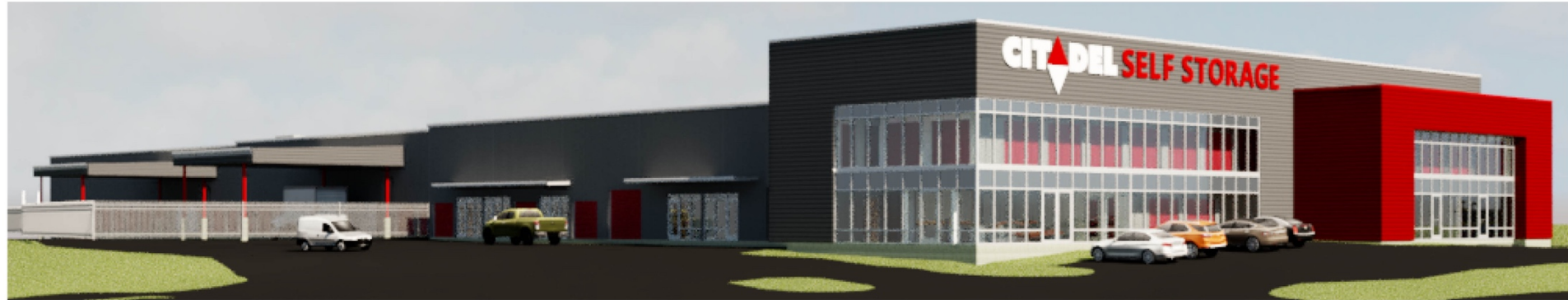




133 N LOCUST HILL LEXINGTON, KY 40509





Property Highlights

Offering Summary

- **SF Retail/Office**
 - 2,000 Square Feet
 - \$26-\$28 psf
 - Min divisible – 1,000 SF
- **Office/Warehouse**
 - 5,500 Square Feet
 - \$16-\$20 psf
 - Min divisible – 700 SF

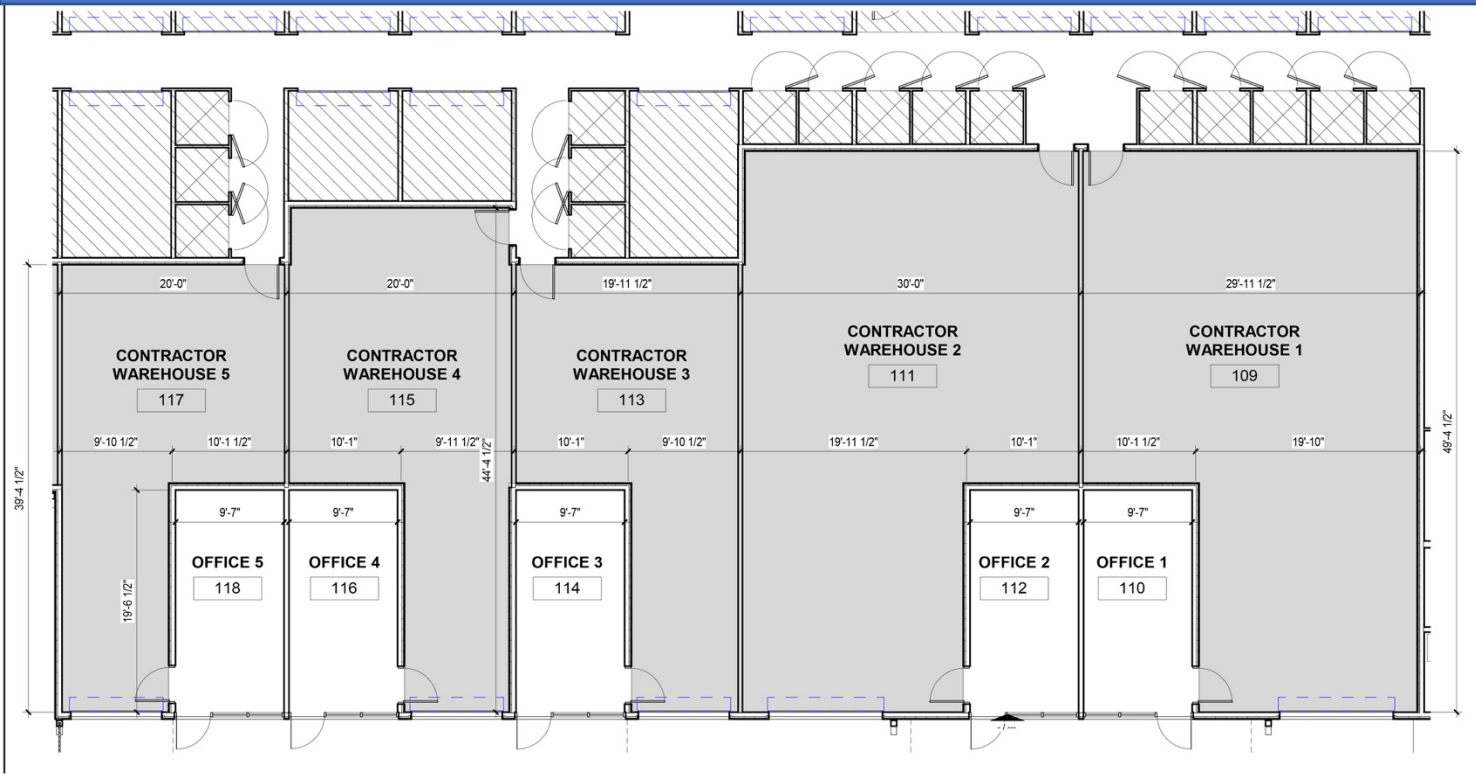
Property Highlights

- Retail/Office/Warehouse space available in the new Citadel Storage building.
- Located on North Locust Hill drive right off of Richmond rd.
- Easy access to I-64 and I-75
- Great visibility
- Parking
- Located in the heart of Richmond road retail corridor
- Available loading doors in Warehouse space
- New construction



Leasing Plan





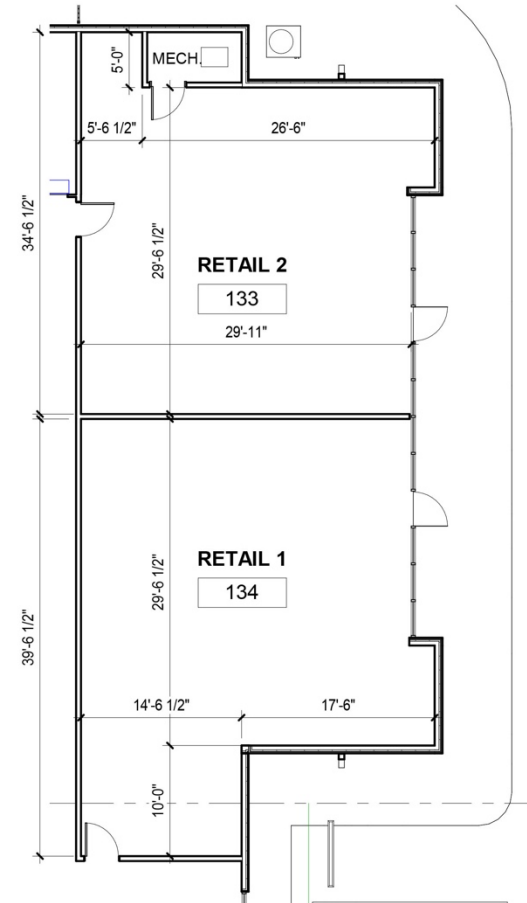
Warehouse/Office

- Units with loading door available
- Can be modified to user specifications
- Contractor space



Retail/Office

- Two Retail or office units available
- Possible show room
- Parking
- Full access to Locust Hill dr
- New Construction

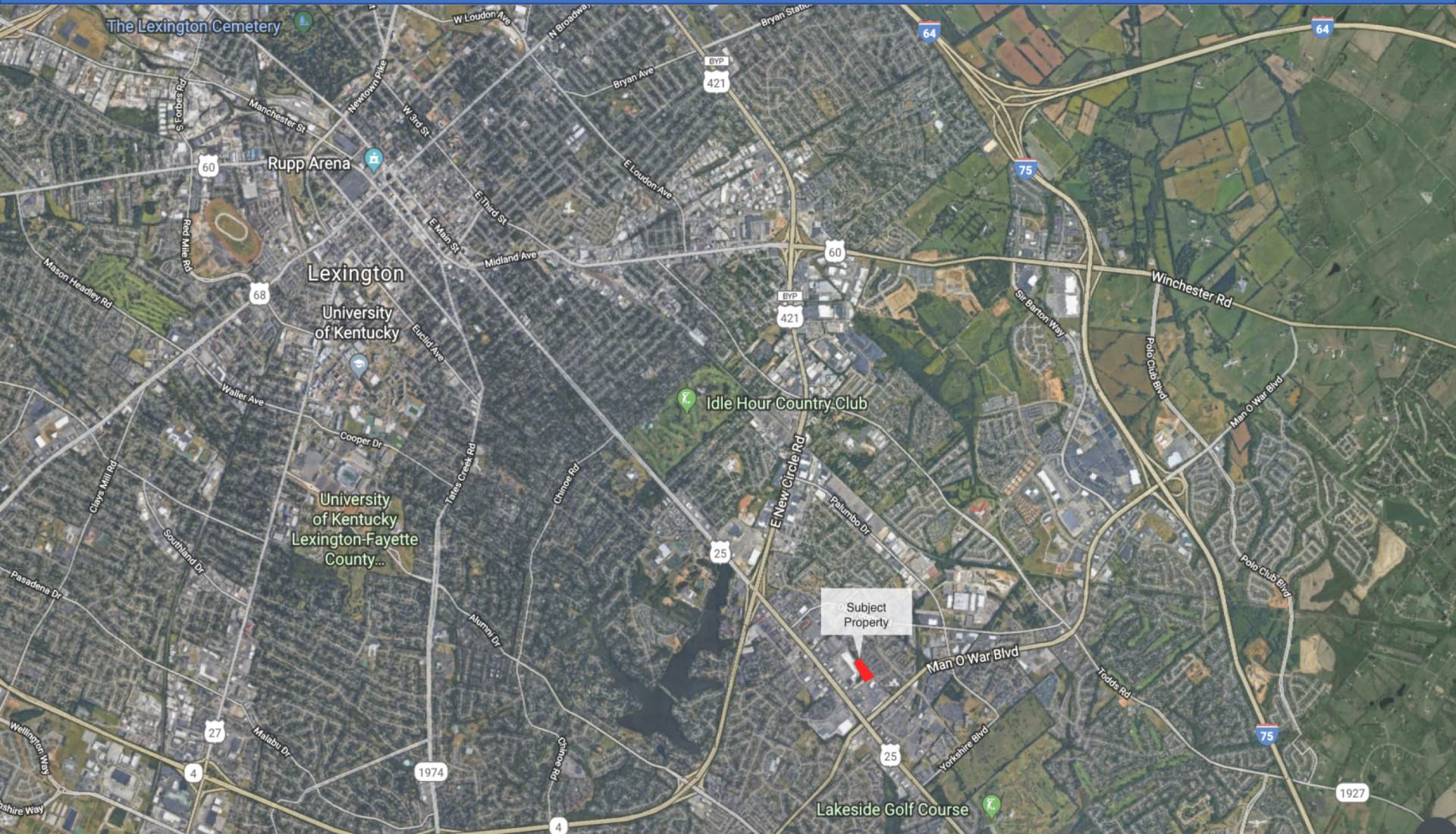


133 N LOCUST HILL





Location Map



133 N Locust Hill Drive Lexington, KY 40509



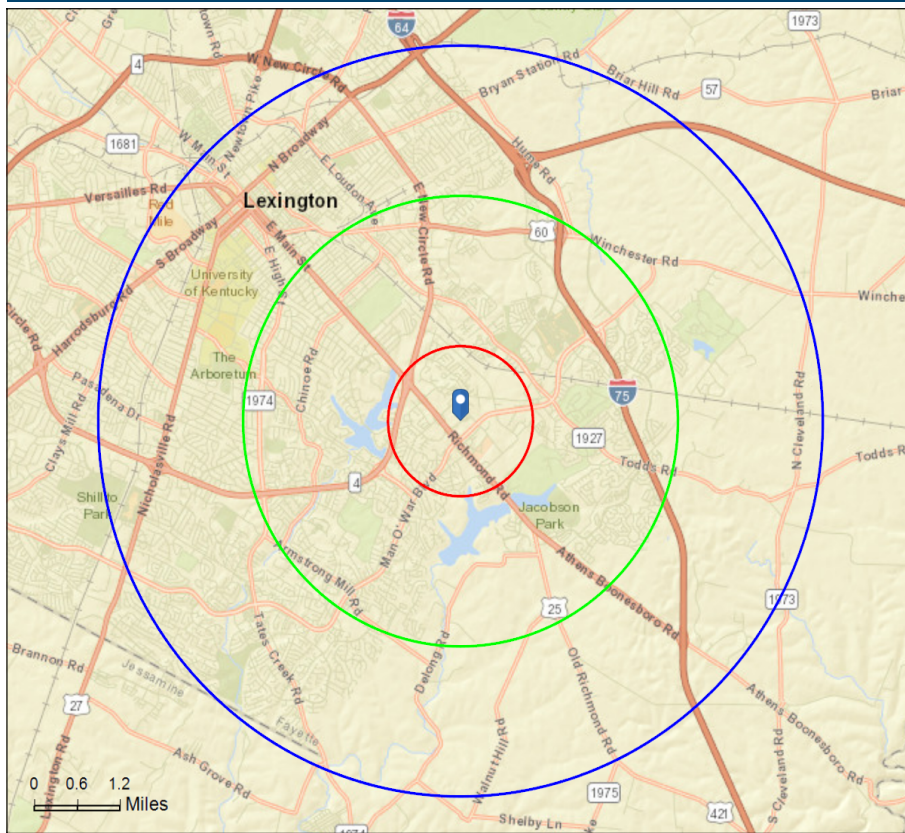
Site Details



Site Details Map

133 N Locust Hill Dr, Lexington, Kentucky, 40509 2
 133 N Locust Hill Dr, Lexington, Kentucky, 40509
 Rings: 1, 3, 5 mile radii

Site Details Map
 Latitude: 38.00486
 Longitude: -84.44503



Executive Summary

133 N Locust Hill Dr, Lexington, Kentucky, 40509 2
 133 N Locust Hill Dr, Lexington, Kentucky, 40509
 Rings: 1, 3, 5 mile radii

Prepared by Esri
 Latitude: 38.00486
 Longitude: -84.44503

	1 mile	3 miles	5 miles
Population			
2000 Population	13,679	71,030	174,845
2010 Population	14,343	79,600	187,448
2018 Population	15,405	87,311	205,558
2023 Population	16,245	92,429	216,735
2000-2010 Annual Rate	0.48%	1.15%	0.70%
2010-2018 Annual Rate	0.87%	1.13%	1.12%
2018-2023 Annual Rate	1.07%	1.15%	1.06%
2018 Male Population	47.6%	47.8%	48.9%
2018 Female Population	52.4%	52.2%	51.1%
2018 Median Age	32.4	36.4	34.0

In the identified area, the current year population is 205,558. In 2010, the Census count in the area was 187,448. The rate of change since 2010 was 1.12% annually. The five-year projection for the population in the area is 216,735 representing a change of 1.06% annually from 2018 to 2023. Currently, the population is 48.9% male and 51.1% female.

Median Age
 The median age in this area is 32.4, compared to U.S. median age of 38.3.

	1 mile	3 miles	5 miles
Race and Ethnicity			
2018 White Alone	61.6%	75.6%	75.8%
2018 Black Alone	23.1%	14.3%	14.0%
2018 American Indian/Alaska Native Alone	0.3%	0.2%	0.3%
2018 Asian Alone	5.9%	4.2%	4.2%
2018 Pacific Islander Alone	0.0%	0.0%	0.0%
2018 Other Race	4.6%	2.3%	2.5%
2018 Two or More Races	4.4%	3.3%	3.1%
2018 Hispanic Origin (Any Race)	8.2%	4.8%	5.3%

Persons of Hispanic origin represent 5.3% of the population in the identified area compared to 18.3% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 46.4 in the identified area, compared to 64.3 for the U.S. as a whole.

	1 mile	3 miles	5 miles
Households			
2000 Households	6,645	31,650	74,860
2010 Households	7,066	35,494	81,323
2018 Total Households	7,450	38,461	88,194
2023 Total Households	7,794	40,496	92,778
2000-2010 Annual Rate	0.62%	1.15%	0.83%
2010-2018 Annual Rate	0.64%	0.98%	0.99%
2018-2023 Annual Rate	0.91%	1.04%	1.02%
2018 Average Household Size	2.05	2.26	2.23

The household count in this area has changed from 81,323 in 2010 to 88,194 in the current year, a change of 0.99% annually. The five-year projection of households is 92,778, a change of 1.02% annually from the current year total. Average household size is currently 2.23, compared to 2.21 in the year 2010. The number of families in the current year is 44,923 in the specified area.



Contact

