

OFFICE BUILDING FOR LEASE

730 FAIRVIEW AVE STE A6

Bowling Green, KY 42101



PROPERTY DESCRIPTION

Professional end cap, office condominium unit with good lighting from large windows. Lobby with reception counter, three rooms/offices, kitchenette area, and restroom. Fronting Fairview Avenue, the downtown business corridor, on the corner of High Street. Near The Medical Center of Bowling Green and Graves Gilbert Clinic.

PROPERTY HIGHLIGHTS

- Excellent Visibility
- Natural Light with Large Windows
- Near The Medical Center and Graves Gilbert Clinic

OFFERING SUMMARY

Lease Rate:	\$20.00 SF/yr (MG)
Number of Units:	1
Available SF:	1,225 SF
Lot Size:	3,920 SF
Building Size:	1,225 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	285	943	4,083
Total Population	614	2,026	9,472
Average HH Income	\$55,932	\$59,131	\$54,632

Debby Peeples

Office: 270.781.8000 x4

Cell: 270.996.2872

debby@ntrcommercial.com

Neal Turner Realty
Commercial and Industrial Brokerage

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CCIM

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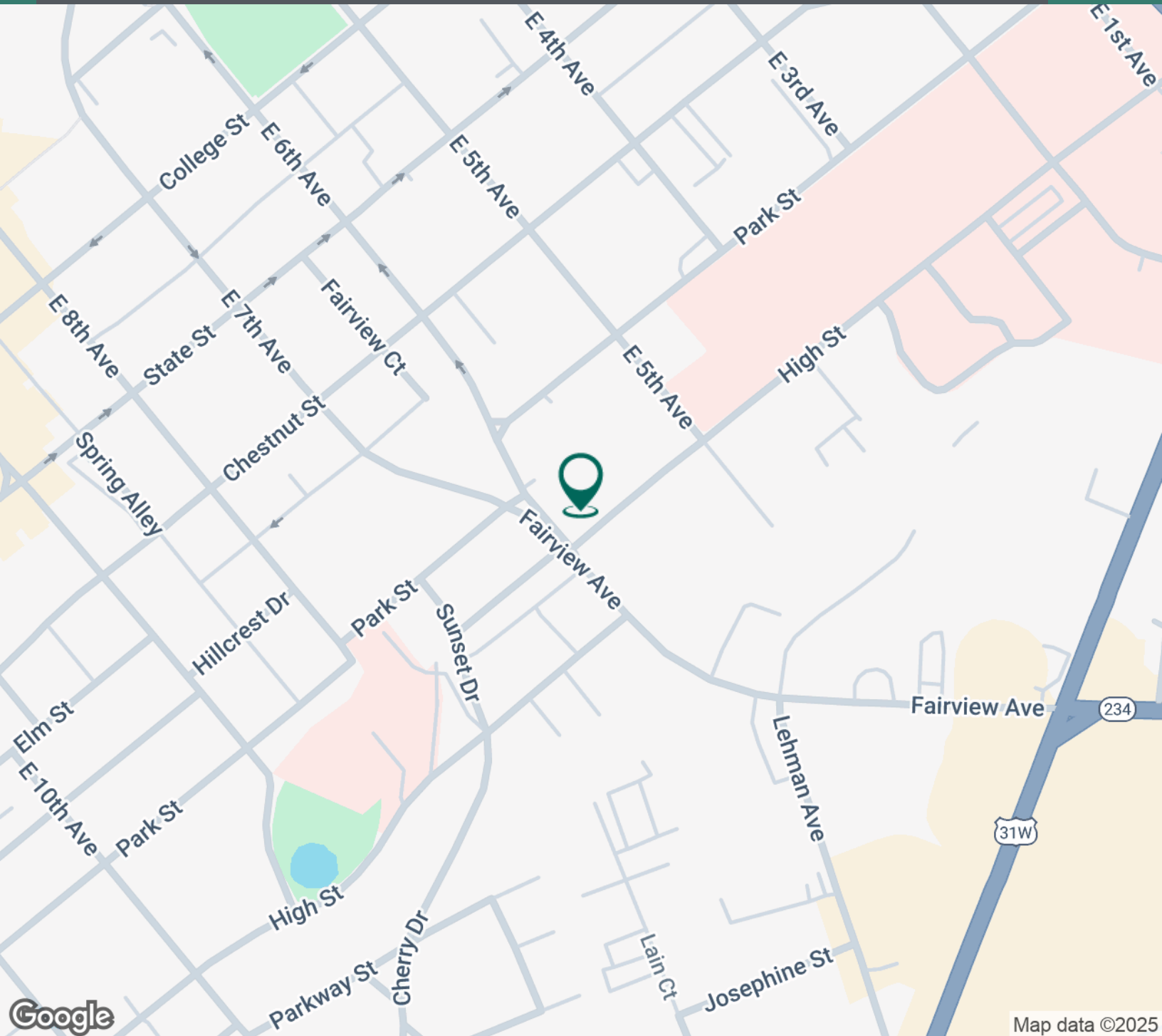
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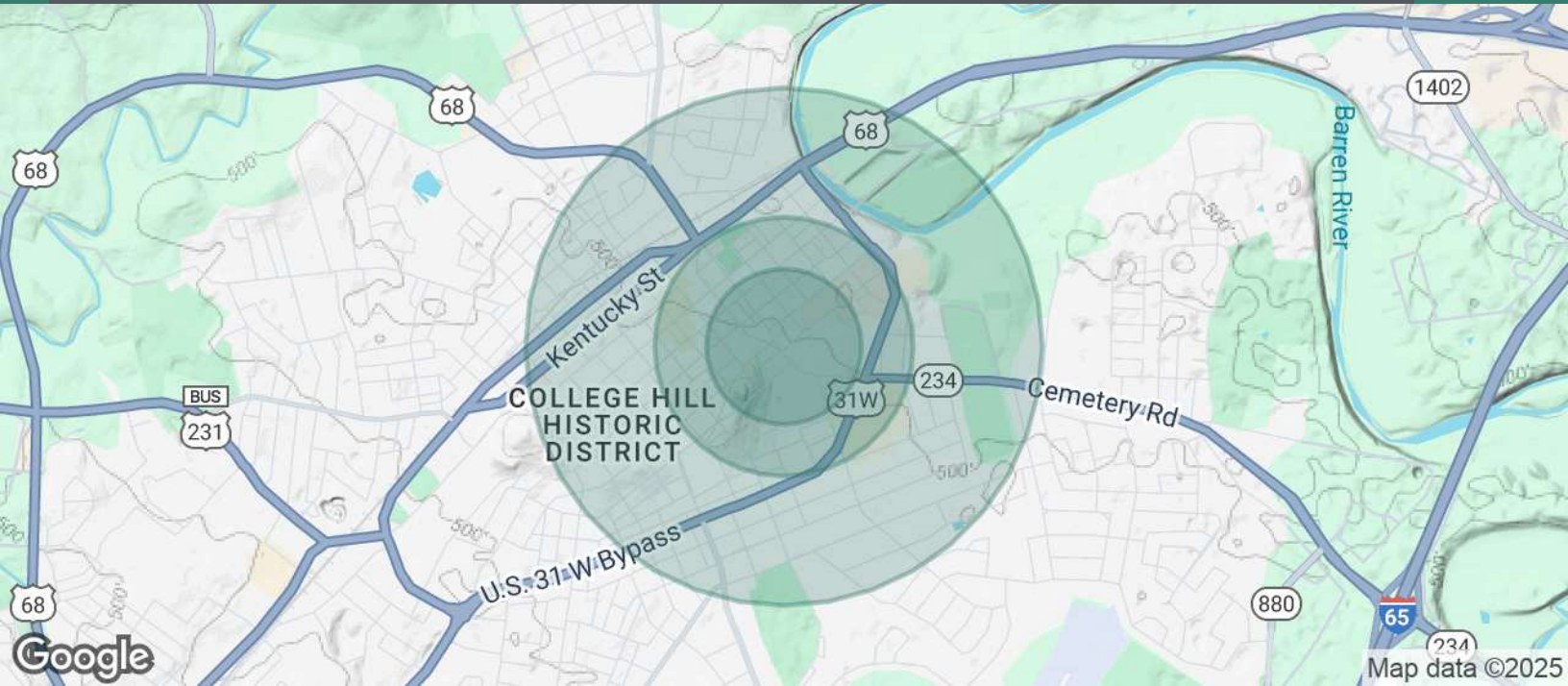
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	614	2,026	9,472
Average Age	41	39	36
Average Age (Male)	37	37	35
Average Age (Female)	44	41	37

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	285	943	4,083
# of Persons per HH	2.2	2.1	2.3
Average HH Income	\$55,932	\$59,131	\$54,632
Average House Value	\$280,016	\$315,271	\$293,076

Demographics data derived from AlphaMap

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