



1.1 AC Retail Lot

120 Pinecrest Road
Morehead, Kentucky 40351

Space	Rate	Size	Type
Lot	\$5,000 per month	1.1 Acres	NNN

Property Highlights

- 1.1 AC lot with 1,580 SF building
- Situated in front of Pinecrest Plaza just off Flemingsburg Road near I-64 at Exit 137 at a signalized intersection
- Located across from new Starbucks and St. Claire Urgent Care
- 25 existing parking spaces
- Pole signage available
- Layout includes lobby, 3 private offices, breakroom, two restrooms and unfinished basement
- Retailers in the immediate area include Tractor Supply, Kroger, Lowes, Big Lots, Burke's Outlet, Cracker Barrel, Hardees, Bargain Hunt and Reno's
- Traffic count of +/-28,855 ('22) on Flemingsburg Road near the site
- Zoned B-2, Highway Business (<https://bit.ly/MoreheadKYZoning>)

For More Information

Jim Kemper

Vice President

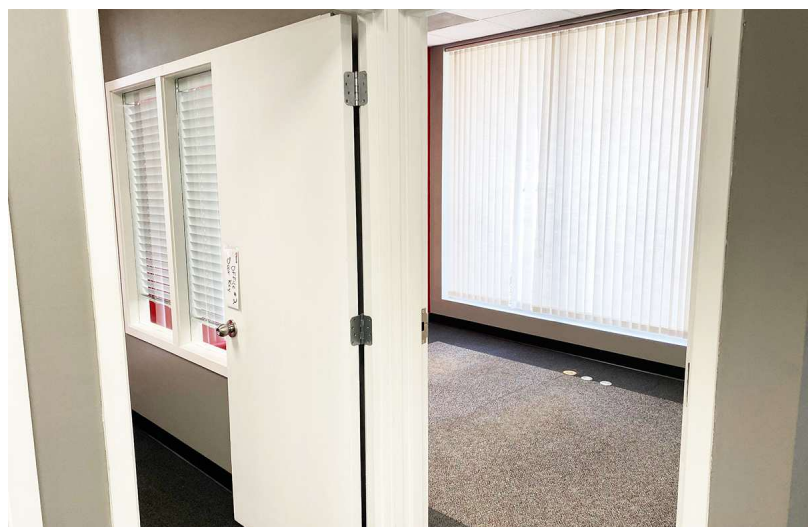
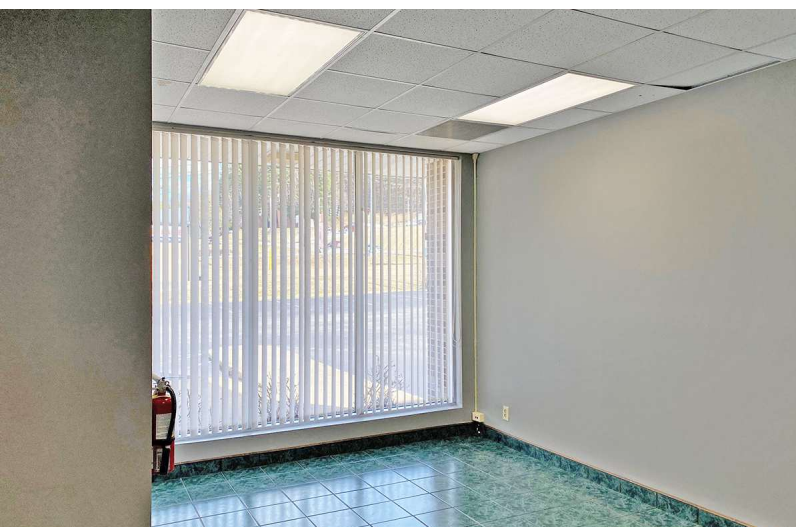
O: 859 422 4407

jimkemper@naiisaac.com | KY #189559



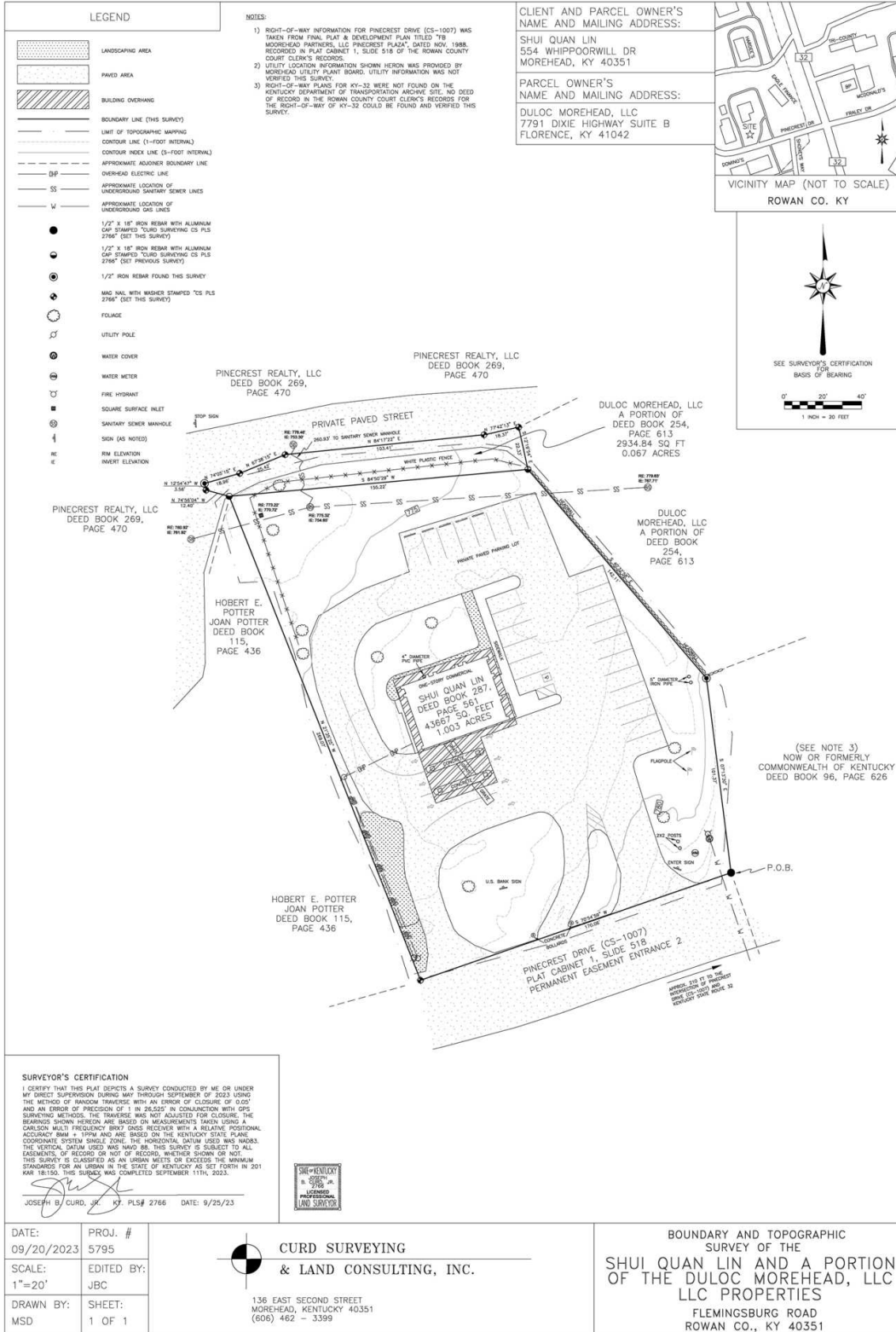
Commercial Real Estate Services, Worldwide.

For Lease
1.1 AC Lot
\$5,000/Month NNN



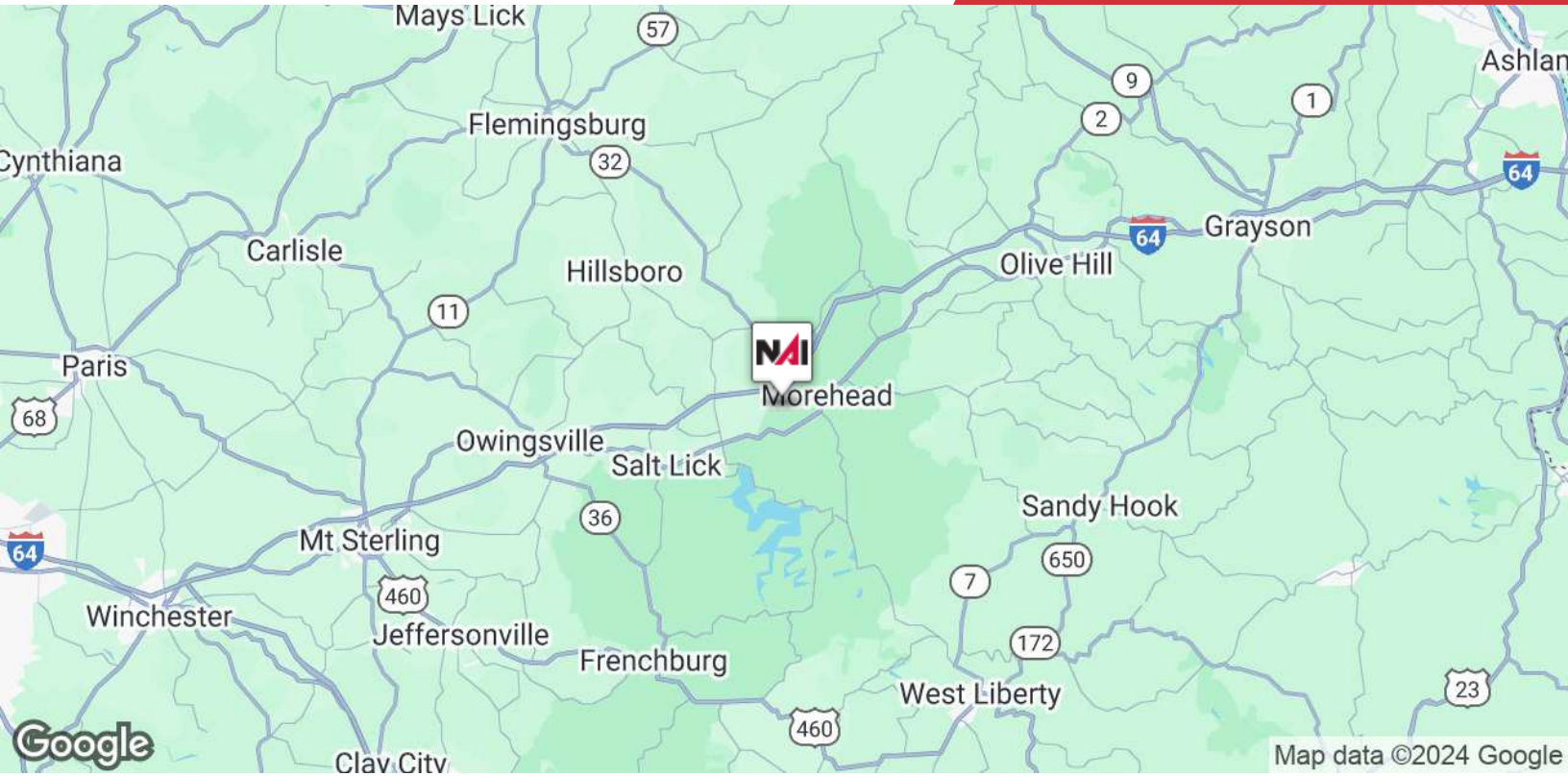
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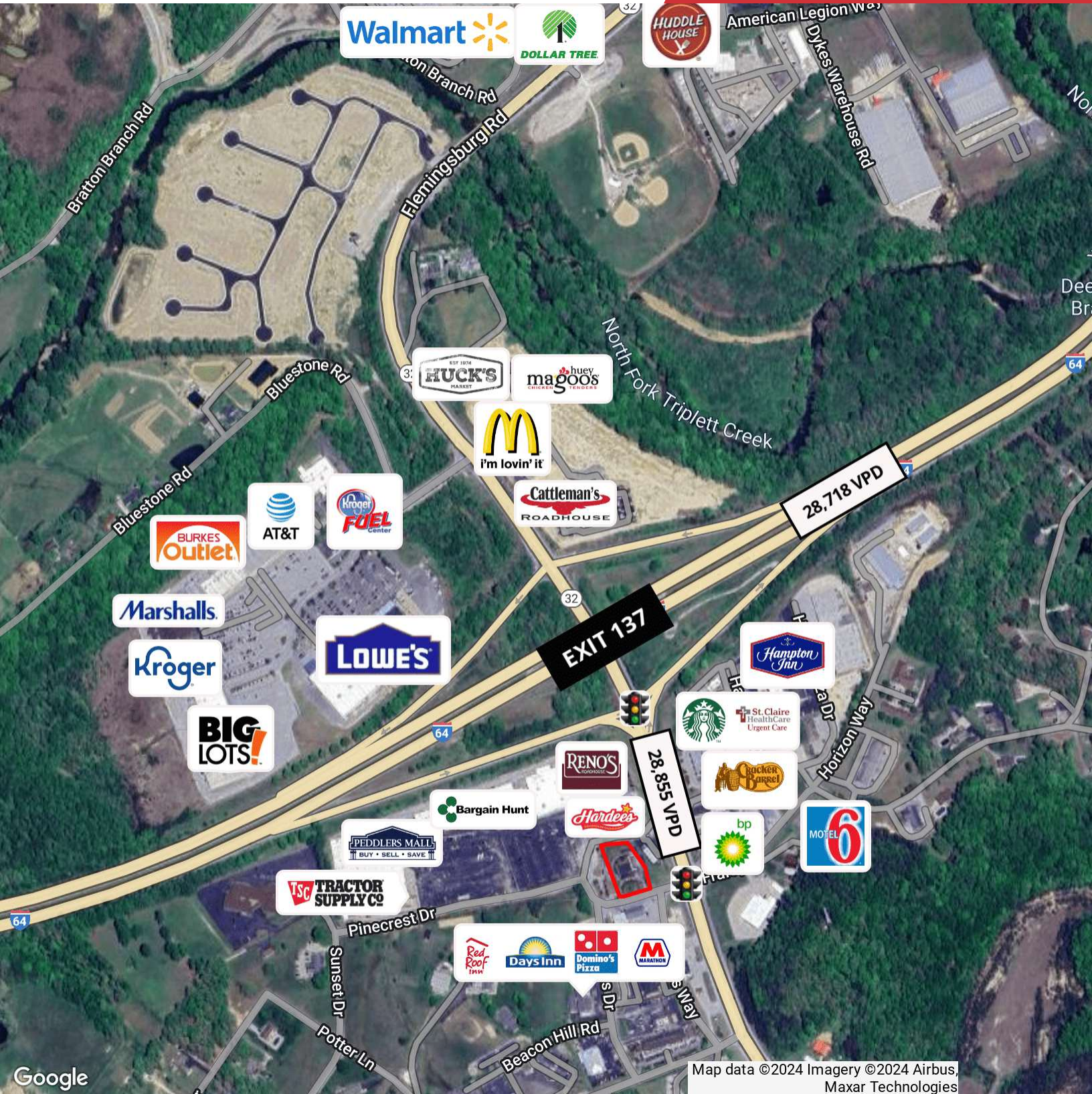
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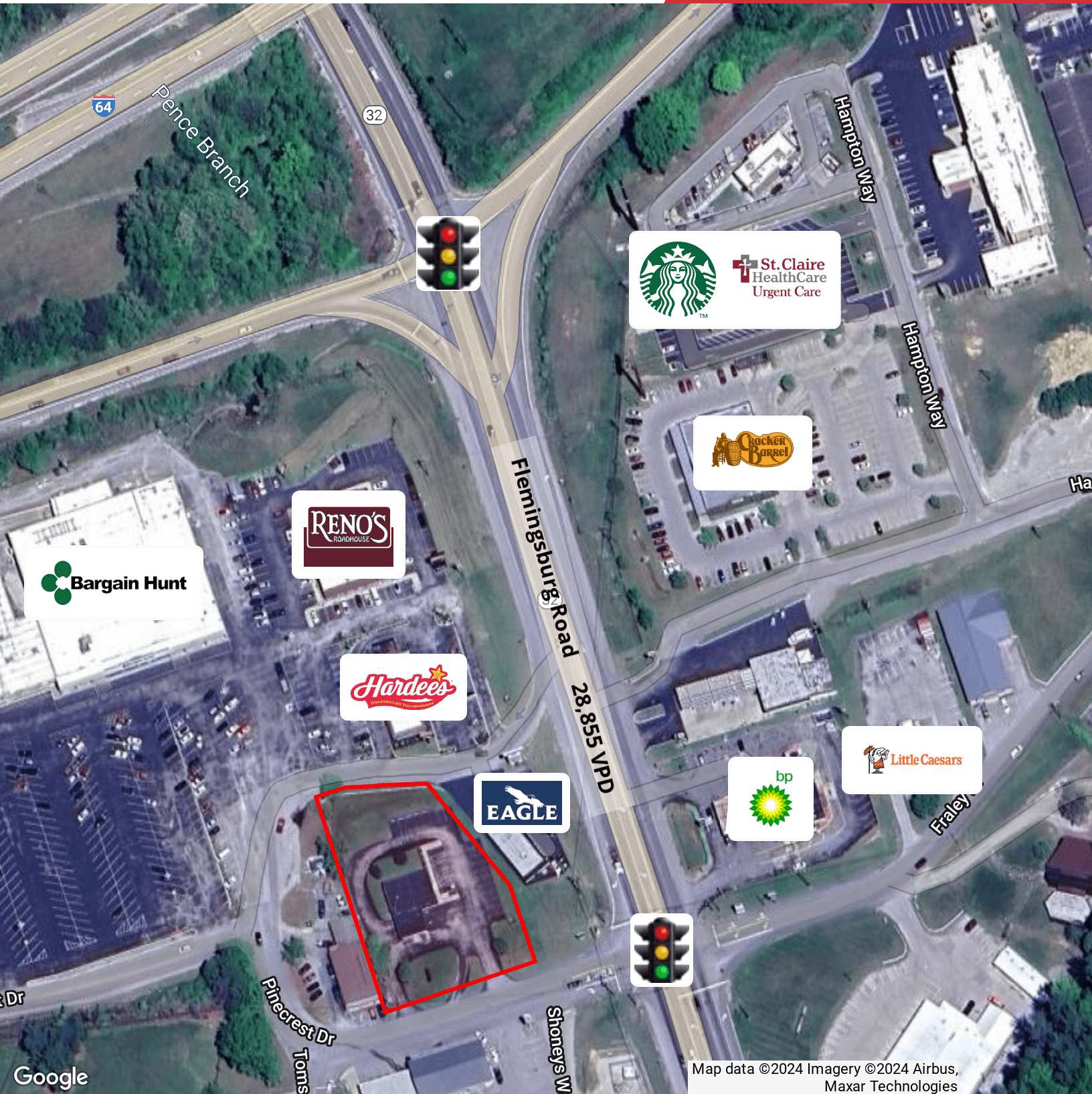
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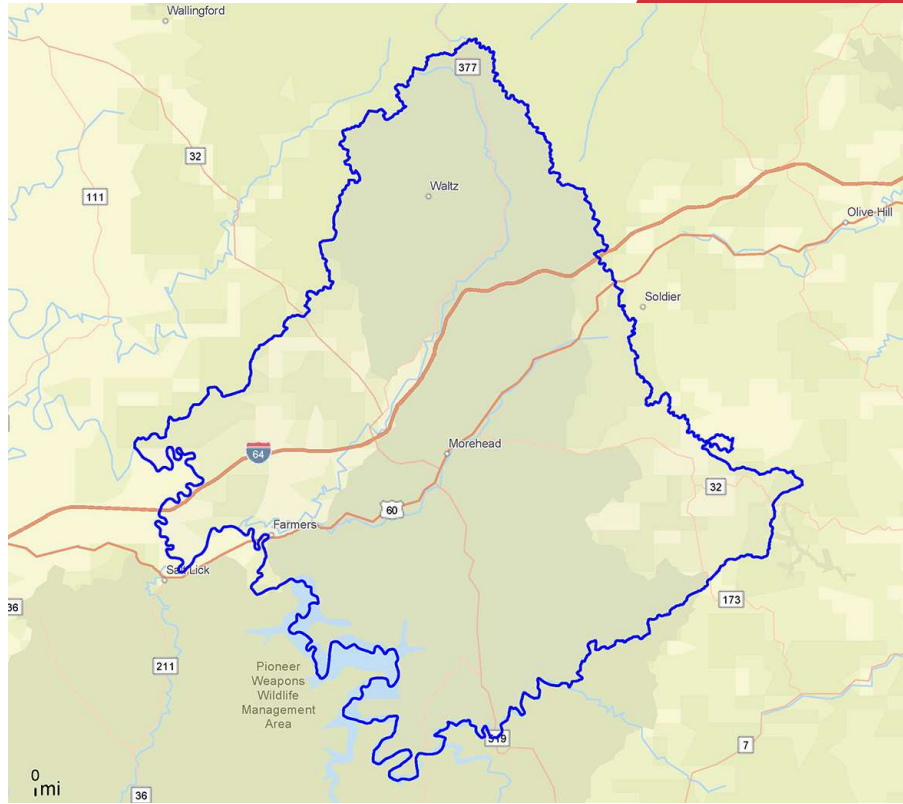
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Rowan County Demographics

2023

Population

24,903

Households

9,245

Average Household Income

\$77,104