

LEASING OPPORTUNITY

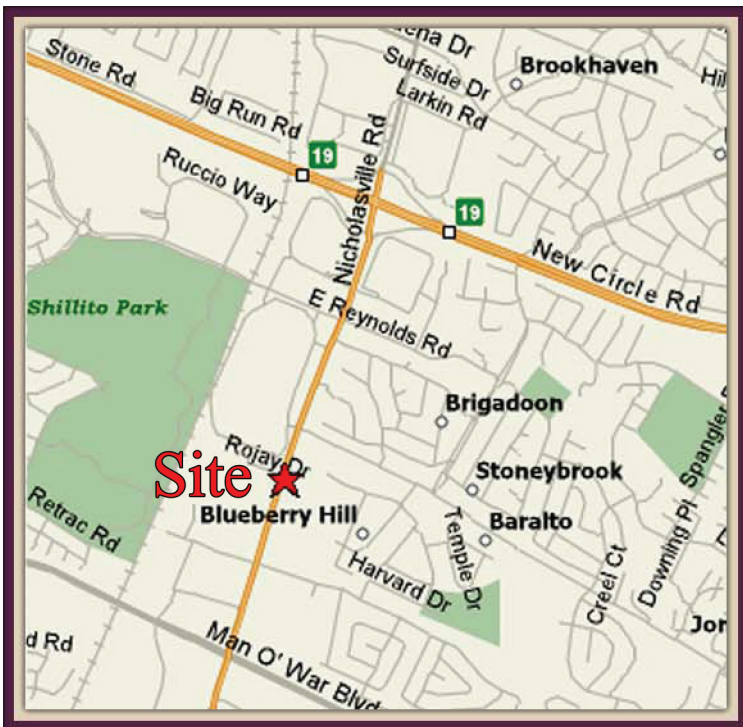
MEN'S WEARHOUSE PLAZA

3701 Nicholasville Road, Lexington, Kentucky



REASONS TO LEASE

- * Great visibility
- * Easy access in high traffic area.



All information furnished is from sources deemed reliable. No warranty or representation is made as to the accuracy thereof and it is submitted subject to errors, omissions, changes of availability, price, rental or other conditions.



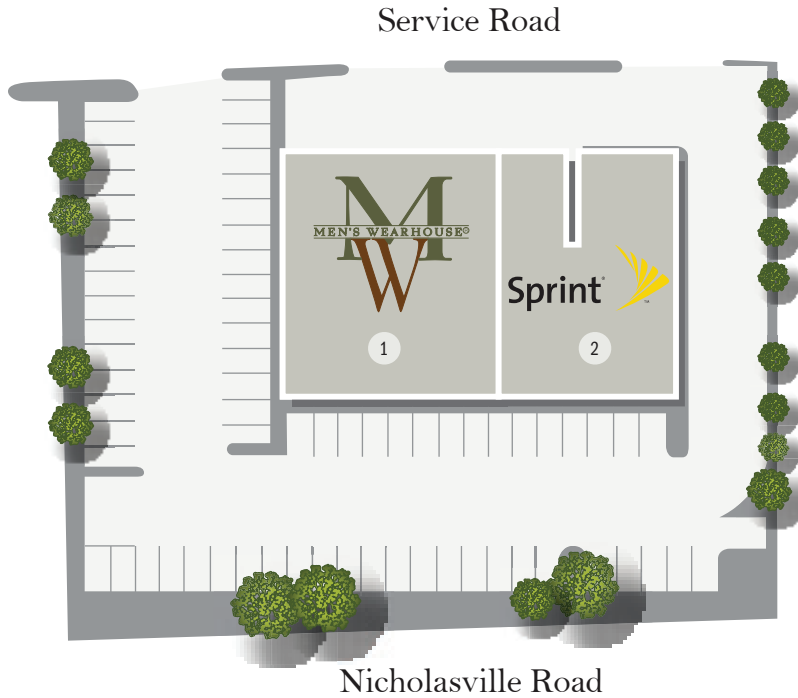
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Equity Management Group * 840 East High Street * Lexington, KY 40502

LEASING OPPORTUNITY

MEN'S WEARHOUSE PLAZA

3701 Nicholasville Road, Lexington, Kentucky



1 Men's Warehouse	6,000 SF
2 Sprint	4,000 SF
Total GLA:	10,000 SF

PROPERTY SPECIFICS

Anchor Tenant:	
Total Land Area:	1.0 acre
Total GLA:	9,960 sf.
Traffic Counts:	54,195
Parking Spaces:	64
Occupancy:	100%
Zoning:	B-3

PROPERTY ADVANTAGES

Great visibility
Easy access in high traffic area

LOCATION

Located at: 3701 Nicholasville Road, along Lexington's most highly traveled thoroughfare, between New Circle Road and Man O' War Boulevard

Strong and Growing Demographics:

	<u>1 mile</u>	<u>3 miles</u>	<u>5 miles</u>
Population Estimates:	11,276	100,146	205,294
Average Household Income:	\$58,693	\$74,783	\$71,906
Average Household Value:	\$166,244	\$221,515	\$241,281

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