

For Sale

11,828 SF | \$300,000 - \$725,000

Downtown Office Condo



Downtown Office Condo

300 E Main Street

Lexington, Kentucky 40507

Property Highlights

- Office condo available for sale
- 4th floor condo has direct elevator access
- 4th Floor: 11,828 SF full floor condo may be sold vacant or with new 1 - 3 year lease in place for 4,000 SF (contact agent for details)
- Located in the 300 East Main Street Building
- Deeded, on-site parking with each condo
- Available parking nearby at several monthly pay lots
- Located in the heart of downtown Lexington on East Main Street near the newly developed City Center and 21c Hotel
- Lexington's Central Business District offers an abundance of employment, service, restaurant, shopping and entertainment options creating an energetic and convenient environment
- Sale Price: \$300,000 - \$725,000

Offering Summary

4th Floor Condo - Priced To Sell:	\$300,000 - \$725,000
2nd Floor Condo	SOLD

For More Information

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Jim Kemper

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Commercial Real Estate Services, Worldwide.

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1st Floor Lobby



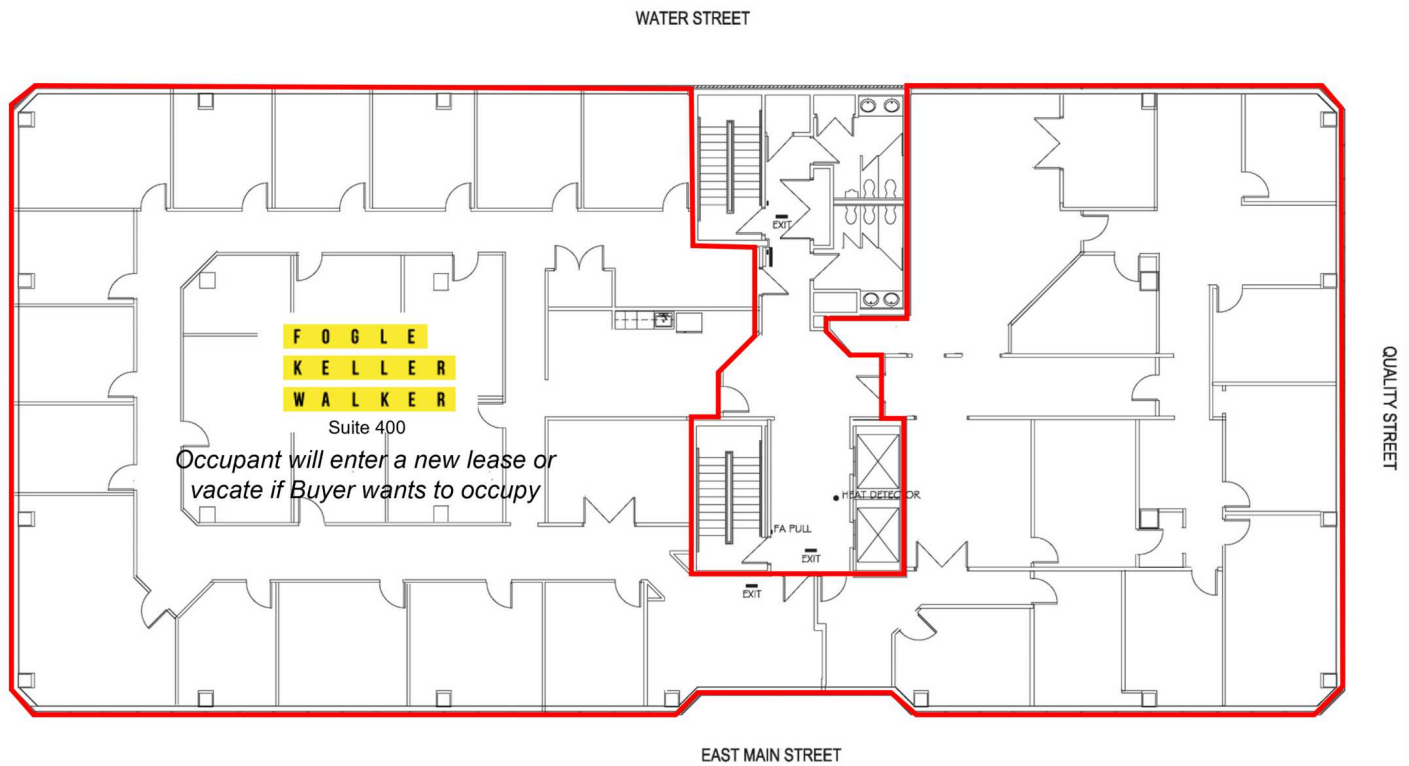
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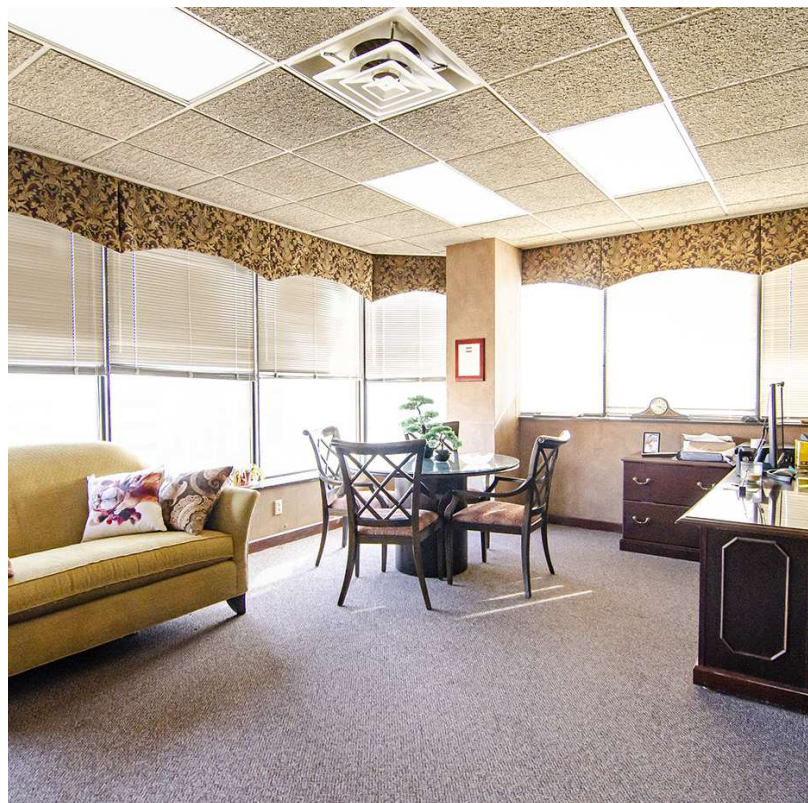
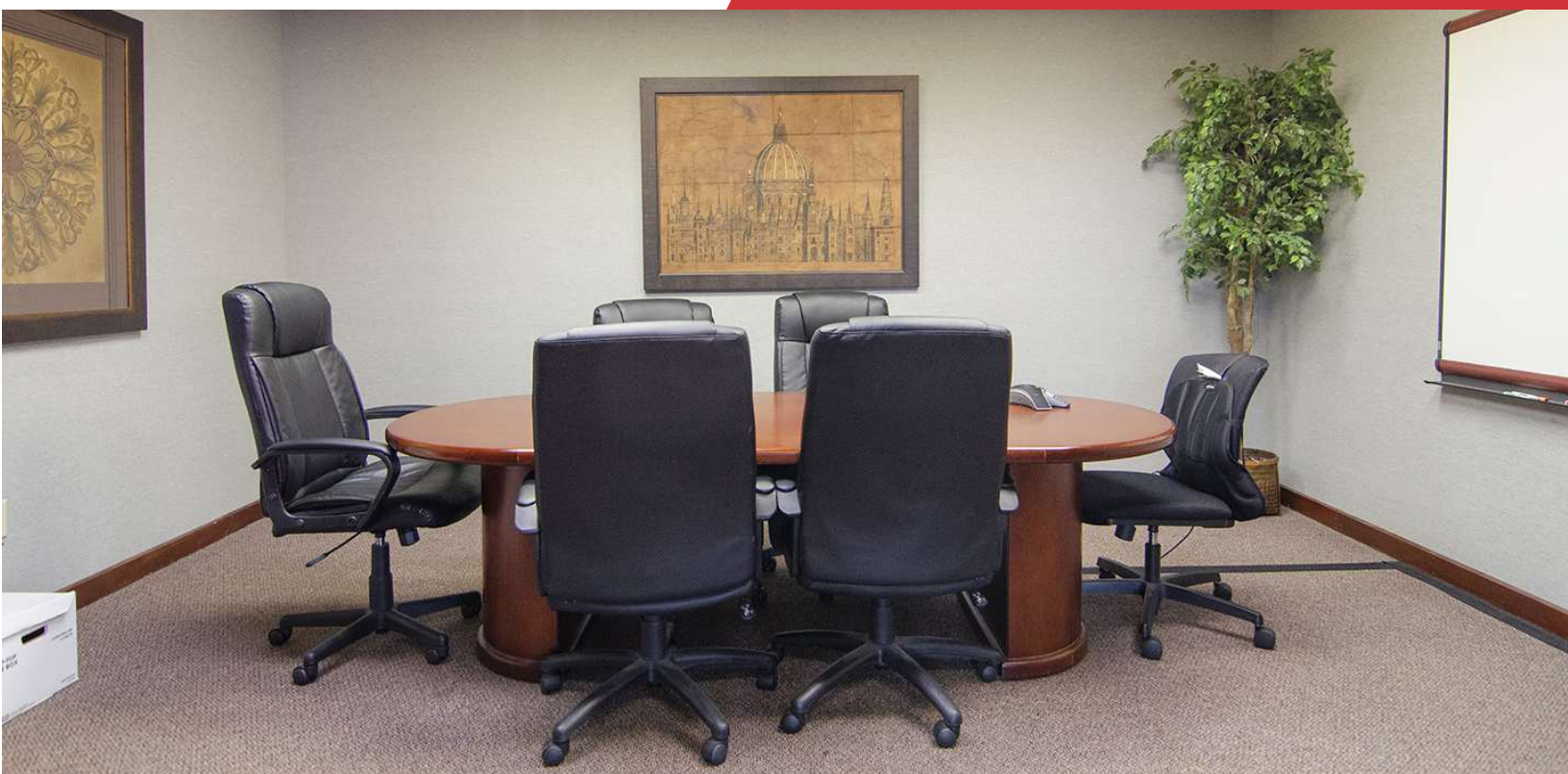
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4th Floor



A EXISTING FLOOR PLAN
1/8"=1'-0"

For Sale**11,828 SF | \$300,000 - \$725,000****4th Floor**

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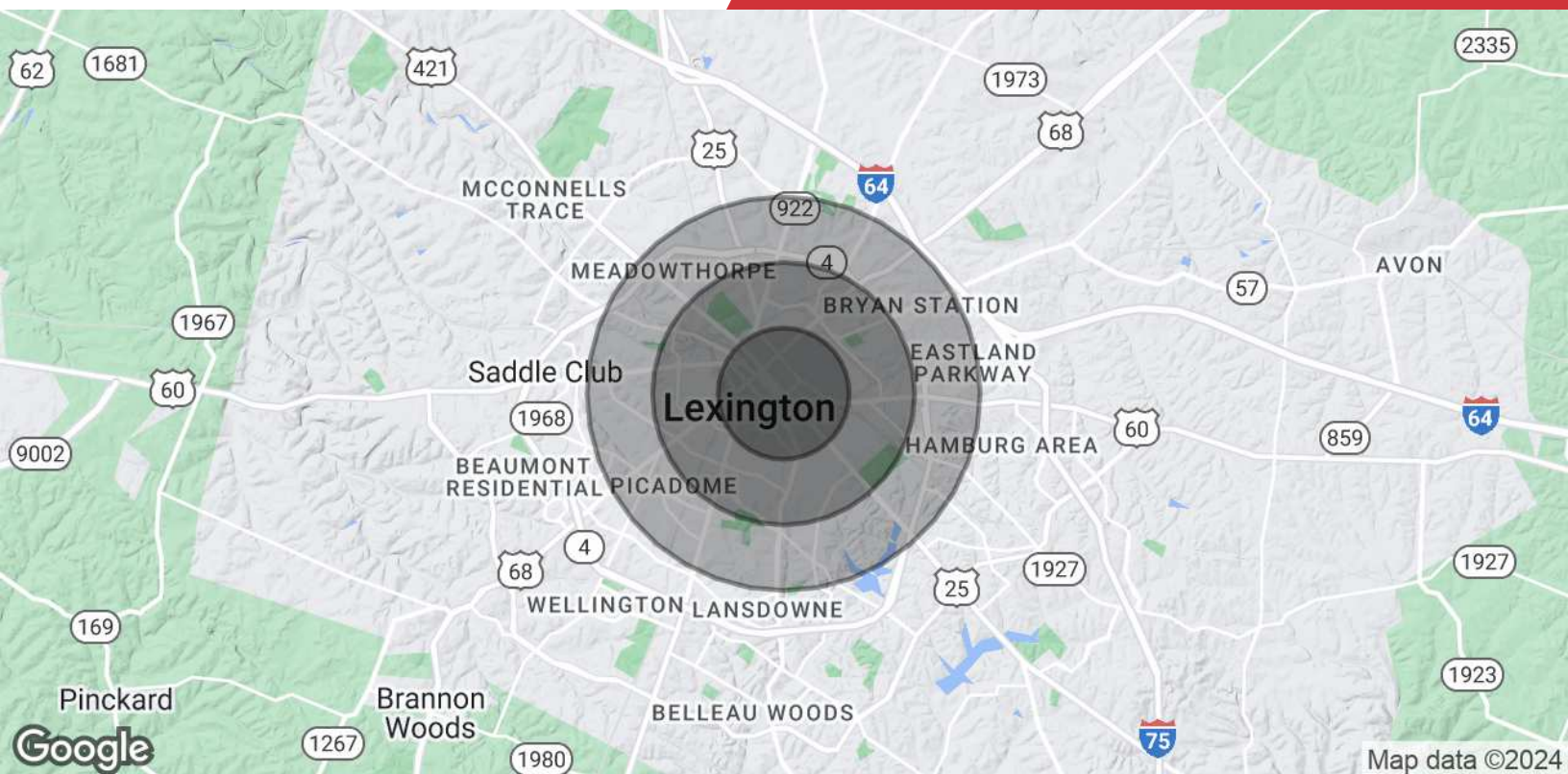
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Population

	1 Mile	2 Miles	3 Miles
Total Population	22,250	60,266	113,072
Average Age	30.2	32.2	34.5
Average Age (Male)	30.0	31.1	33.3
Average Age (Female)	30.3	33.3	36.3

Households & Income

	1 Mile	2 Miles	3 Miles
Total Households	10,213	27,542	52,162
# of Persons per HH	2.2	2.2	2.2
Average HH Income	\$50,389	\$55,274	\$61,740
Average House Value	\$187,265	\$184,053	\$182,479

* Demographic data derived from 2022 STDB