



KY OFFICE CAMPUS AVAILABLE FOR LEASE

180,866 Sq. Ft. Four-Story Class A Building
101 Yorkshire Boulevard, Lexington, KY

NEW OWNERSHIP - 3 MW of existing power for future data center, co-location, call center, medical, laboratory or traditional office use. Call for deal incentives! Also for SALE! Perfect for Users!



PROEPRTY DESCRIPTION

Space Available	10,285 – 180,866 SF	HVAC	Central
Parking	528 Spaces / New lot	Elevators	3
Zoning	P-1	Security	24/7 Card access – On-site
Exterior Decks	On 3 rd floor around building	Lease Rate	From \$18.95/SF MG
Roof	Built-up tar and gravel		
Floor Plate	Approx. 45,217 SF., varies per floor		

COMMENTS: Class A headquarter campus property on 15.27 A. close to University of Kentucky, area medical campus, central business district and I-75. Strategically located to offer options as a single-use or multi-tenant facility with multiple amenities including training facility, corporate kitchen, raised flooring/racking, Wi-Fi, fiber, 24 hr. card access, dock and generators.

**CLICK HERE
FOR A TOUR**



*Brian Brockman – OK Broker of Record
Bang Realty – Oklahoma Inc.
License #177814
bor@bangrealty.com – (513) 898-1551*

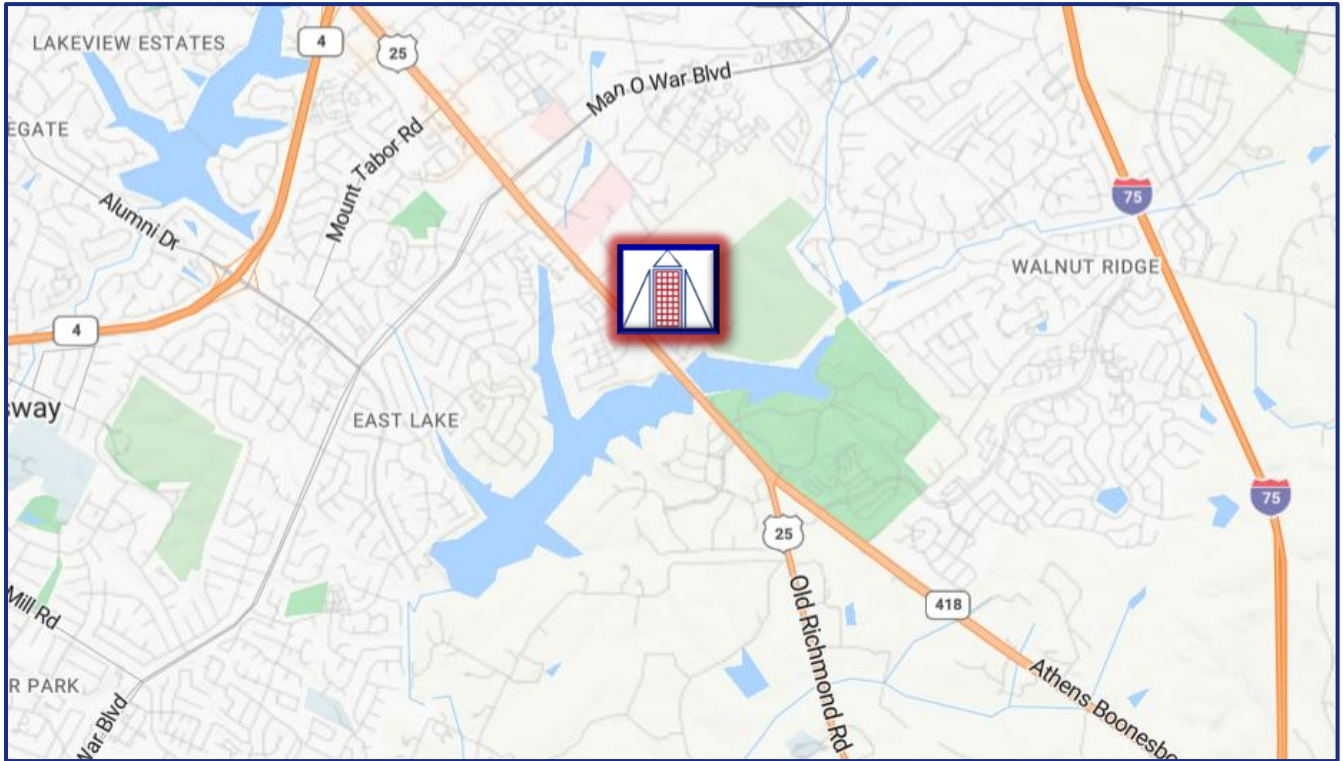


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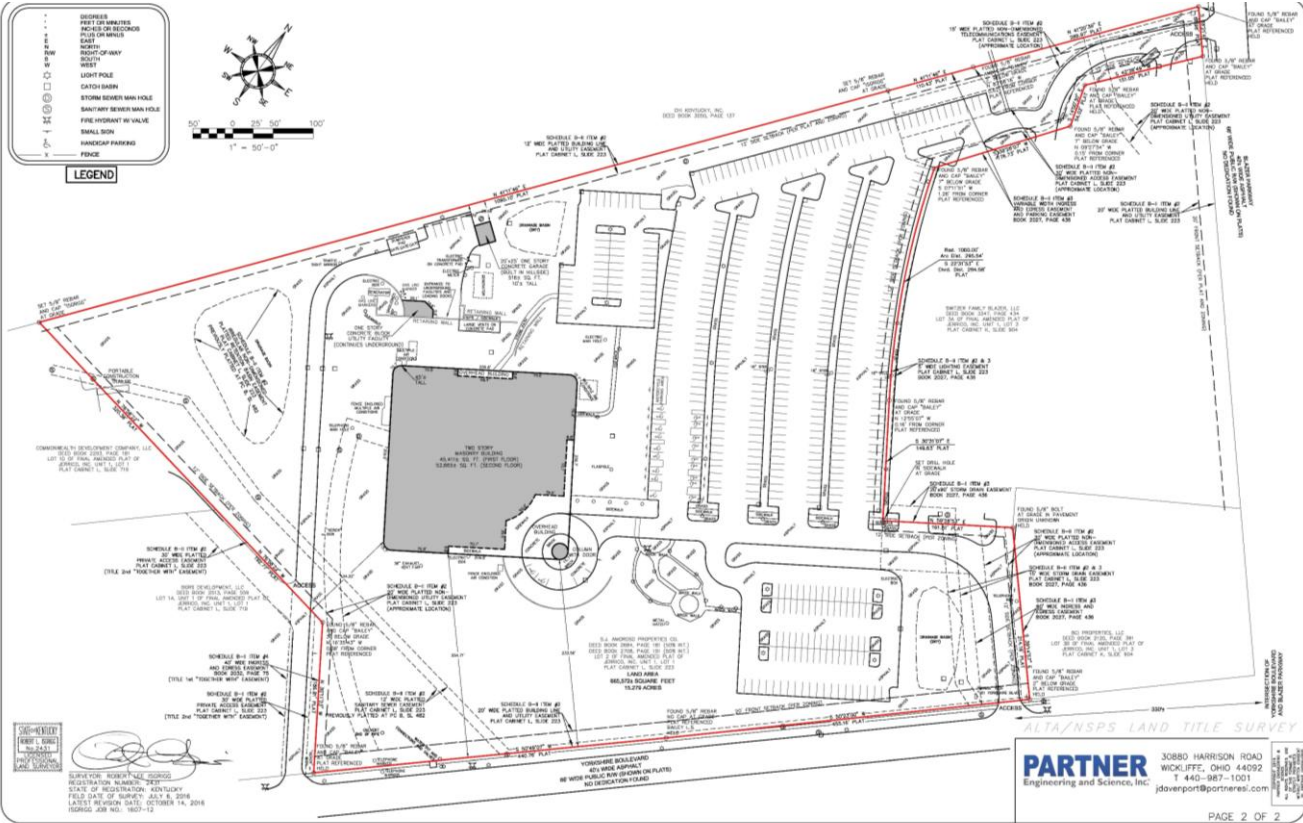
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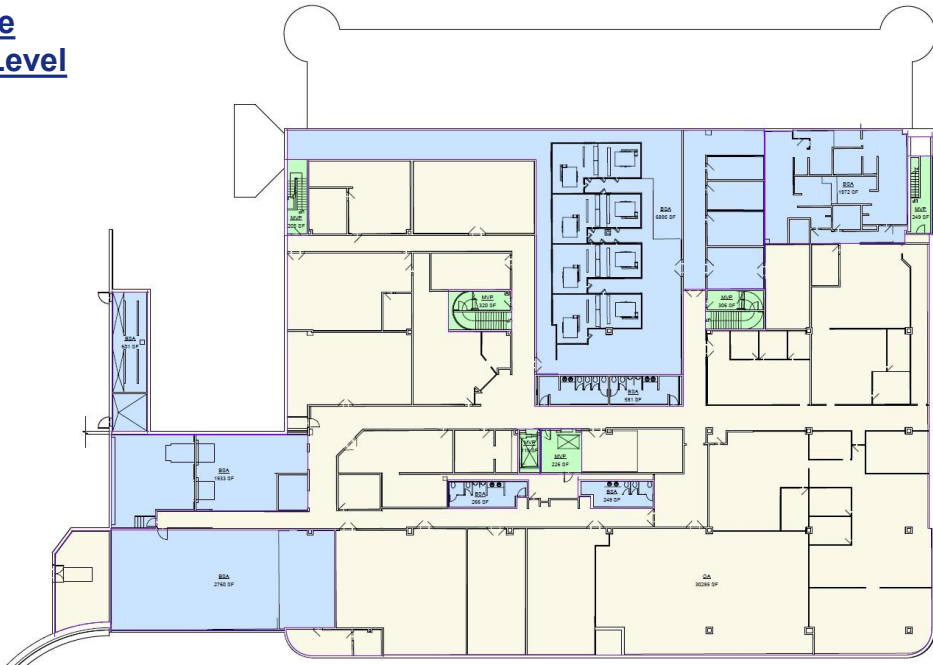
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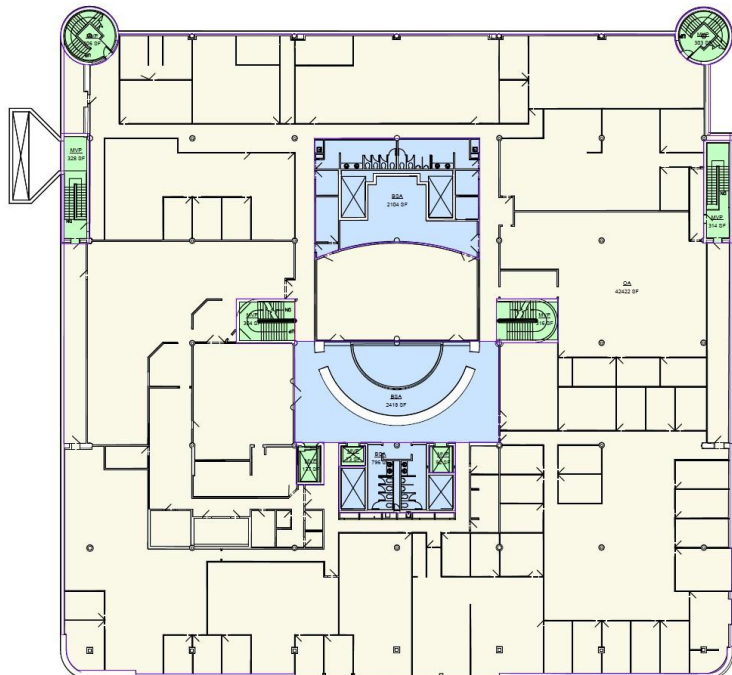
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FLOOR PLANS

Approx. 43,868 RSF.



Approx. 43,717 RSF.



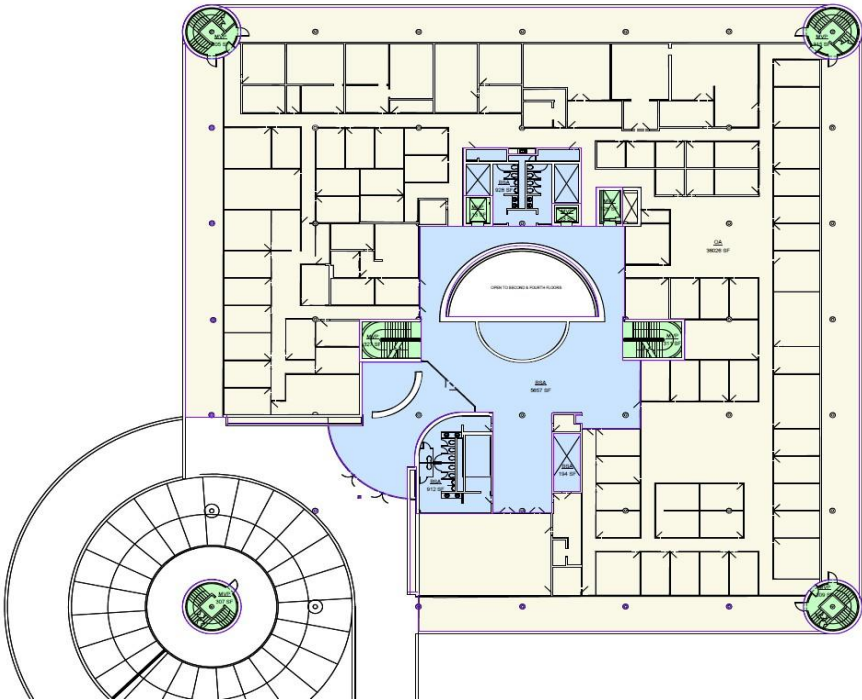
- Building Common Area
- Major Vertical Penetration
- Office Area

PROPERTY INFORMATION

FLOOR PLANS

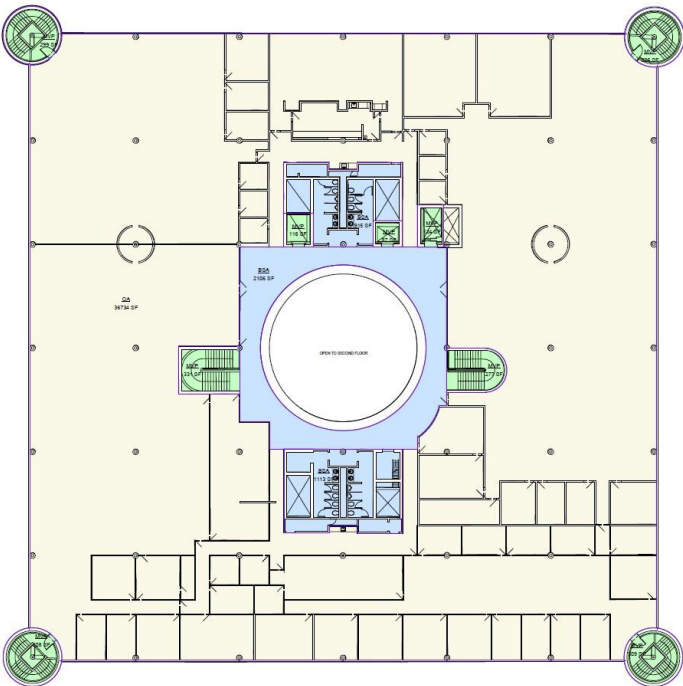
3rd Floor – Main Entry Level

Approx. 47,740 RSF.



4th Floor – Top Floor

Approx. 45,541 RSF.



Rentable Area Legend

- Building Common Area
- Major Vertical Penetration
- Office Area

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