

FOR SUBLEASE

PROFESSIONAL/MEDICAL OFFICE



860 CORPORATE DR.
LEXINGTON, KY 40503



BLOCK+LOT

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01: EXECUTIVE SUMMARY

860 CORPORATE DR.



PROPERTY DESCRIPTION

This second-floor office space for sublease is a prime opportunity for businesses seeking a well-lit, functional workspace. Conveniently located off Harrodsburg Rd. near New Circle Rd., the office boasts abundant natural lighting in common areas, ample storage, a welcoming waiting room, six well-appointed offices, a break room, a lab/storage room, and a reception area, making it suitable for a variety of professional uses/needs.

Additionally, the office offers great views, enhancing the work environment with a pleasant visual backdrop. Ample parking ensures easy access for employees and visitors alike, further elevating the convenience of this location.



SUITE 201:
4,194.5 SF



\$20.00 PSF
MODIFIED GROSS



ZONED
P-1

02: PROPERTY OVERVIEW

860 CORPORATE DR.

PROPERTY HIGHLIGHTS

FOR SUBLEASE

Suite 201 is available for sublease, located on the second floor of this free-standing, office building.

LOCATION

Located right off of Nicholasville Rd. near New Circle Rd., boasting convenience and accessibility.

FEATURES

The space includes a reception/waiting area, 6 offices, a break room, and a lab/storage room.

WINDOWS

Suite 201 features large windows throughout the space, allowing for an abundance of natural light while offering beautiful views of the surrounding landscape.

ACCESSIBILITY

In addition to location, this property offers ample parking to employees and customers alike.



02: PROPERTY OVERVIEW

ADDITIONAL PHOTOS



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02: PROPERTY OVERVIEW

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03: LOCATION INSIGHTS

AERIAL
860 CORPORATE DR.

