

Prime Retail Building

High Traffic Corner Location

101 East Reynolds Road
Lexington, KY 40517



Property Features

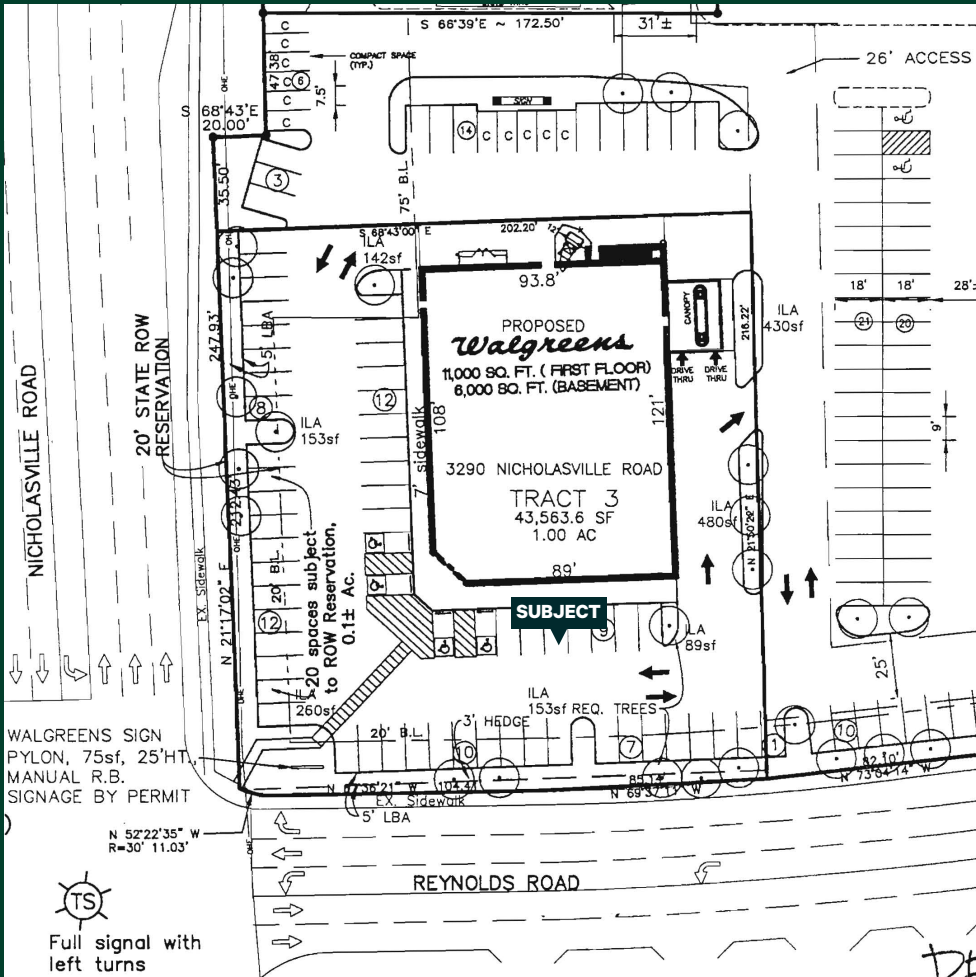
- + 17,000± square foot freestanding building with drive-thru
 - 11,000± SF on the first floor
 - 6,000± SF on the lower level
- + Situated at the signalized corner of Nicholasville Road & E. Reynolds Road in Lexington's primary retail trade area
- + Excellent visibility
- + Pylon signage
- + Adjacent to Fayette Mall, the Lexington area's only regional mall
- + Nearby retail includes Target, Meijer, Best Buy, Academy Sports, Cinemark, Main Event, Burlington
- + Nicholasville Road traffic count: 68,511 CPD
- + Lease expiration: 7/1/2031
- + Asking rate: \$15.00 per square foot, triple net



Retail Building

101 E. Reynolds Road | Lexington, KY 40517

For Sublease



2024 Estimated Demographics	1 Mile	2 Miles	3 Miles	4 Miles
Population	9,641	53,343	111,922	182,731
Daytime Population	16,912	53,999	119,110	203,578
Average Household Income	\$83,249	\$99,900	\$107,296	\$105,090

Contact Us

Clay Hunt

First Vice President
+1 502 412 7607
clay.hunt@cbre.com

Bryan Schwartz

Associate
+1 502 412 7635
bryan.schwartz@cbre.com

© 2024 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. CBRE, Inc. makes no guarantee, representation or warranty and accepts no responsibility or liability as to the accuracy, completeness, or reliability of the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk.