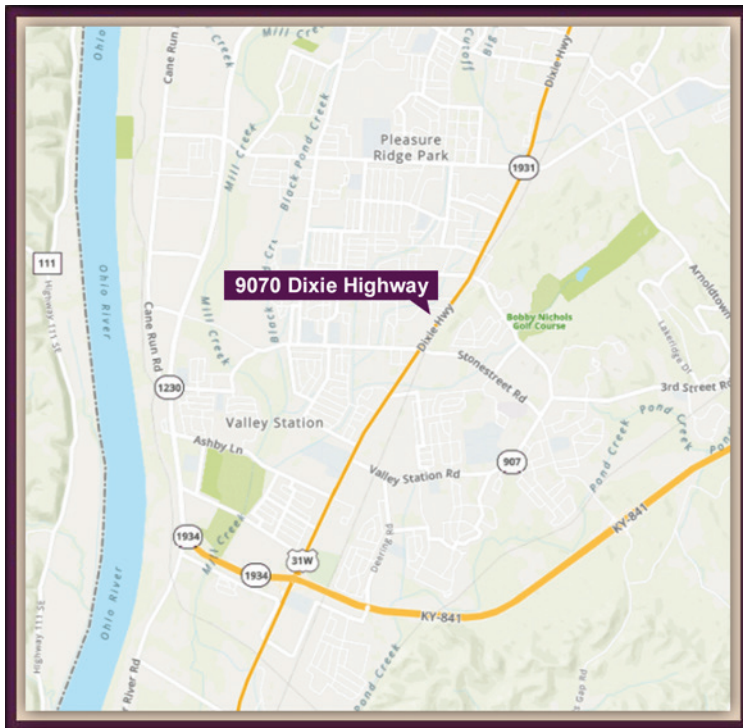


LEASING OPPORTUNITY

SOUTHWEST TOWNE CENTER

9070 Dixie Hwy, Louisville, Kentucky



OPPORTUNITIES

- * 28,500 and 80,966 SF Retail Spaces Available. Spaces can be combined. Divisible.
- * Well-located in Louisville, the economic and cultural center of the state of Kentucky.



Equity
Management
Group, Inc.

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.

Leasing Representative: **Jason Taylor**
jtaylor@equity-management.com

Phone: (859) 266-1414 * Cell: (502) 472-7546 * Fax: (859) 266-6612
Equity Management Group * 840 East High Street * Lexington, KY 40502

LEASING OPPORTUNITY

SOUTHWEST TOWNE CENTER

9070 Dixie Hwy, Louisville, Kentucky



PROPERTY SPECIFICS

Anchor Tenant:	Available
Total Land Area:	28.42 acres
Total GLA:	237,344 sf
Traffic Count:	46,150
Parking Spaces:	1,368
Occupancy:	54%

PROPERTY ADVANTAGES

High profile location along Dixie Hwy – one of the city's busiest traffic corridors, which connects Downtown Louisville with the southwest suburbs.

LOCATION

9070 Dixie Highway, about 10 miles southwest of Downtown Louisville, home to the world famous Kentucky Derby.

Strong and Growing Demographics:

	<u>1 miles</u>	<u>3 miles</u>	<u>5 miles</u>
Population Estimates:	16,485	60,920	118,025
Average Household Income:	\$48,835	\$73,411	\$68,318
Average Number of Households:	7,048	23,839	46,762

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VCF VALUE CITY FURNITURE

BAPTIST HEALTH

DOLLAR TREE

SHOE CARNIVAL

OLLIE'S Bargain OUTLET

SportClips (HAIRCUTS)

MARINER FINANCE

CAMX CHAINS

cricket

PIZZA HUT

CAJO

LOW LouisvilleOverstock
warehouse.com

MCALISTER'S DELI

SCOOTER'S COFFEE

DQ

Aaron's SUBWAY

Shell

K

O'Reilly AUTO PARTS
PROFESSIONAL PARTS PEOPLE



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