

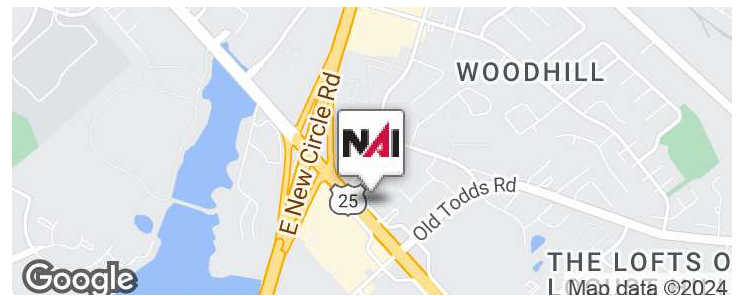


## French Quarter Square

2573 Richmond Road Lexington, Kentucky 40509

### Property Overview

NAI Isaac is pleased to present French Quarter Square, consisting of +/-37,500 square feet of retail/office space. Currently anchored by Sun Tan City and Posh Salon & Spa. Doubletree by Hilton, a 155-key full-service hotel competes with the highest quality lodging properties in the Lexington market.



### For More Information

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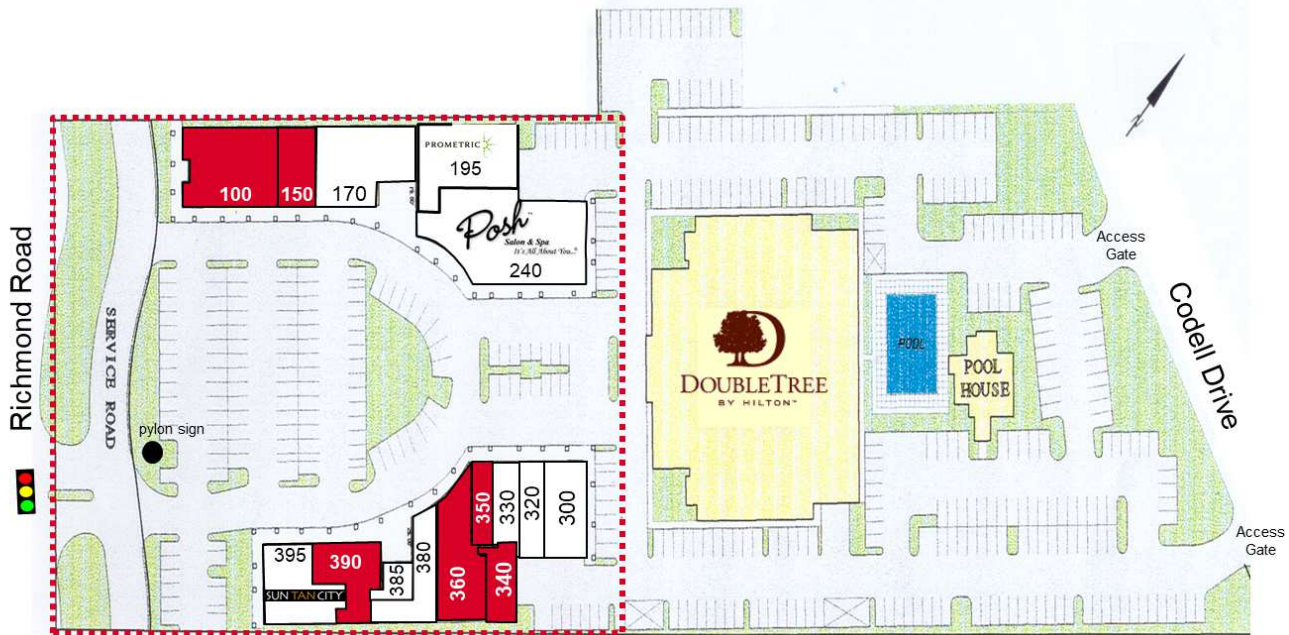
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Spaces	Rate	Size
Suite 100	\$35.00 SF/yr	4,258 SF
Suite 150	\$25.00 SF/yr	1,829 SF
Suite 340	Call for rental rate	969 SF
Suite 350	\$20.00 SF/yr	980 SF
Suite 360	\$20.00 SF/yr	2,925 SF
Suite 390	\$25.00 SF/yr	2,561 SF



Note: Retail customers and employees have access to and use of the parking spaces which surround the hotel.

### Lease Information

<b>Lease Type:</b>	NNN (est to be \$6.15 psf); Gross	<b>Lease Term:</b>	Negotiable
<b>Total Space:</b>	969 - 4,258 SF	<b>Lease Rate:</b>	\$20.00 - \$35.00 SF/yr

### Available Spaces

Suite	Size (SF)	Lease Type	Lease Rate	Description
Suite 100	4,258 SF	NNN	\$35.00 SF/yr	Endcap former restaurant
Suite 150	1,829 SF	NNN	\$25.00 SF/yr	Move-in ready retail space
Suite 340	969 SF	Gross	Call for rental rate	2 bay garage; Can be combined with Suite 350 and/or 360
Suite 350	980 SF	NNN	\$20.00 SF/yr	Move-in ready for retail or office
Suite 360	2,925 SF	NNN	\$20.00 SF/yr	2nd generation retail space
Suite 390	2,561 SF	NNN	\$25.00 SF/yr	Move-in ready retail space with dressing rooms