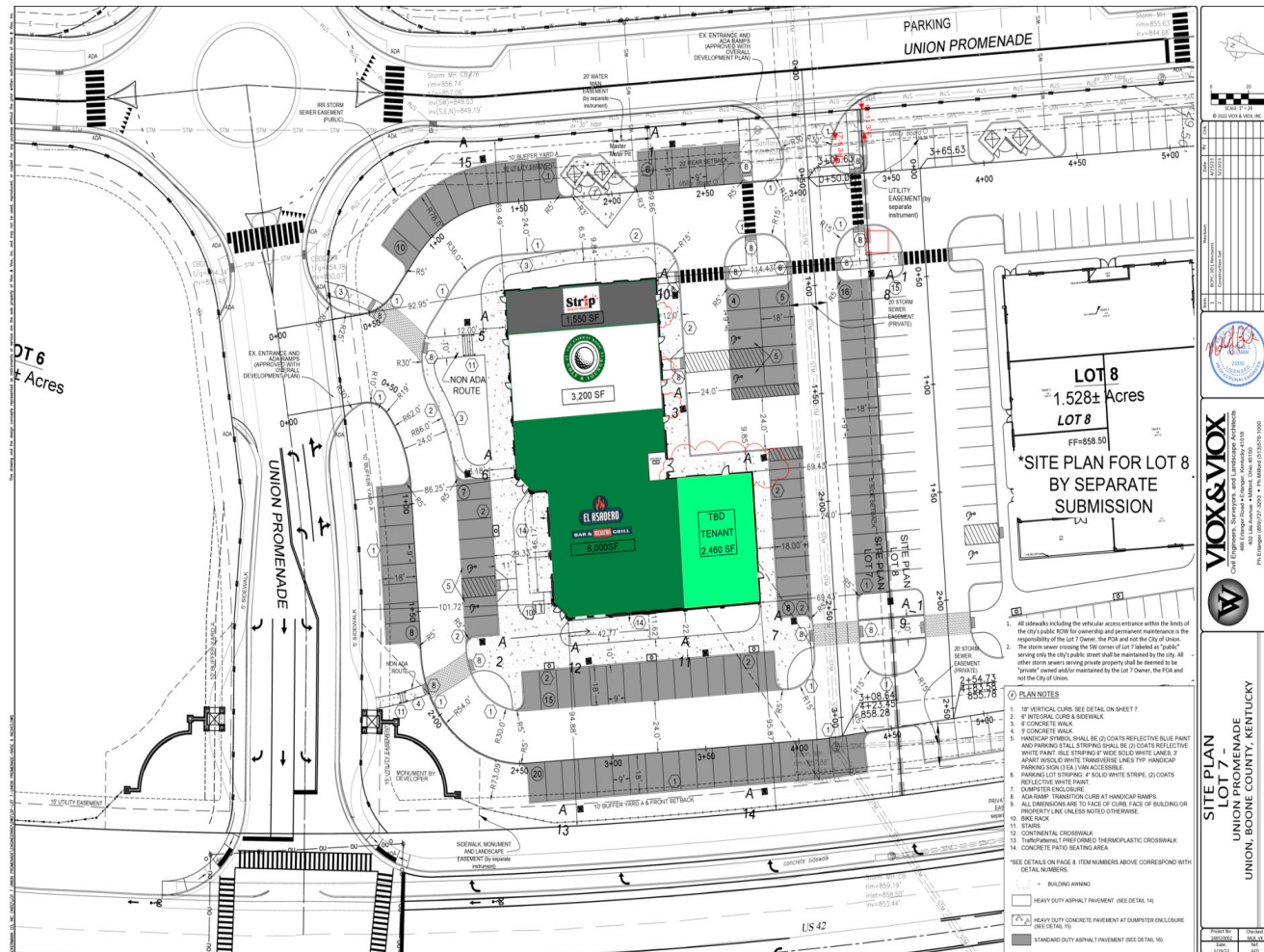
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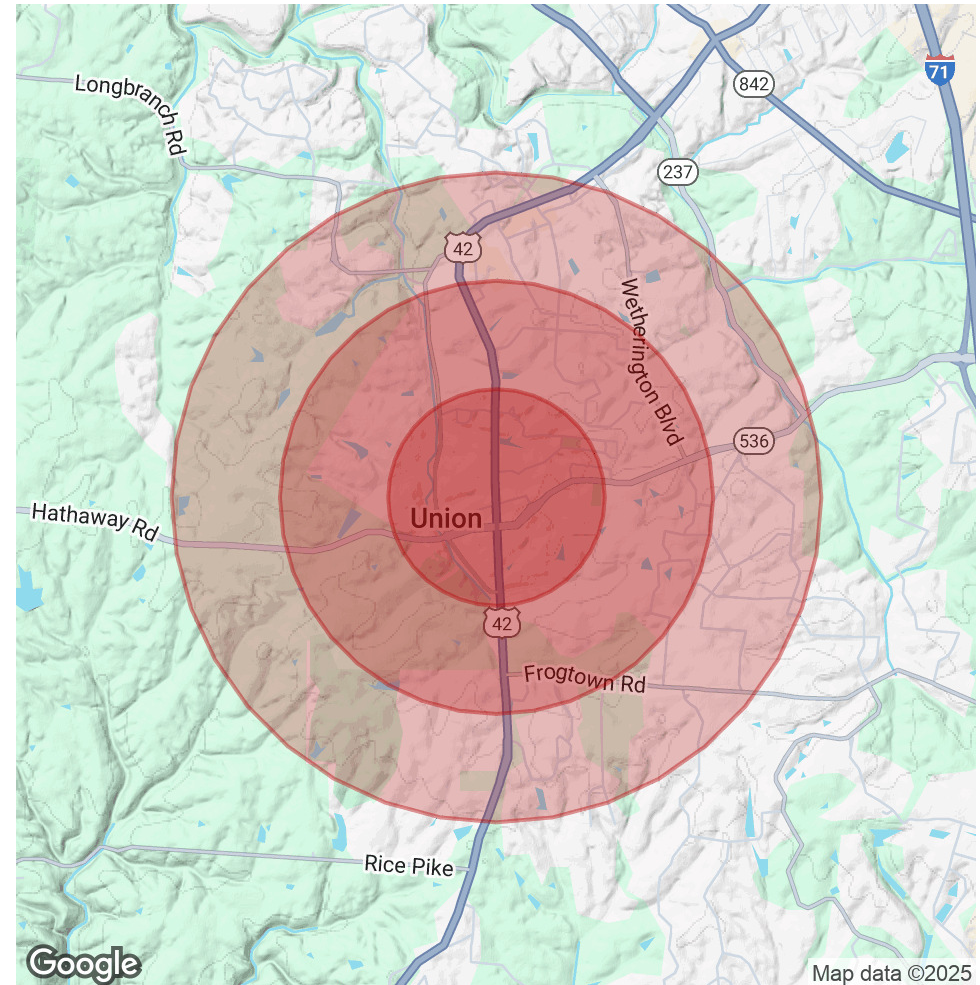


POPULATION	0.5 MILES	1 MILE	1.5 MILES
Total Population	1,332	5,045	11,856
Average Age	37.8	38.2	40.1
Average Age (Male)	34.4	35.3	37.6
Average Age (Female)	41.1	41.5	43.2

HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	1.5 MILES
Total Households	416	1,644	4,194
# of Persons per HH	3.2	3.1	2.8
Average HH Income	\$116,093	\$116,786	\$116,268
Average House Value	\$239,542	\$246,979	\$243,225

2020 American Community Survey (ACS)



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