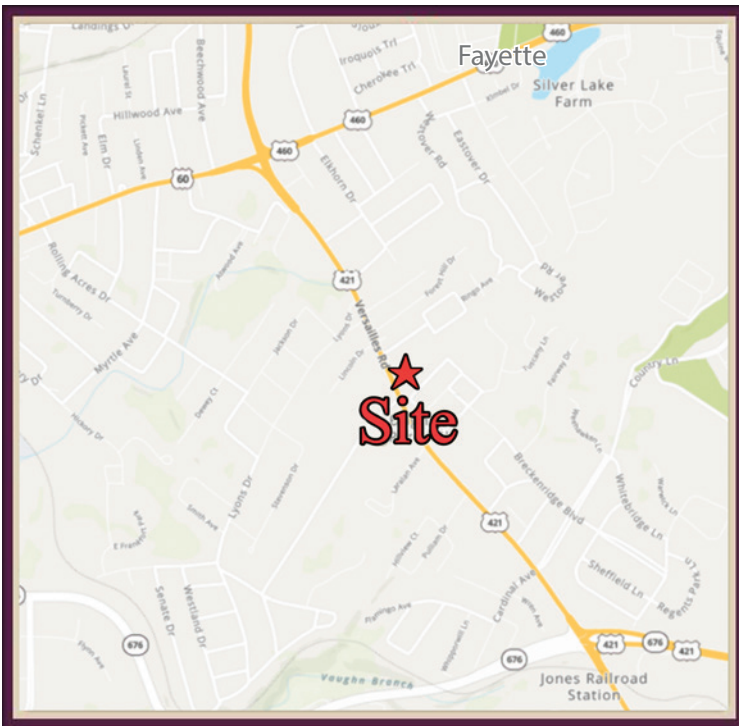


LEASING OPPORTUNITY

SHOPPERS VILLAGE OF FRANKFORT

310 Versailles Road, Frankfort, Kentucky



REASONS TO LEASE

- * Ideally located between many top national retailers and restaurants on Versailles Road.
- * 4,400 SF Retail Space Available.

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**

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

LEASING OPPORTUNITY

SHOPPERS VILLAGE OF FRANKFORT

310 Versailles Road, Frankfort, Kentucky

1 Peddlers Mall	26,000 SF
2 Available	4,400 SF
3 Pierre Green Furniture	8,000 SF
Total GLA:	38,400 SF



PROPERTY SPECIFICS

Anchor Tenant:	Peddlers Mall
Total GLA:	38,400 sf.
Traffic Count:	31,900
Parking Spaces:	Abundant
Occupancy:	88%

PROPERTY ADVANTAGES

* Many top national retailers and restaurants are close by including Kroger, ACE Hardware, JoAnn, Wendy's, AutoZone, Walgreens & Arby's.

LOCATION

Located at: 310 Versailles Road in Frankfort, Kentucky right behind McDonald's restaurant.

Strong and Growing Demographics:

	<u>1 mile</u>	<u>3 miles</u>	<u>5 miles</u>
Population Estimates:	7,743	27,240	39,428
Average Household Income:	\$75,136	\$74,519	\$77,900
Average Household Value:	\$232,548	\$226,560	\$227,077

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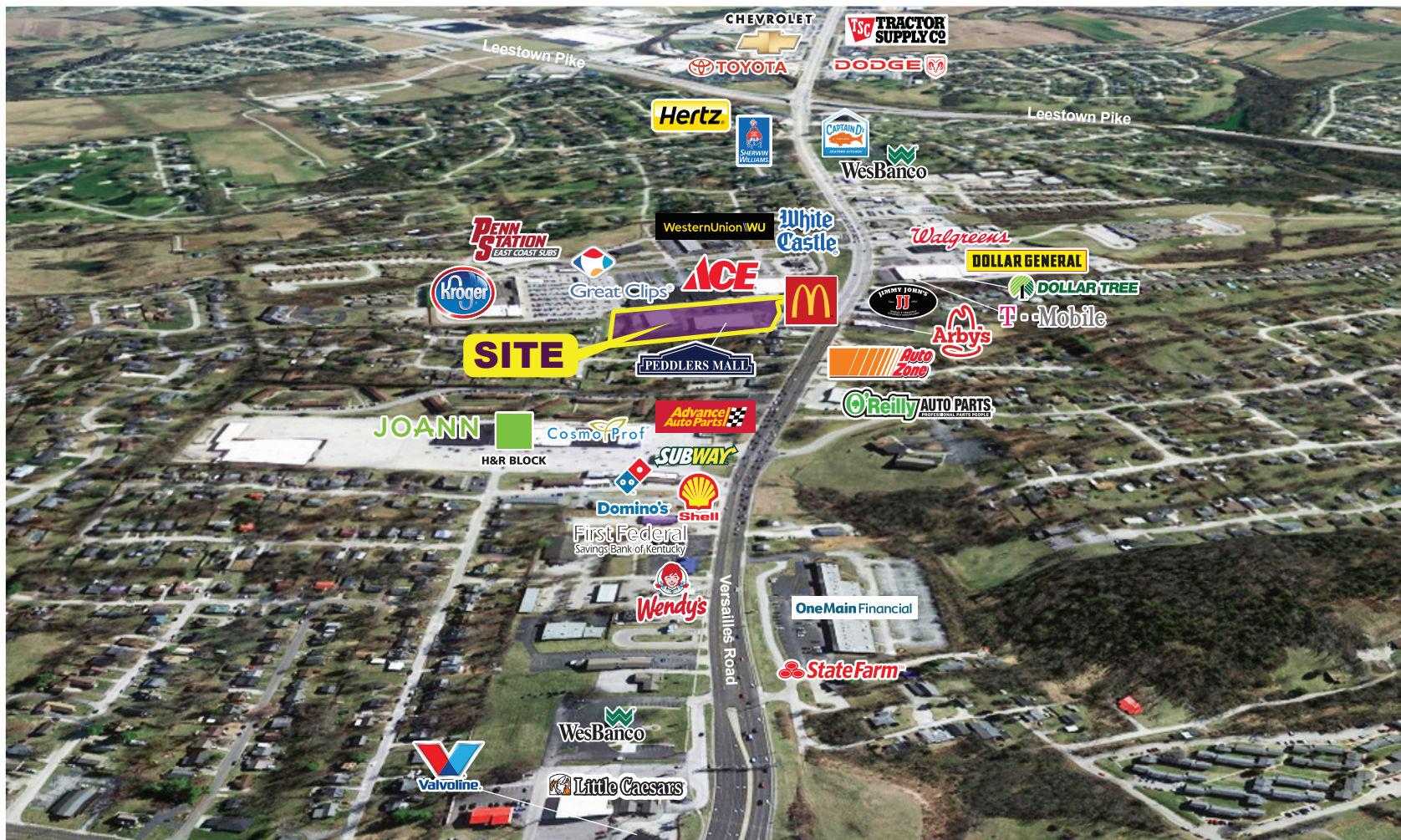
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