



Retail Building with Drive-Through For Sale



3670 Boston Rd

LEXINGTON, KY 40514

PRESENTED BY:

NATHAN DILLY

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PROPERTY SUMMARY

3670 BOSTON RD

LEXINGTON, KY 40514

OFFERING SUMMARY

SALE PRICE:	\$525,000
PRICE / SF:	\$249.29
BUILDING SIZE:	2,106 SF
LOT SIZE:	0.40 AC
ZONING:	B-6P



PROPERTY SUMMARY

SVN Stone Commercial Real Estate is pleased to offer the opportunity to purchase this property located in an established Kroger neighborhood shopping center. The building is approximately 2,106 SF and sits on 0.4 acres and has an existing drive thru. Join surrounding businesses like Kroger, Starbuck's, Walgreen's, Jimmy John's, and others in a thriving neighborhood grocery center!

PROPERTY HIGHLIGHTS

- Freestanding building with existing drive-thru
- Prime Kroger outparcel location
- Rare opportunity to own in a premier retail corridor
- High-visibility site with excellent traffic exposure
- New Roof



AMPLE PARKING



EXISTING DRIVE-THRU



ESTABLISHED RETAIL LOCATION





NATHAN DILLY

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PROFESSIONAL BACKGROUND

Nathan Dilly is a Senior Advisor with SVN Stone Commercial Real Estate, where he launched his real estate career in 2016. He specializes in retail properties and has guided numerous clients through the sale, leasing, and development of their assets. Over the years, Nathan has represented a wide range of clients, including individual investors, trusts, banks, franchisees, publicly traded companies, and private equity groups, in transactions involving leasing, acquisitions, dispositions, and strategic portfolio planning.

Nathan maintains strong relationships with SVN advisors nationwide, allowing him to support clients with multi-state requirements and deliver data-driven, market-specific, solutions. He brings a collaborative, client-first approach to every assignment, with a particular focus on helping brands and investors identify and capitalize on retail opportunities across the region.

Outside of his work, Nathan enjoys spending time with his wife and kids, traveling, staying active, playing guitar, and pursuing new business and real estate opportunities. A Lexington, Kentucky native, Nathan is a graduate of the University of Kentucky.

EDUCATION

University of Kentucky

MEMBERSHIPS

International Council of Shopping Centers - ICSC

Commercial Property Association of Lexington - CPAL

Bluegrass M&A Professionals - BLUEMAP

SVN | Stone Commercial Real Estate

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Lexington, KY 40508

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To the extent Owner or any agent of Owner corresponds with any prospective purchaser, any prospective purchaser should not rely on any such correspondence or statements as binding Owner. Only a fully executed Real Estate Purchase Agreement shall bind the property and each prospective purchaser proceeds at its own risk.