



## Highlands Plaza

102-216 Collins Circle

Prestonsburg, Kentucky 41653

### Property Highlights

- +/-95,330 SF shopping center
- +/-1,024 - 18,791 SF for lease
- Anchored by Home Furniture and Walgreens
- Dollar Tree coming soon!
- Located on University Drive across from Food City center and .25 mile from Big Sandy Community College
- Rental Rate: \$10.00 - \$13.50 PSF NNN
- NNN's estimated to be \$1.75 PSF

### Summary

Lease Rate:	Call for rate
Building Size:	95,330 SF
Available:	1,024 - 18,791 SF

### For More Information

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Commercial Real Estate Services, Worldwide.

# For Lease

1,024 - 18,791 SF | \$10.00 - 13.50 SF/yr

## Retail Space



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Retail Space



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Suite	Tenant Name	Size SF
Suite 216	Tobacco Express	1,245 SF
Suite 212	Tropical Isle Tanning	1,400 SF
Suite 206	The Wash Tub	1,750 SF
Suite 204	AVAILABLE	1,125 SF
Suite 198	AVAILABLE	3,838 SF
Suite 196	World Finance	1,440 SF
Suite 190	Storage	247 SF
Suite 188	AVAILABLE	2,845 SF
Suite 184	AVAILABLE	2,303 SF
Suite 168	AVAILABLE	18,791 SF
Suite 152	Walgreens; Available 12/1/24	7,731 SF
Suite 144	AVAILABLE	4,440 SF
Suite 140	Beltone	1,800 SF
Suite 138	Suddenlink	2,500 SF
Suite 134	El Azul Grande	5,730 SF
Suite 126	Eagle Financial Services	1,568 SF
Suite 126B	AVAILABLE	1,024 SF
Suite 120	Storage	1,277 SF
Suite 114	Dollar Tree	11,822 SF
Suite 102	Eagle Financial Services	22,454 SF
Totals		95,330 SF

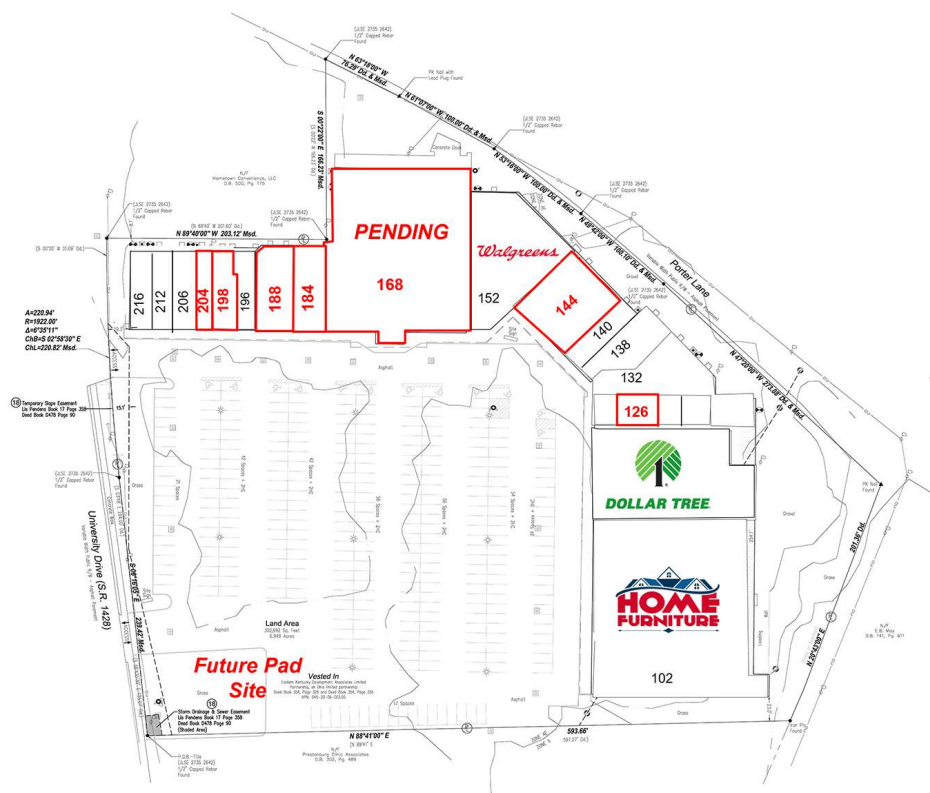
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## Lease Information

Lease Type:	-	Lease Term:	Negotiable
Total Space:	-	Lease Rate:	Call for rate

## Available Spaces

Suite	Size (SF)	Lease Type	Lease Rate	Description
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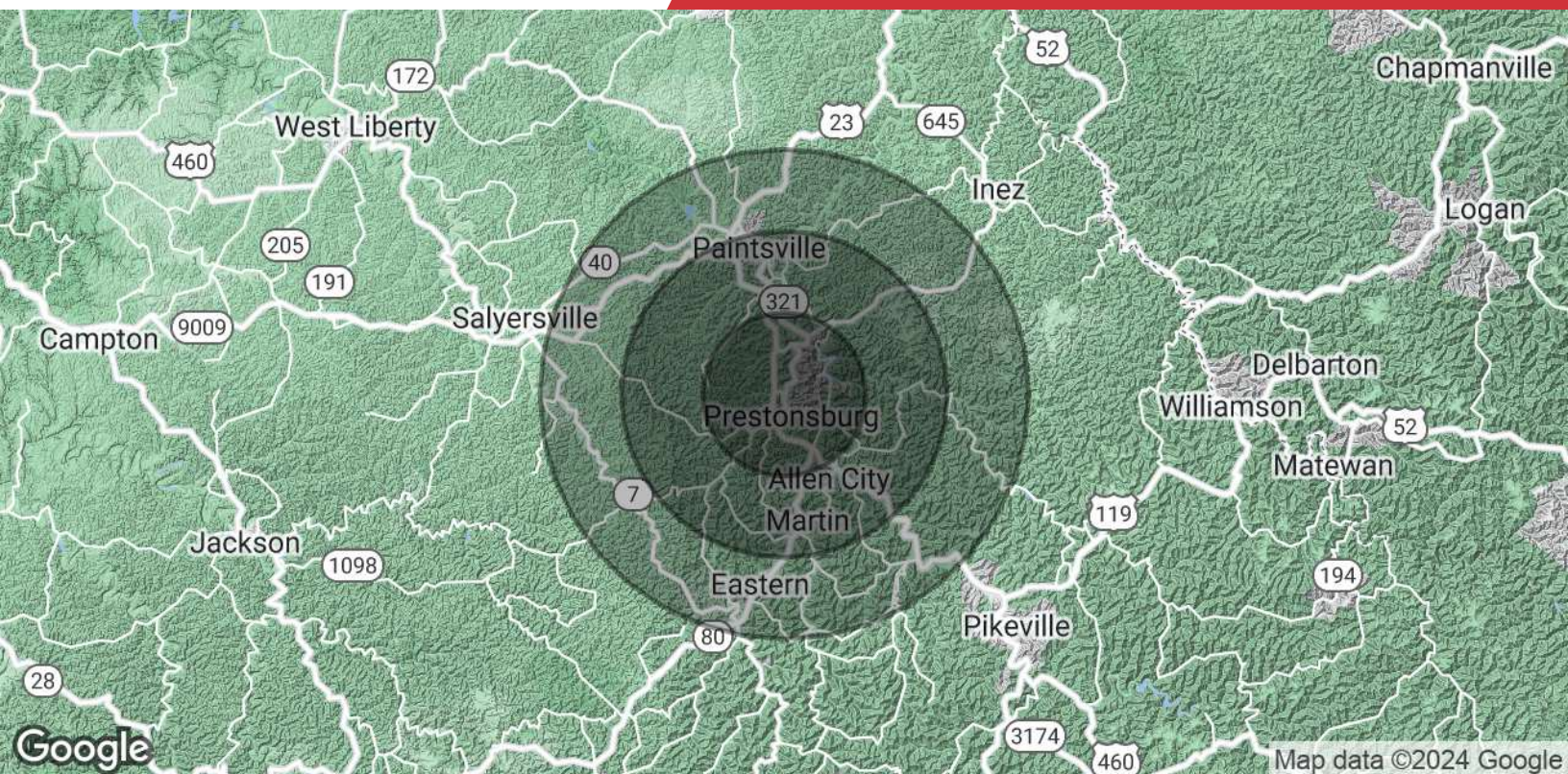
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### Population

	5 Miles	10 Miles	15 Miles
<b>Total Population</b>	11,965	35,333	63,477
<b>Average Age</b>	42.4	39.2	39.0
<b>Average Age (Male)</b>	40.5	37.6	37.6
<b>Average Age (Female)</b>	43.8	40.6	40.1

### Households & Income

	5 Miles	10 Miles	15 Miles
<b>Total Households</b>	5,090	14,219	25,352
<b># of Persons per HH</b>	2.5	2.5	2.6
<b>Average HH Income</b>	\$54,967	\$49,985	\$50,804
<b>Average House Value</b>	\$95,954	\$96,726	\$97,805

\* Demographic data derived from STDB 2020