

OFFICE/RETAIL BUILDING FOR LEASE

2625 SCOTTSVILLE RD

Bowling Green, KY 42104



PROPERTY DESCRIPTION

Former office/training/call center facility located as an outparcel to Greenwood Mall., a regional mall serving a 10-county radius in south central Kentucky. Opportunity for conversion to retail given the abundant retail located in the immediate area (Lowe's, Wal Mart, Target, Menards, Meijer, Home Depot, Belk, & Dillard's.) This property can be subdivided.

PROPERTY HIGHLIGHTS

- Approximately 300 parking spaces
- Onsite generator & covered loading docks
- Recently renovated
- Centralized Location near Greenwood Mall

OFFERING SUMMARY

Lease Rate:	\$15.00 SF/yr (NNN)
Available SF:	15,600 - 31,200 SF
Lot Size:	3.35 Acres
Building Size:	31,200 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	359	1,184	3,778
Total Population	721	2,544	8,562
Average HH Income	\$54,601	\$53,064	\$64,117

Alex Nottmeier

Broker

Office: 270.781.8000 x1

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Neal Turner Realty

Commercial and Industrial Brokerage

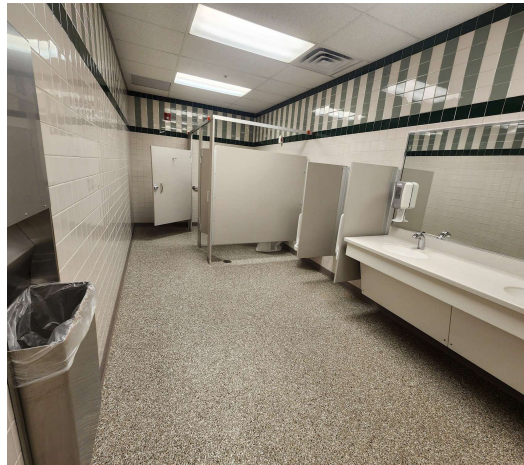
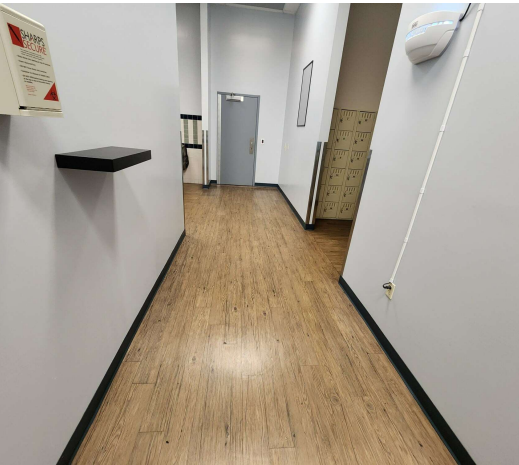
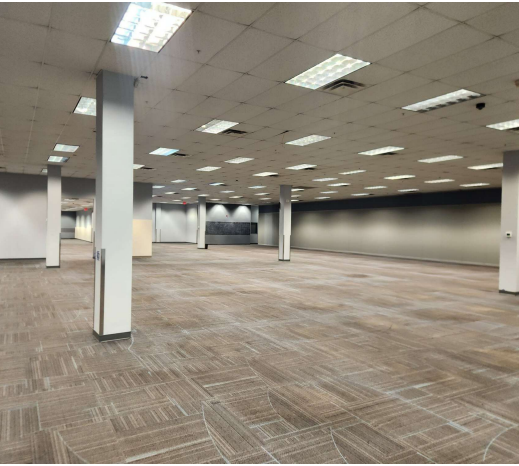
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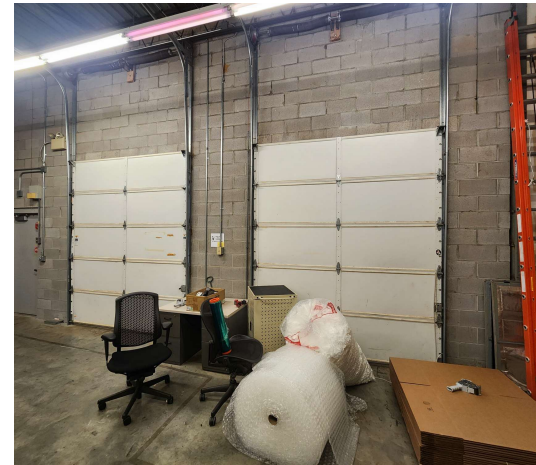
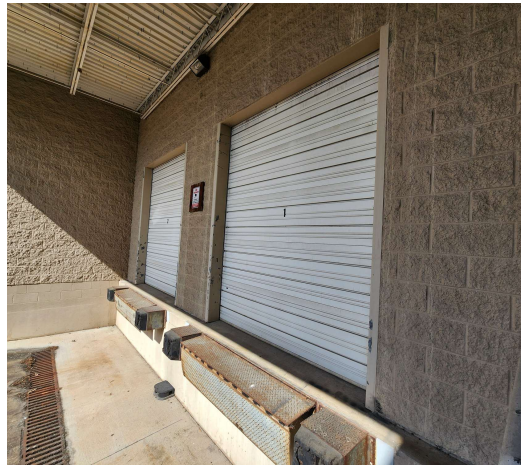
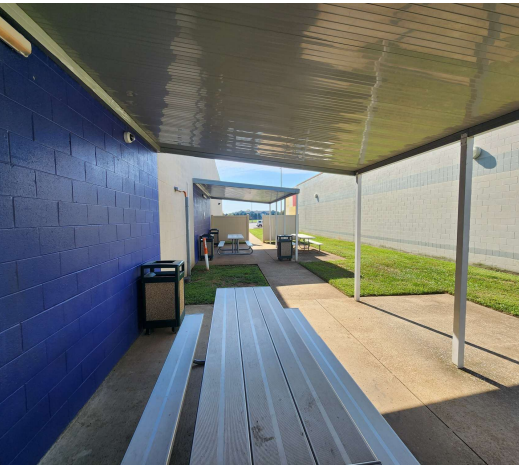
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2625 SCOTTSVILLE RD SUITE 3020

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