



1st Floor Office Space

227 West Main Street

Frankfort, Kentucky 40601

Spaces

Suite 227

Lease Rate

\$16.00 SF/yr

Space Size

1,684 SF

Property Highlights

- First floor consists of former law office that could be used by any office user looking for frontage on W Main Street
- Suite includes three offices, breakroom, conference room and two restrooms
- Situated in the heart of downtown Frankfort's Central Business district, this building offers ample visibility and accessibility
- Frankfort is home to Kentucky's state capital and is conveniently located near I-64 between Lexington (20 miles) and Louisville (35 miles)
- Zoned CB, Commercial Business
- Tenant pays utilities

For More Information

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Vice President

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Max Darby

Associate

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Location Information

Street Address	227 West Main Street
City, State, Zip	Frankfort, KY 40601
County	Franklin County
Cross Streets	W Broadway & Lewis St

Property Information

Property Type	Office
Zoning	CB, Commercial Business
Frontage	+/-17 FT
APN #	061-24-14-015.00

Building Information

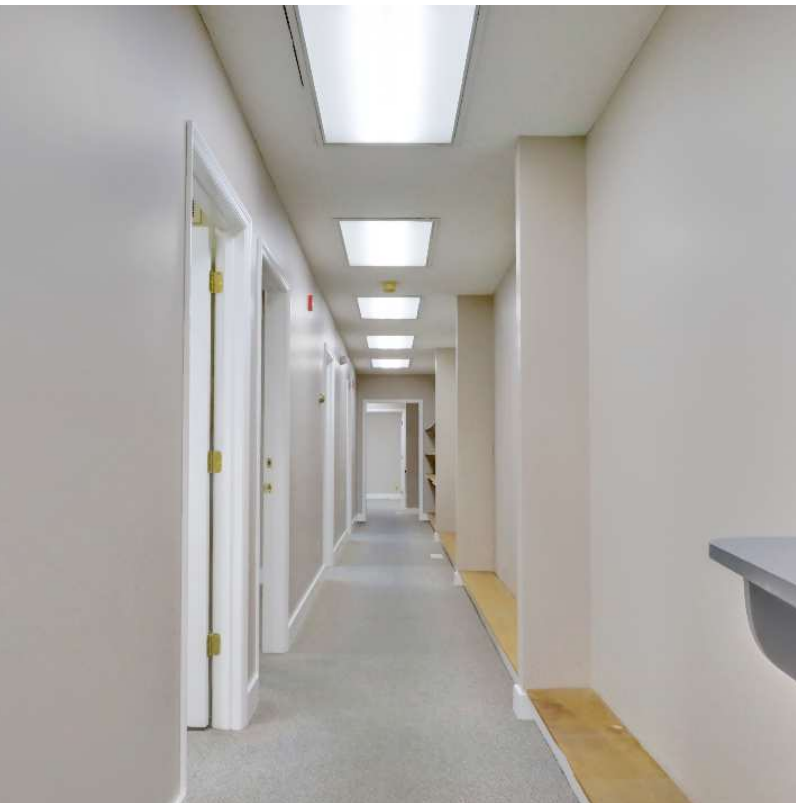
Building Size	+/-3,450 SF + Basement
First Floor Size	+/-1,684 SF
Year Renovated	2024
Utilities	Tenant to pay utilities; Separately metered except for water
Roof	2023
Offices	3
Conference Room	1
Restroom	2

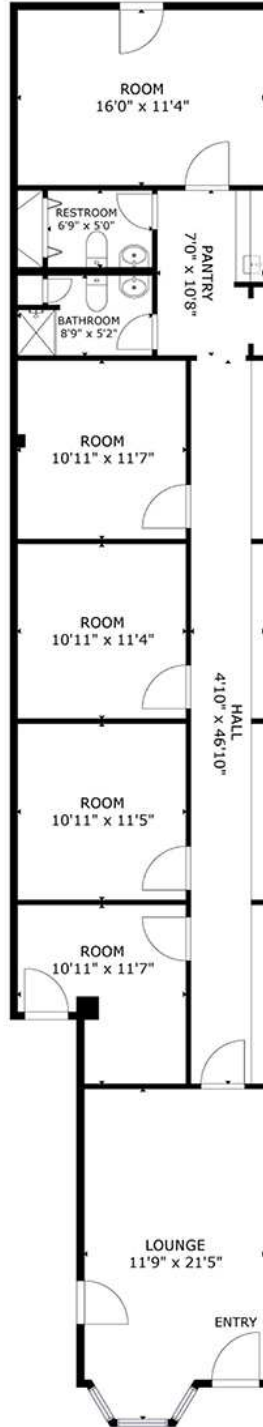


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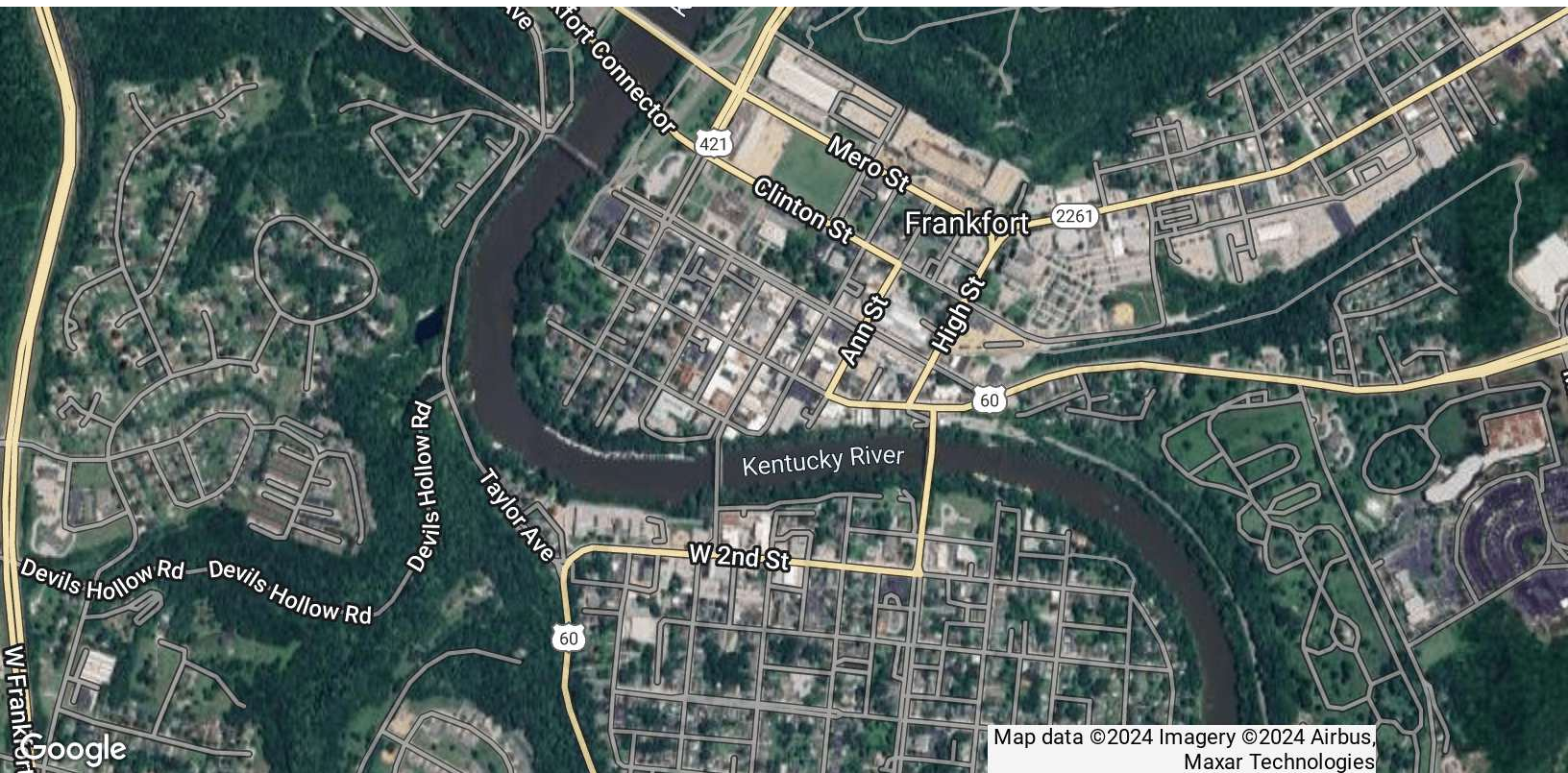
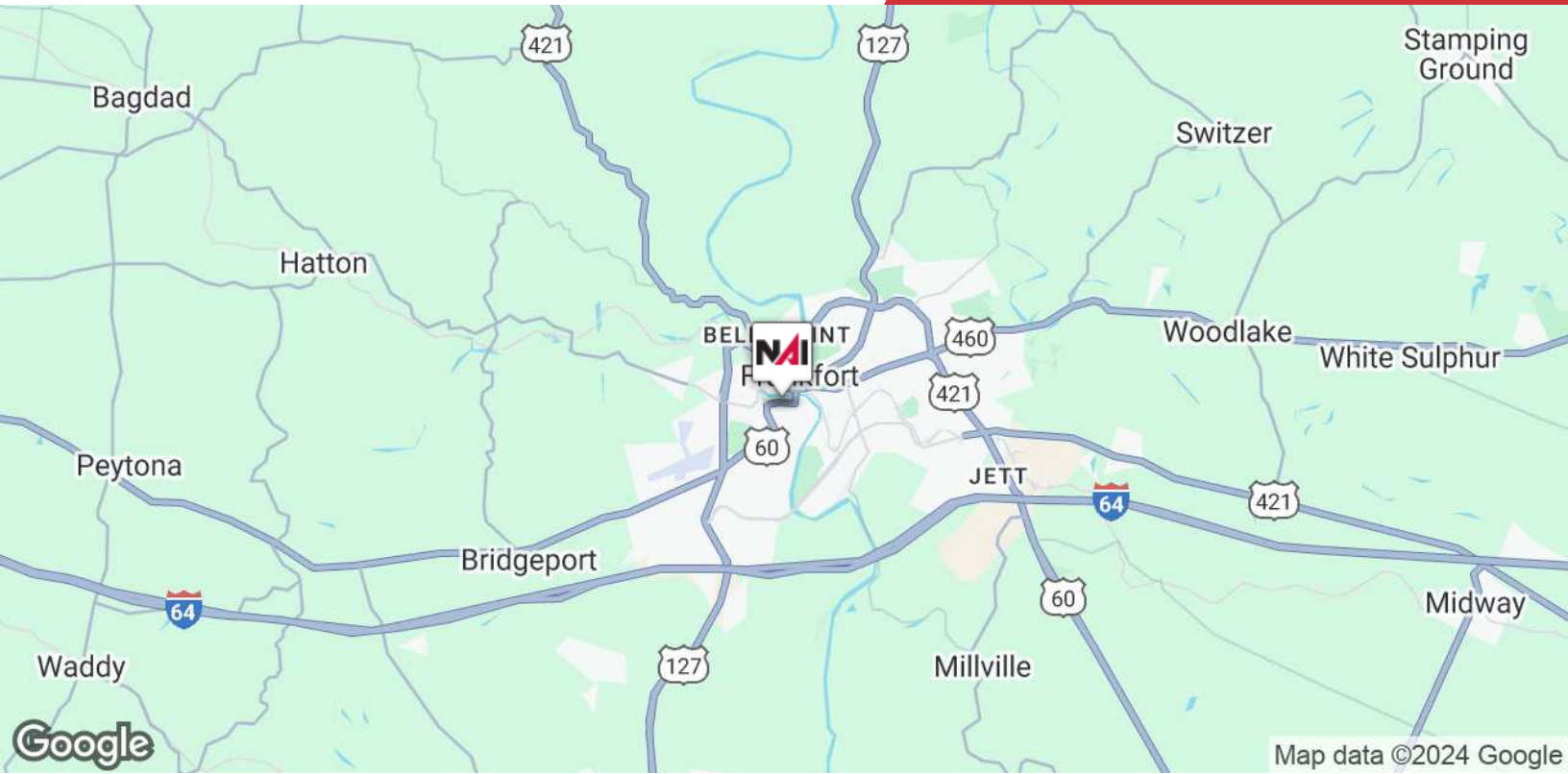




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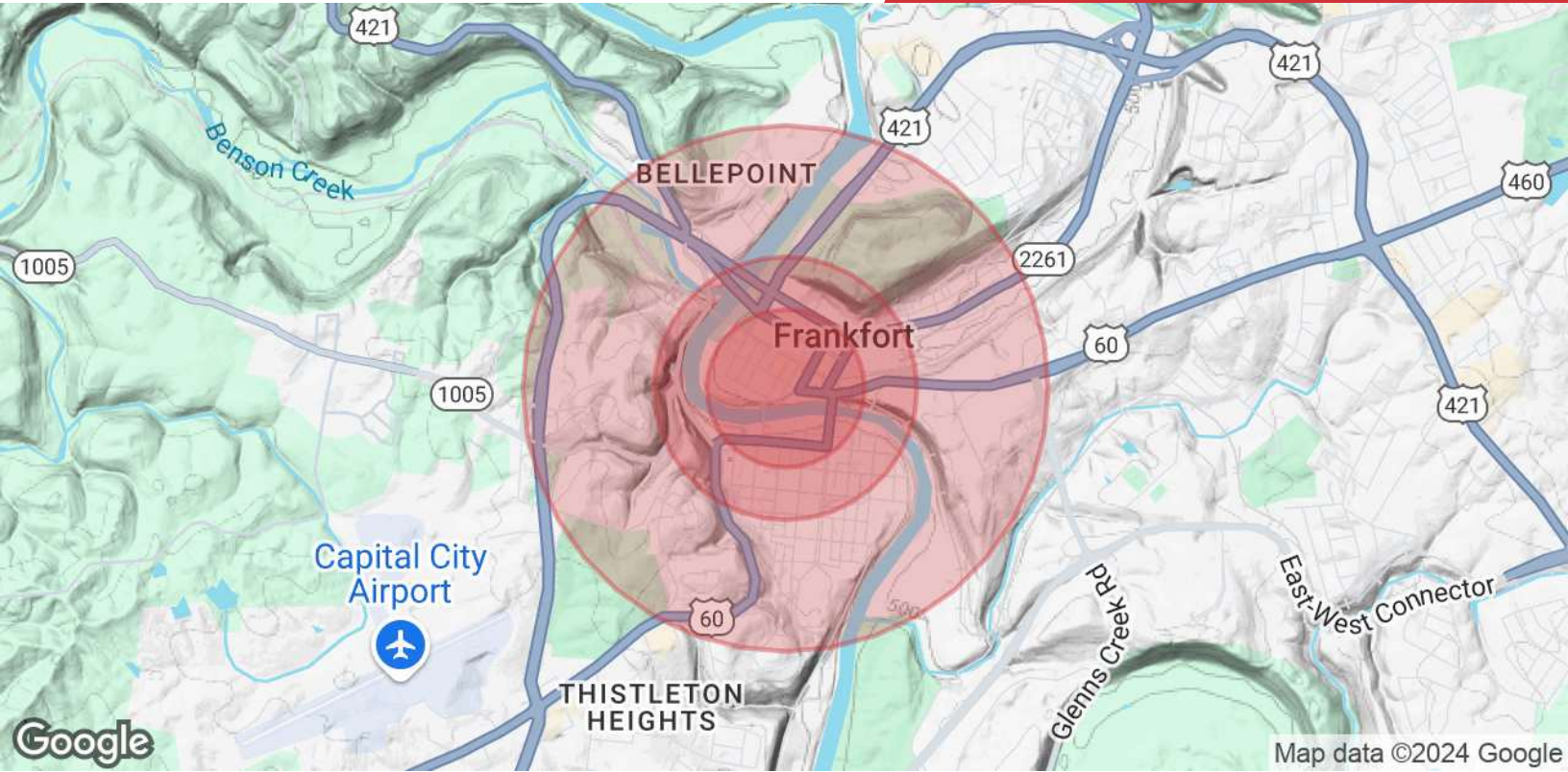
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Population	0.3 Miles	0.5 Miles	1 Mile
Total Population	417	1,757	5,691
Average Age	41	41	41
Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	218	890	2,669
# of Persons per HH	1.9	2	2.1
Average HH Income	\$71,078	\$71,812	\$72,574
Average House Value	\$182,779	\$184,828	\$183,020

Demographics data derived from STDB 2023