



LOVERS LANE SOCCER COMPLEX AND DISC GOLF COURSE

10 fields, 18 holes of disc golf and walking trail

THE HUB

103 Acre site
590 Unit Multi-Family Complex
196 Key Embassy Suites, 500 seat convention center and restaurant
Surgery Center
Corporate Offices

MOUNT VICTOR

Luxury Master Planned Community

DEVELOPMENT OPPORTUNITY



2.58 Acres FOR SALE

at Traditions Corner

Bowling Green, Kentucky

Sale Price: \$1,800,000

- Traditions Corner is a Class A commercial development property located at the entrance of "Traditions" luxury neighborhood
- Situated on the corner of Traditions Blvd. and Lovers Lane in Bowling Green, KY

THE VILLAGE AT TRADITIONS
Luxury Planned Residential Community

ARCADIA SENIOR LIVING
80,000 SF Senior Living Community on 7 acres

- Located off of I-65
- Level topography
- Zoned Commercial Mixed Use - Lovers Lane Urban Growth overlay

BOWLING GREEN, K

A CLOSER LOOK

AFFORDABLE HOUSING

Housing cost ranked

21% ↓

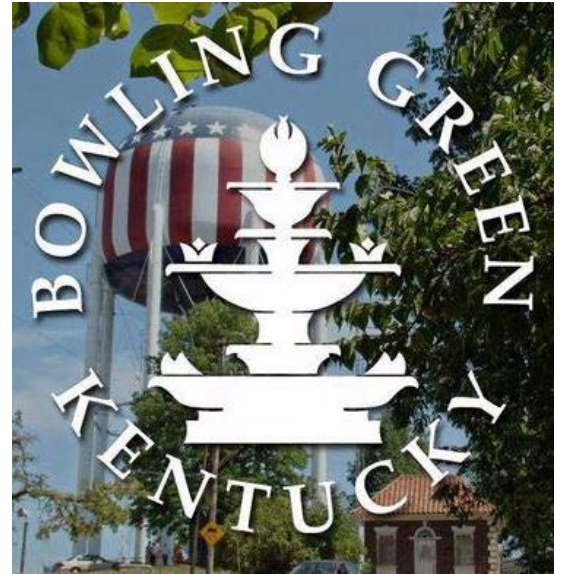
than the national average

STATE INCENTIVES

6% + **Innovative**
Sales Tax Rate Tax Incentive
Programs

DIVERSE SECTORS

While South Central Kentucky's driving sectors are advanced manufacturing, automotive, transportation, distribution and logistics, food processing, metal fabrication, motorsports and plastics, the region encompasses a range of industries from high-tech research and development facilities to headquarters operations, financial institutions, healthcare and agriculture businesses.



24/7 Wall Street named **Bowling Green** as **Kentucky's fastest growing city**

Smart Asset ranked **Warren County** as the **#1 county in the State for annual investment in the local economy**

*information from Bowling Green and South Central Kentucky Magazine 2018 Edition

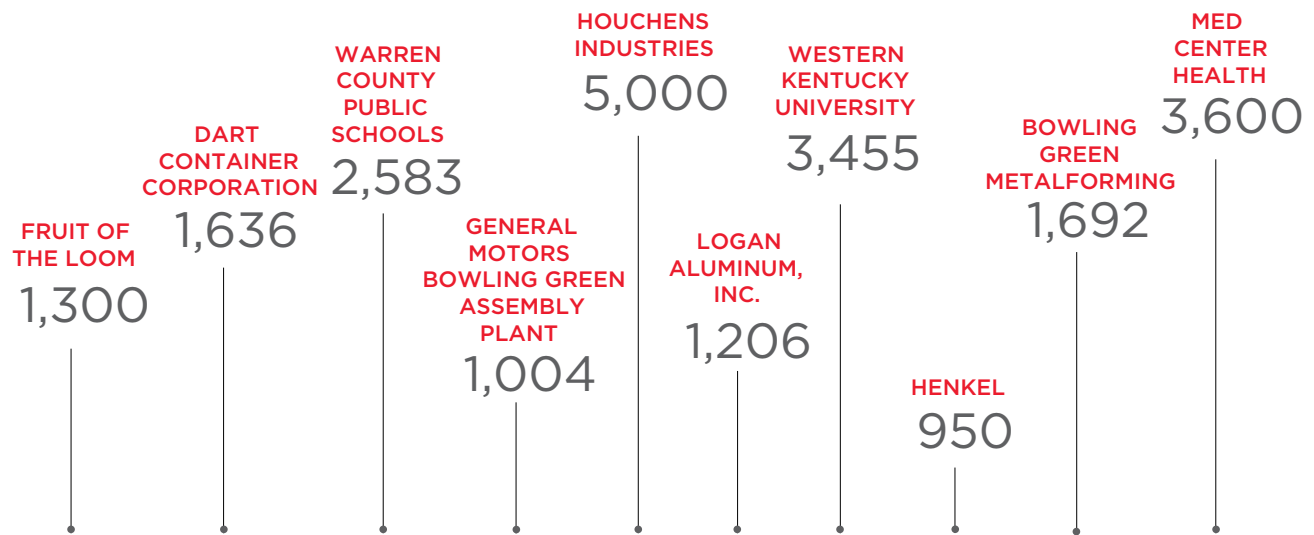


KENTUCKY OVERVIEW

POPULATION:
65,239 SF

AVERAGE HH INCOME:
\$37,305

LARGEST REGIONAL EMPLOYERS

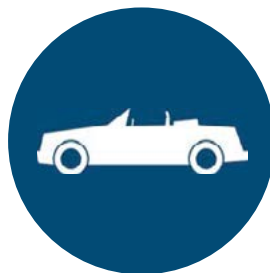


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TARGETED SECTORS



ADVANCED
MANUFACTURING



AUTOMOTIVE



FABRICATED METAL



MOTORSPORTS



FOOD PROCESSING



PLASTICS



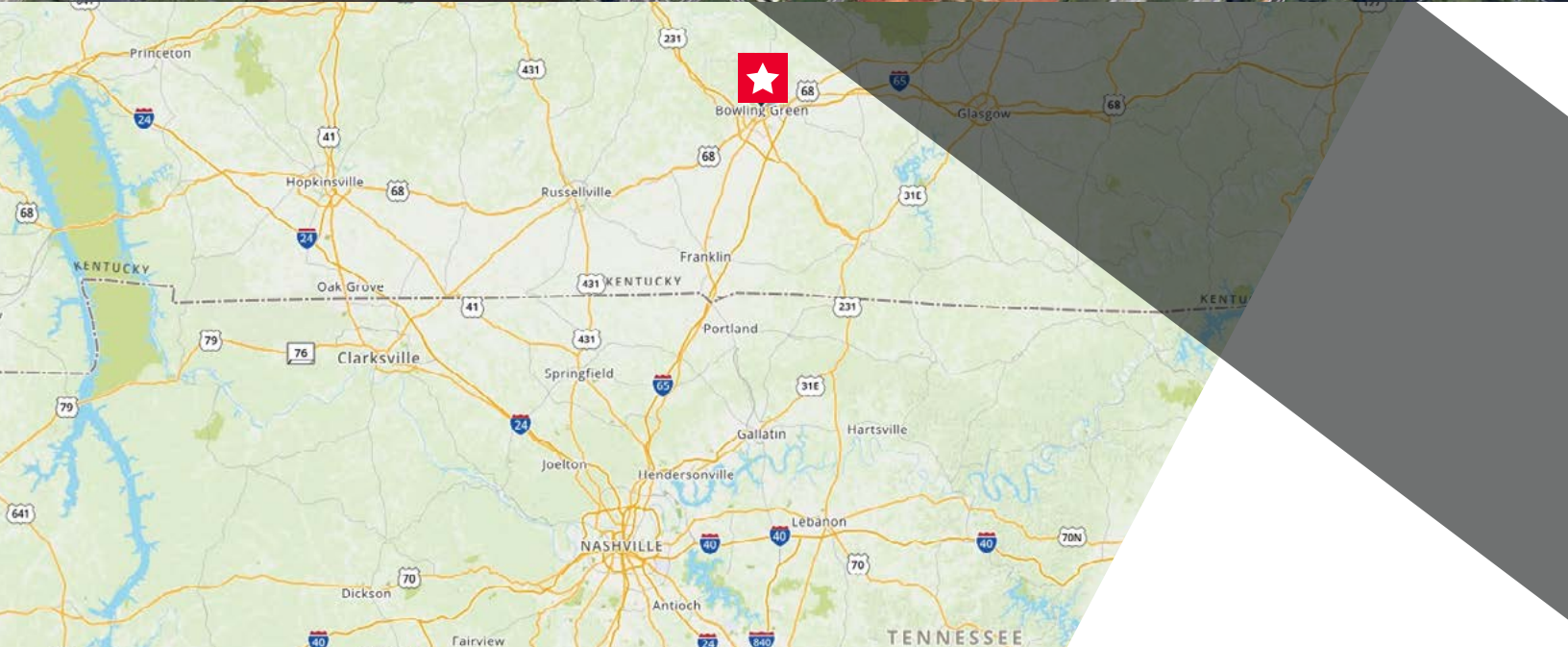
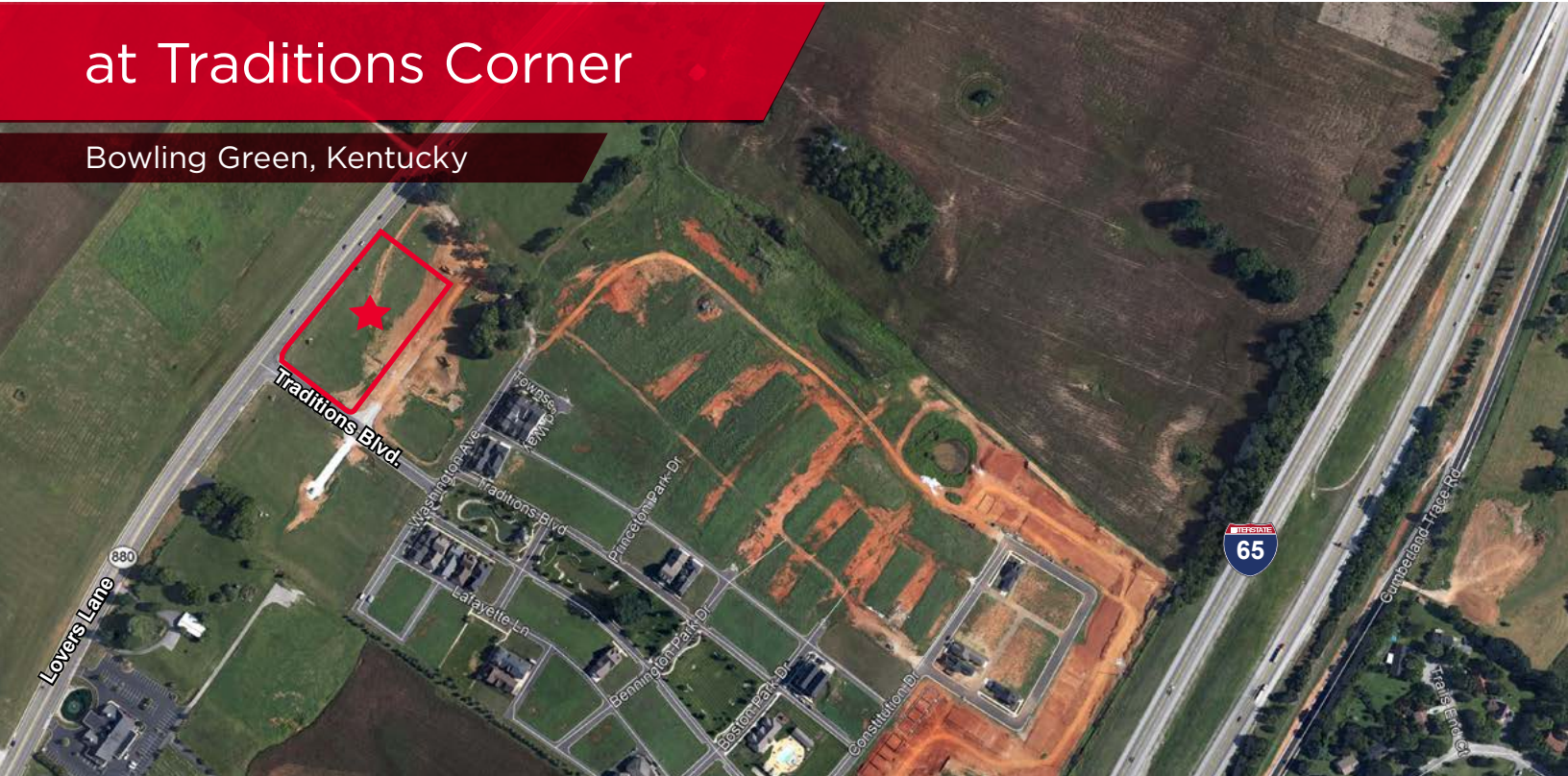
TRANSPORTATION,
DISTRIBUTION & LOGISTICS



2.58 Acres FOR SALE

at Traditions Corner

Bowling Green, Kentucky



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