



# 2434 Kenwood Crossing

CRESTWOOD, KY



- Brand-new retail strip center shadowing Walmart Supercenter in Crestwood, KY
- Drive-thru option available with planned coffee shop / drive-thru layout shown on site plan
- Suite 101 includes patio area and drive-thru window/speaker rough-ins per floor plan
- Flexible inline and end-cap retail spaces available
- Shell delivery with utilities stubbed, rooftop HVAC units, electrical panels, and gravel floor condition
- Strong storefront visibility with tenant signage opportunities shown across front elevation
- Located along Hwy 329 / Veterans Memorial Pkwy near the I-71 interchange
- Adjacent to Clore Station mixed-use development
- Near Kenwood Elementary and South Oldham High School



# CLORE STATION DEVELOPMENT

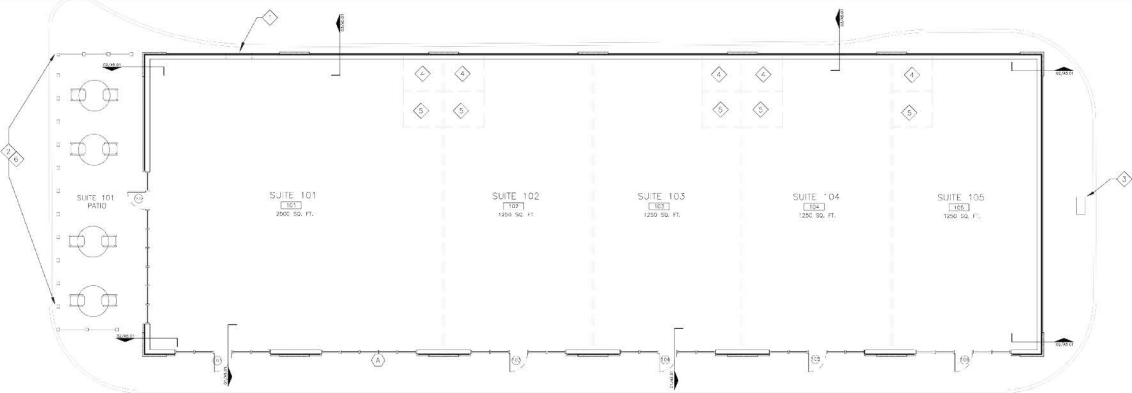
- CIVIC STRUCTURE
- COMMERCIAL BUILDING
- MIXED-USE BUILDING
- MULTI-FAMILY BUILDING
- 4 OR 6 PLEX LOT
- TOWNHOUSE LOT
- PRIVATE LOT
- SPECIAL DISTRICT LOT
- SPECIAL DISTRICT BUILDING
- HOTEL BUILDING
- ALLEY/ PARKING LOT
- PARK/ OPEN SPACE

**INTERSTATE 71**  
**41,399 AADT**

Clore-Station-Entire-Plan

HIGHWAY 71 BYPASS

# EXISTING FLOOR PLAN



**FLOOR PLAN**  
 SCALE: 1/8" = 1'-0"

**SHEET NOTES**

|   |   |
|---|---|
| 1 | DRIVE THRU WINDOW                       |
| 2 | ROUGH IN ONLY PATIO FENCING             |
| 3 | DRIVE THRU SPEAKER                      |
| 4 | ROUGH IN ONLY FUTURE MECHANICAL ROOM    |
| 5 | FUTURE BATHROOM                         |
| 6 | SEE CIVIL DRAWINGS FOR MORE INFORMATION |

**DOOR SCHEDULE**

| NUMBER | SIZE          | MATERIAL   | FRAME       | HARDWARE | DETAILS |
|--------|---------------|------------|-------------|----------|---------|
| 101    | 3'-0" x 7'-0" | ALUM/GLAZE | BRONZE ALUM | 1        | 1       |
| 102    | 3'-0" x 7'-0" | ALUM/GLAZE | BRONZE ALUM | 1        | 1       |
| 104    | 3'-0" x 7'-0" | ALUM/GLAZE | BRONZE ALUM | 1        | 1       |
| 105    | 3'-0" x 7'-0" | ALUM/GLAZE | BRONZE ALUM | 1        | 1       |
| 106    | 2'-0" x 7'-0" | ALUM/GLAZE | BRONZE ALUM | 1        | 1       |

- DOOR HARDWARE:**
- 1) 1 1/2" RB. HINGLES (NRP)
  - 1 CLOSER
  - 1 PUSH-PULL
  - 1 WEATHER STRIP SET
  - 1 THRESH-HOLD
- NOTES:**
- 1) PART OF A STOREFRONT SYSTEM

**ROOM SCHEDULE**

| ROOM NUMBER | ROOM NAME | WALL FINISH | FLOOR FINISH | CEILING FINISH | CEILING HEIGHT | REMARKS |
|-------------|-----------|-------------|--------------|----------------|----------------|---------|
| 101         | SUITE 101 | UNFINISHED  | D.C.A.       | UNFINISHED     | VARIES         |         |
| 102         | SUITE 102 | UNFINISHED  | D.C.A.       | UNFINISHED     | VARIES         |         |
| 103         | SUITE 103 | UNFINISHED  | D.C.A.       | UNFINISHED     | VARIES         |         |
| 104         | SUITE 104 | UNFINISHED  | D.C.A.       | UNFINISHED     | VARIES         |         |
| 105         | SUITE 105 | UNFINISHED  | D.C.A.       | UNFINISHED     | VARIES         |         |

**WINDOW SCHEDULE**

| WINDOW | SIZE            | SILL HEIGHT  | GLAZING | FRAME        | DETAILS |
|--------|-----------------|--------------|---------|--------------|---------|
| A      | 10'-0" x 8'-10" | 0'-0" A.S.S. | LOW E   | BRONZE ALUM. | 1       |

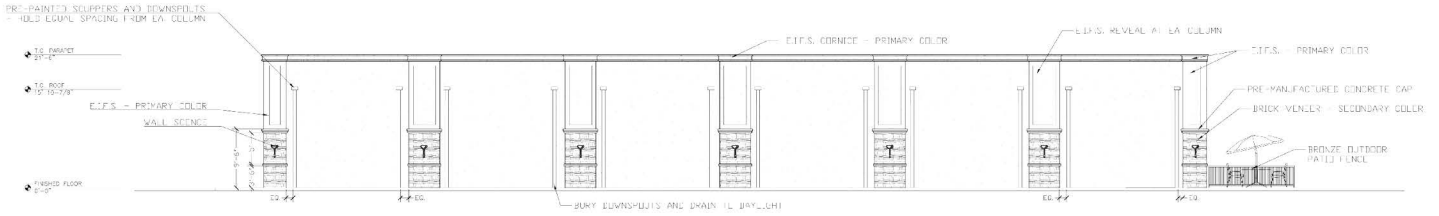
- NOTES:**
- 1) STOREFRONT SYSTEM



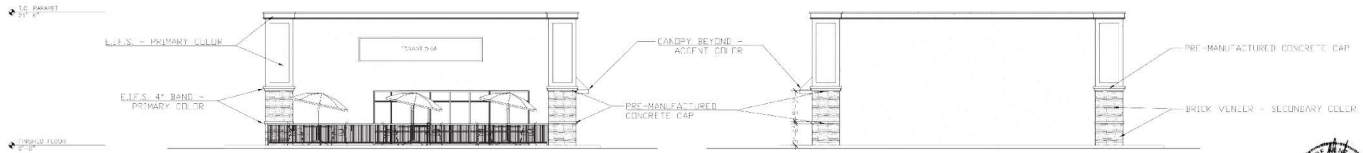
# ELEVATIONS



01 FRONT ELEVATION  
SCALE: 1/8" = 1'-0"



02 REAR ELEVATION  
SCALE: 1/8" = 1'-0"



03 SIDE ELEVATION  
SCALE: 1/8" = 1'-0"

04 SIDE ELEVATION  
SCALE: 1/8" = 1'-0"



# PLACER.AI METRICS



## Metrics

Apr 1, 2025 - Mar 31, 2026



### Metrics

**Walmart**  
Veterans Memorial Pkwy, Crestw...

|          |        |                 |        |
|----------|--------|-----------------|--------|
| Visits   | 1.5M   | Visit Frequency | 10.8   |
| Visitors | 140.1K | Avg. Dwell Time | 30 Min |

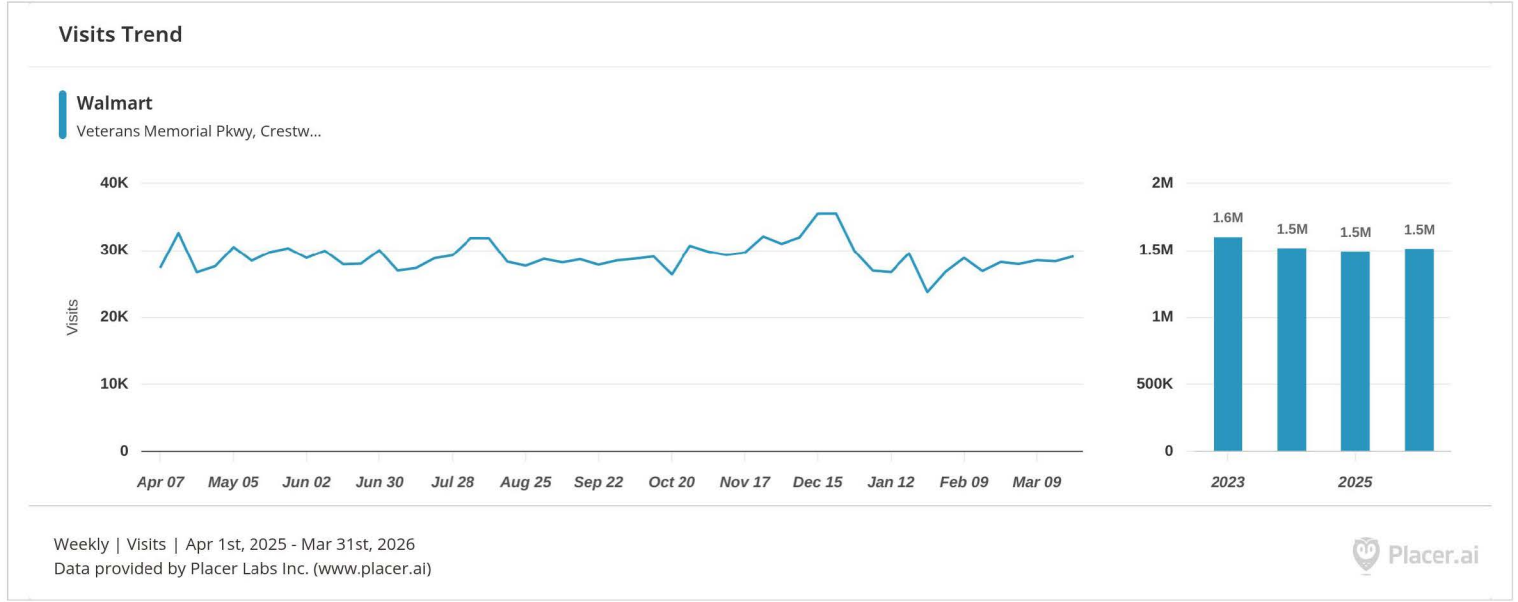
Apr 1st, 2025 - Mar 31st, 2026  
Data provided by Placer Labs Inc. (www.placer.ai)



# PLACER.AI METRICS

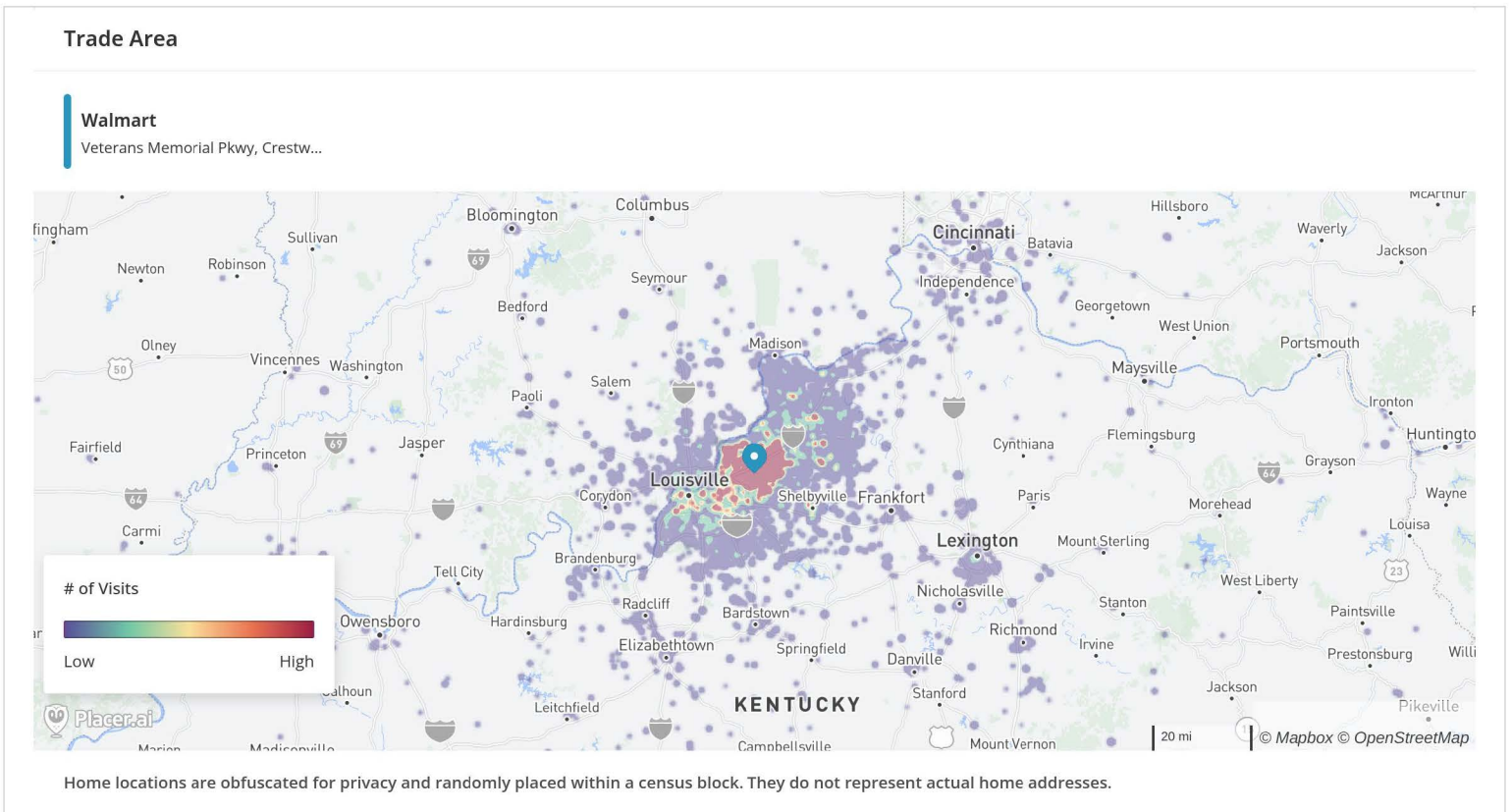
## Visits Trend

Apr 1, 2025 - Mar 31, 2026



## Trade Area

Apr 1, 2025 - Mar 31, 2026



Apr 1st, 2025 - Mar 31st, 2026  
Data provided by Placer Labs Inc. (www.placer.ai)



# PLACER.AI METRICS

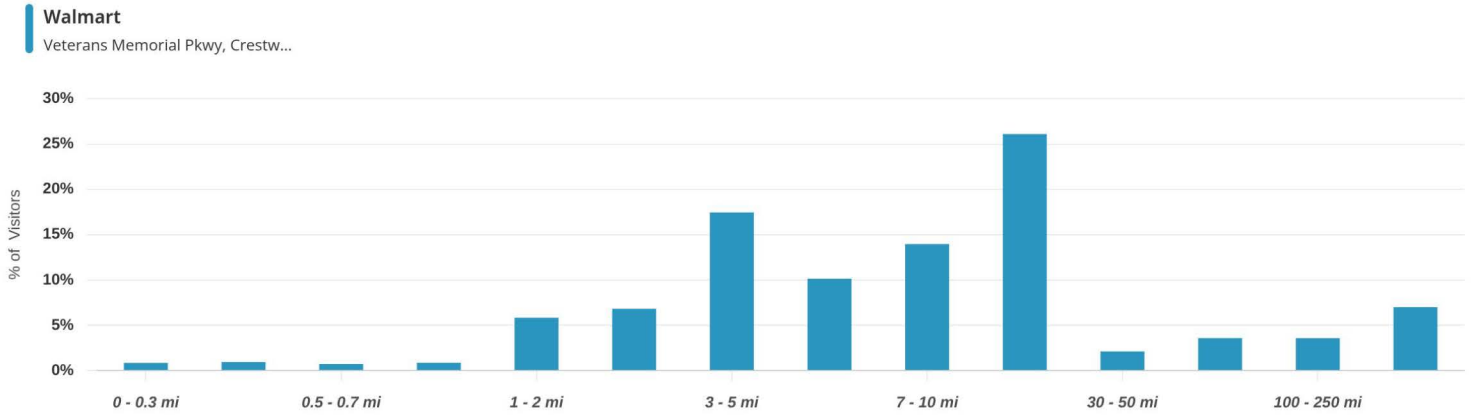


## Trade Area Coverage by Distance

Apr 1, 2025 - Mar 31, 2026



### Trade Area Coverage by Distance



Home Location | % of Visitors | Min Visits: 1 | Apr 1st, 2025 - Mar 31st, 2026  
Data provided by Placer Labs Inc. (www.placer.ai)



CRE Brokerage, Management, Development,  
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