

**262-264 E. VINE STREET
LEXINGTON, KY 40507**



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PROPERTY DESCRIPTION:



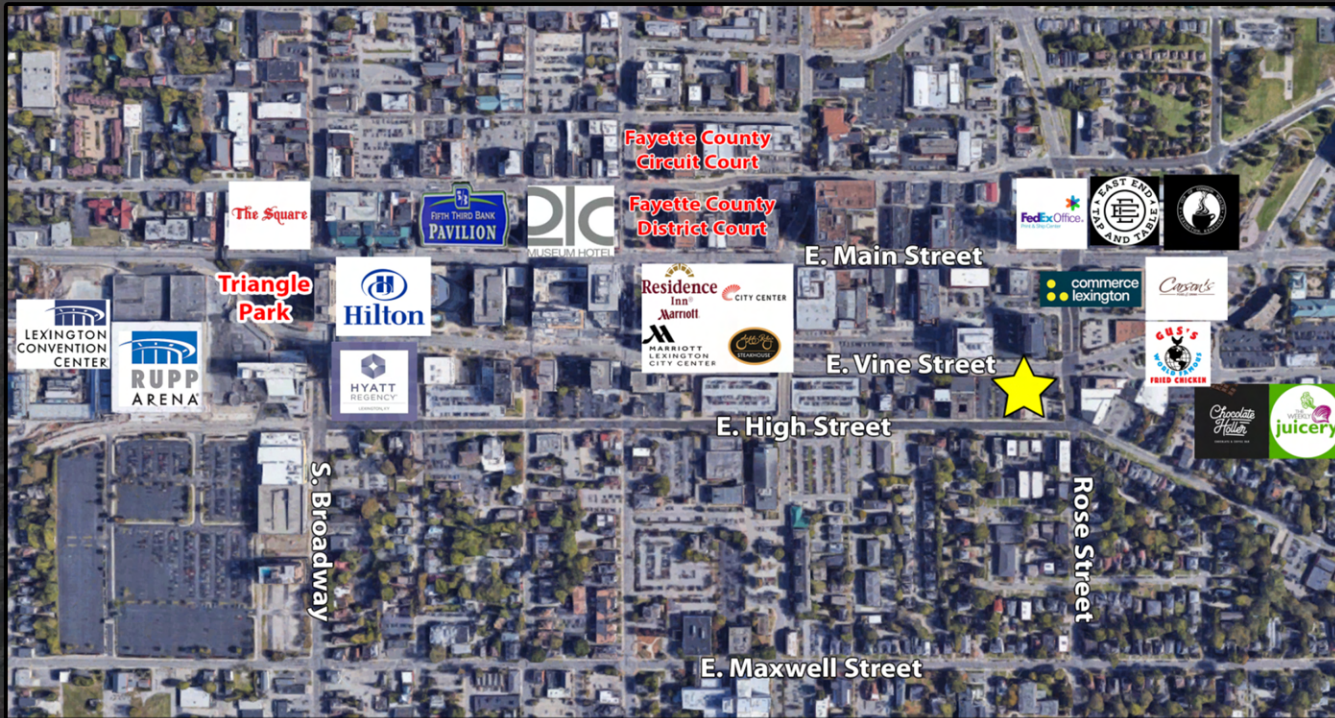
2,200 SF
\$12.00 PSF + NN
Zoned B-2

Block+Lot is excited to present this unique offering in Downtown Lexington at 262-264 E. Vine St. Located in the Downtown Management District, this building is appx. 4,400 SF and is zoned B-2 for Downtown Frame Business. The flexible B-2 zoning allows for flex, residential, office, and retail, but the space is ideal for storage. The property has two drive-in doors and two entrance doors. The property is stubbed for one restroom and transom windows allow for natural light. The spaces can be leased together or separately.

PROPERTY HIGHLIGHTS:

- Conveniently located off E. Vine Street in Lexington's Central Business District
- Flexible B-2 zoning
- Unique flex space
- Ideal for storage, including cars





LOCATION DESCRIPTION:

Located on Vine St. near the intersection of Rose St. and Vine St. with easy access to shopping and dining and minutes away from Rupp Arena and the Convention Center.