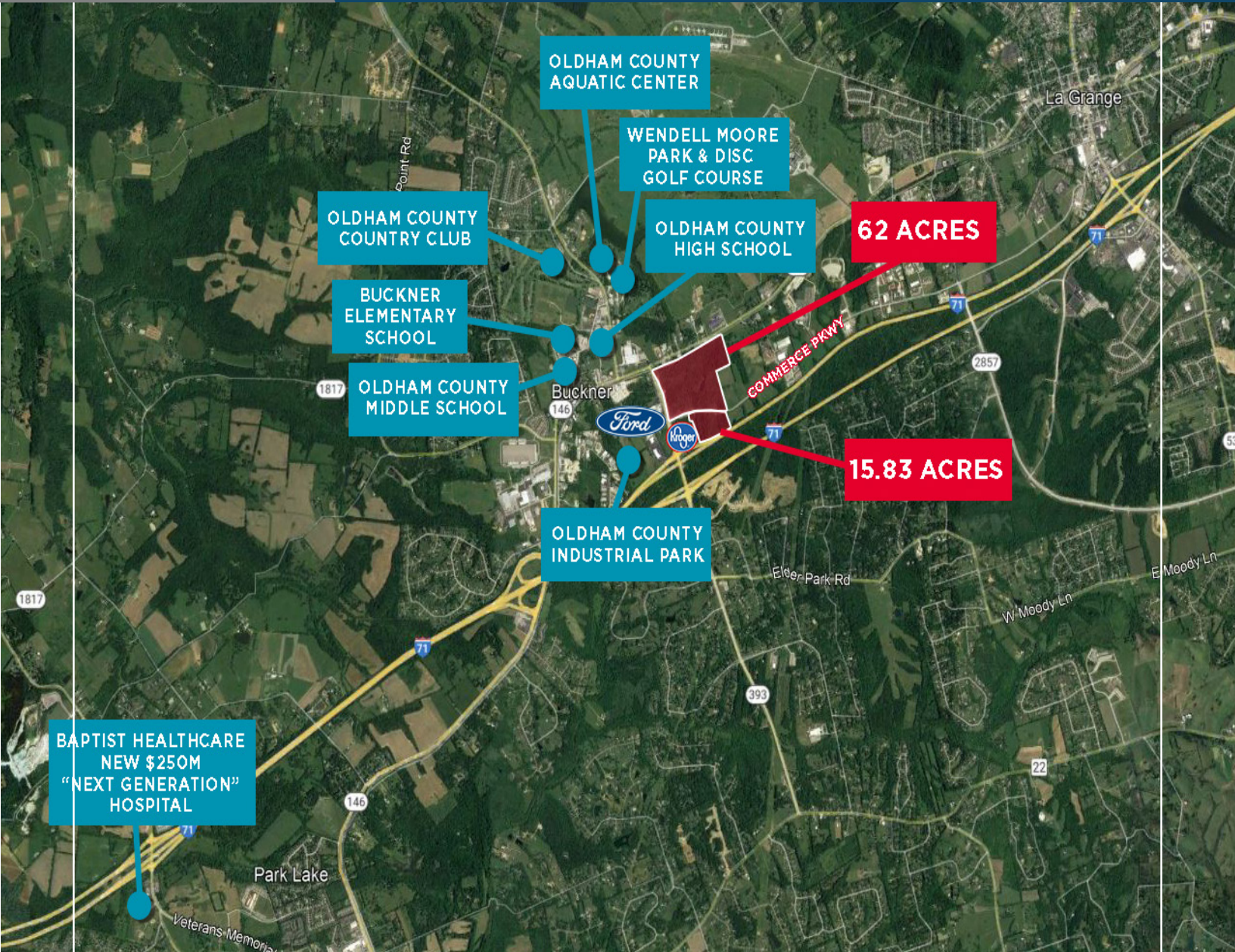


# BUCKNER CROSSINGS

I-71 at Highway 393 | Buckner, Kentucky



## Exciting New Development Opportunity

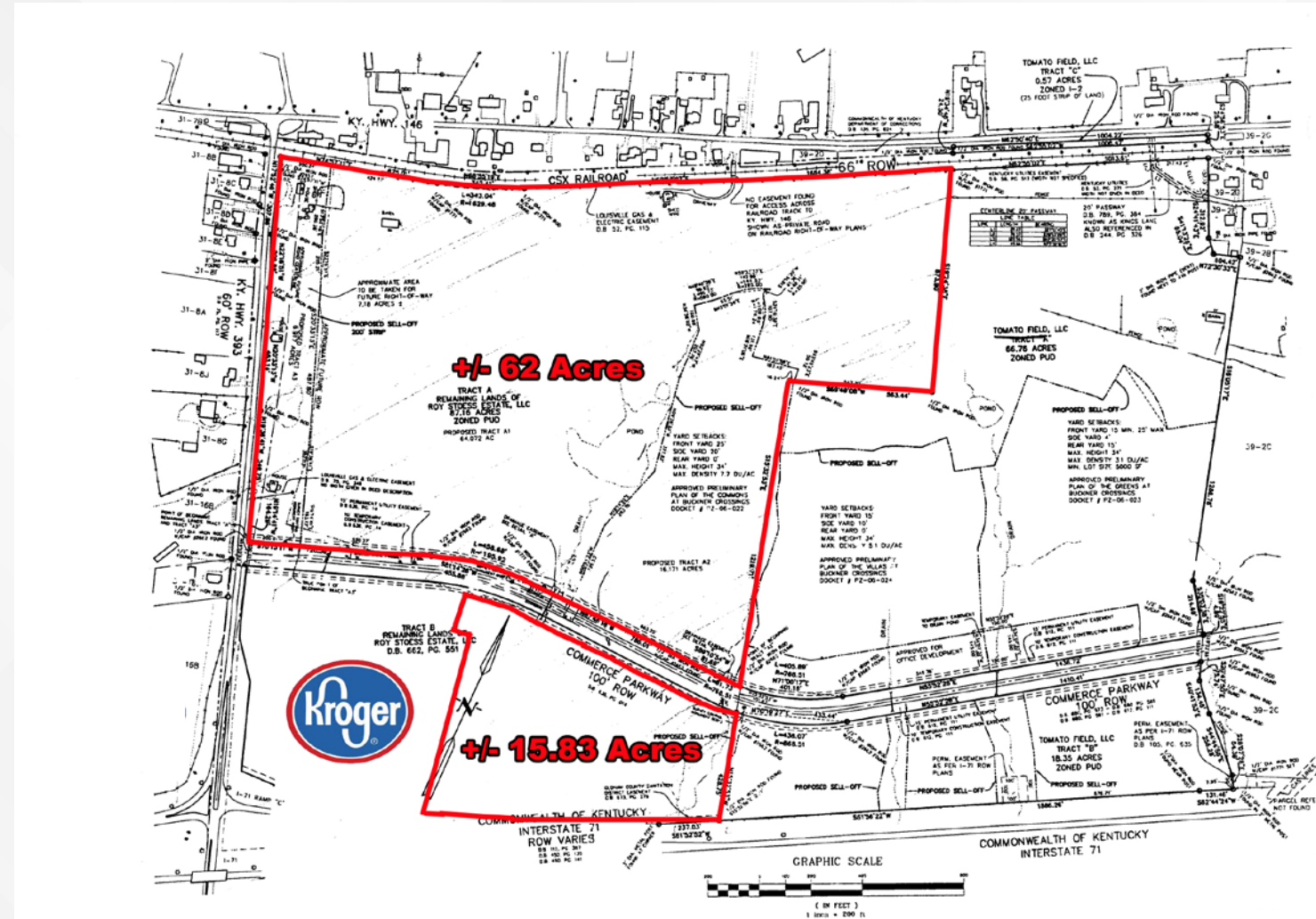
With area development growing, these land parcels are an excellent opportunity to be part of that exciting new growth!



# BUCKNER CROSSINGS

Just off of I-71 at Highway 393, and adjacent to a new Kroger development and minutes from a new \$250M “next-generation” hospital, this land offers an excellent opportunity for a number of development options!

- Two large parcels (can be subdivided)
  - +/- 62 Acres
  - +/- 15.83 Acres
- Near the Oldham County Industrial Park, Oldham County Country Club and Oldham County Schools
- Visibility on Highway 393 and I-71
- Excellent Area Income Demographics
- Adjacent to the new 100,000 SF \$30M Kroger development



# BUCKNER CROSSINGS

## Area Summary

### TOTAL POPULATION

4.5k – 1 mile  
19.2k – 3 miles  
38.6k – 5 miles

### TOTAL HOUSEHOLDS

616 – 1 mile  
5.2k – 3 miles  
12.1k – 5 miles

### AVERAGE HOUSEHOLD INCOME

\$124.7k – 1 mile  
\$127.2k – 3 miles  
\$121.3k – 5 miles

### DAILY TRAFFIC COUNTS

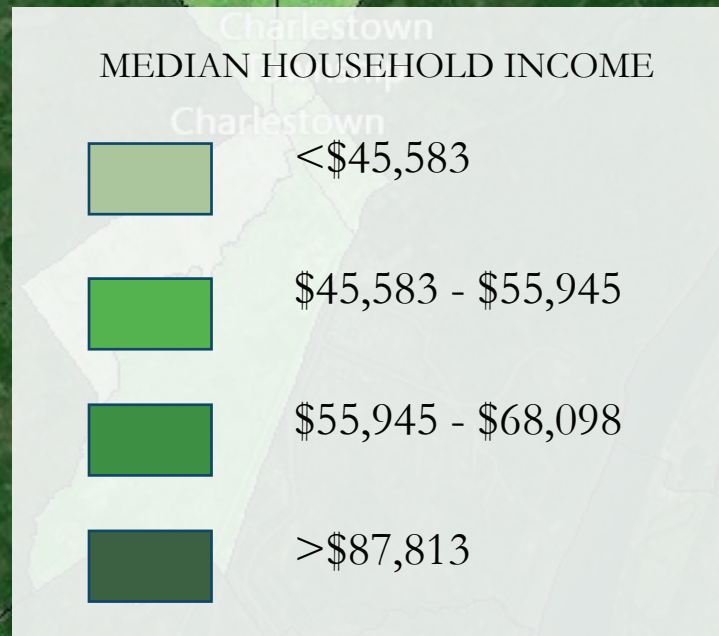
8.8k vpd Highway 146  
9.1k vpd Highway 393  
51.6k vpd I-71

69.5k vpd Total Traffic





# BUCKNER CROSSINGS





# BUCKNER CROSSINGS

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- Easily accessible to I-71 and Highways 393 and 146 with over 69,500 cars per day
- Excellent income demographics for 1, 3 and 5 mile radius around property
- Adjacent to brand new Kroger store now under construction
- Less than a mile to Oldham County High School, Oldham County Middle School, Buckner Elementary School, Oldham County Country Club, Wendell Moore Park, the Oldham County Aquatic Center and the Oldham County Industrial Park
- Five miles to \$250M “next-generation” Baptist Hospital site



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