

For Lease

Tates Creek Office Centre



4071 Tate's Creek Centre

Lexington, Fayette County, Kentucky, 40517

For More Information:

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Tates Creek Office Centre

Complete Highlights

PROPERTY HIGHLIGHTS

- +/-32,000 SF three-story recently renovated office building
- Located adjacent to popular Tate's Creek Centre; anchored by Kroger
- Convenient access to restaurants, banks and shopping
- Location provides quick access to Man O' War Boulevard, New Circle Road and Nicholasville Road
- New Starbucks located across the street
- Locally owned and professionally managed by The Rouse Companies
- Ideal for medical and non-medical users
- Full service rental rates - includes utilities and interior janitorial

ECONOMIC HIGHLIGHTS

- Suite 110: +/-559 RSF for lease at \$1,000 per month
- Suite 210: +/-1,608 RSF for lease at \$2,500 per month
- Suite 300: +/-4,953 RSF for lease at \$18.75 PSF



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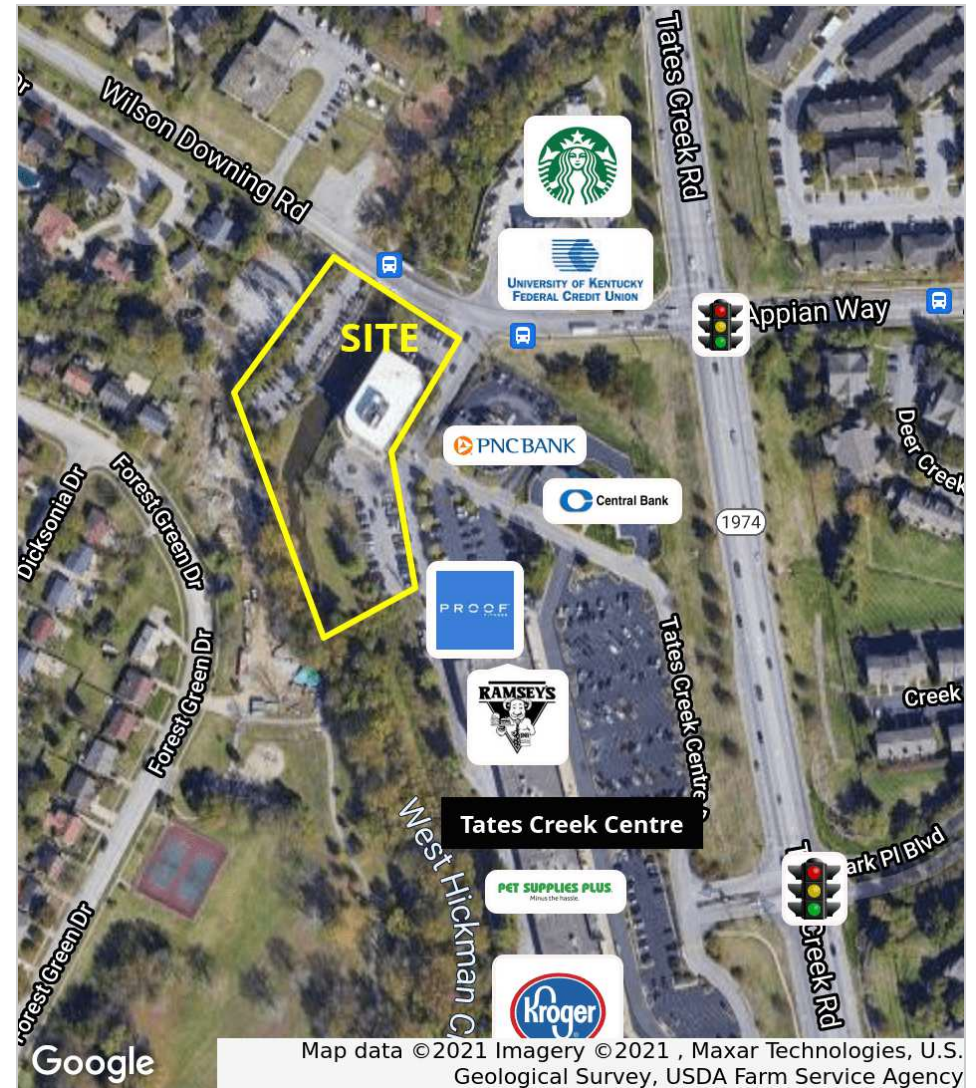
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Tates Creek Office Centre

Location Maps



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Tates Creek Office Centre

Aerial Photographs



NAI Isaac

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Aerial Photographs



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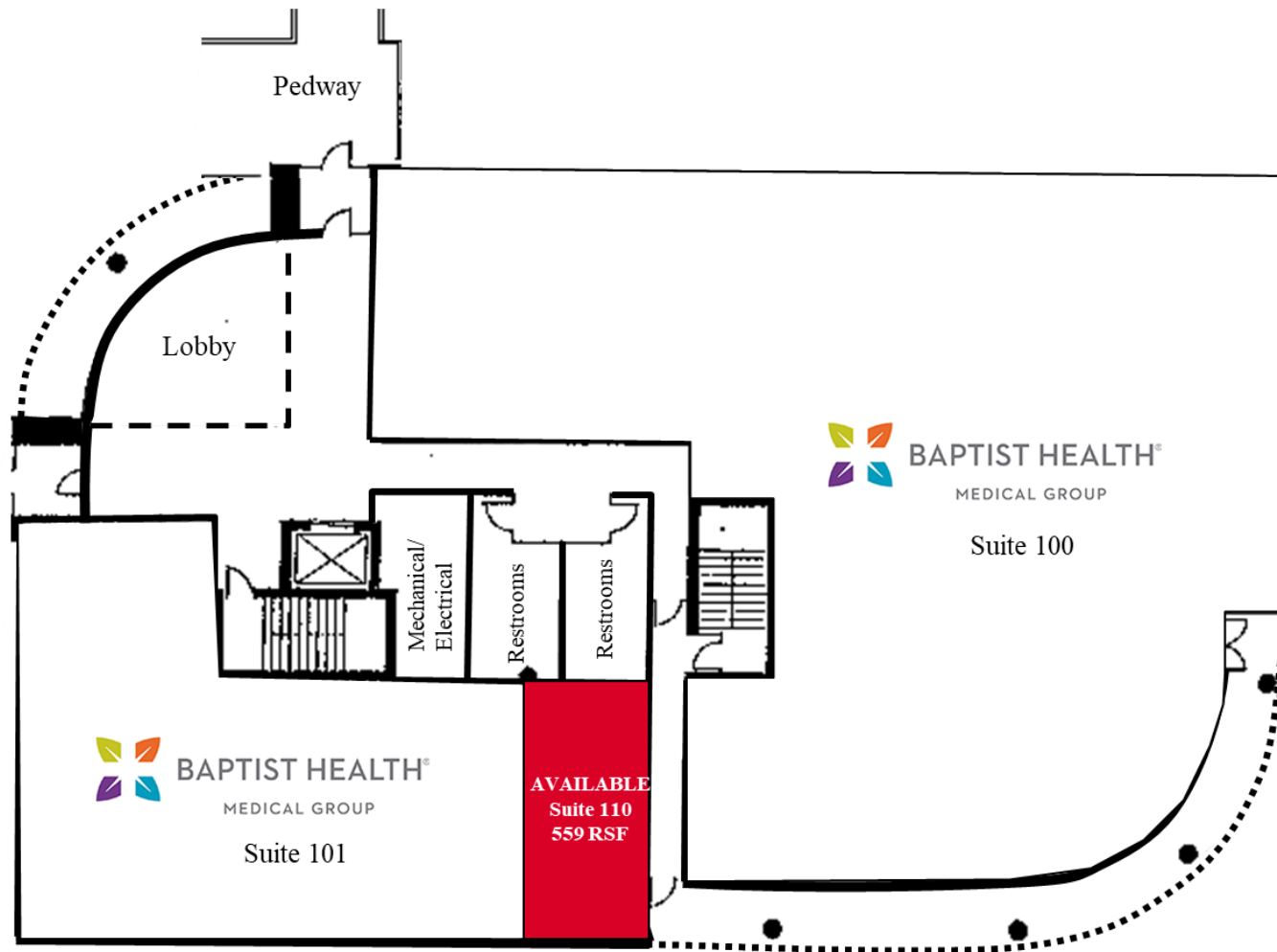
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Floor Plans



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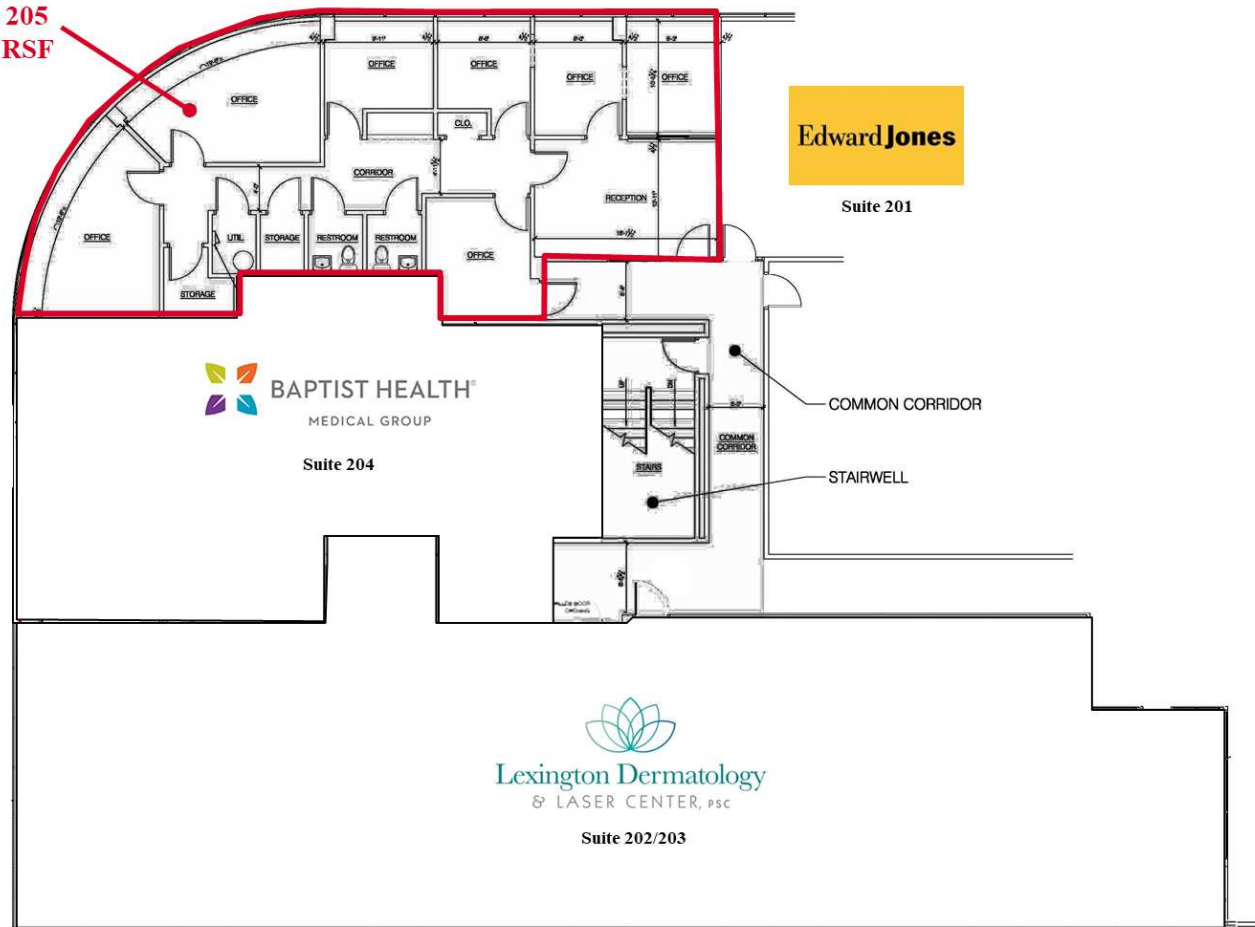


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Tates Creek Office Centre

2nd Floor Plan

Suite 205
1,772 RSF



AS-BUILT FLOOR PLAN - SUITES 202, 203, 204, 205
1/4" = 1'-0"

03-28-18



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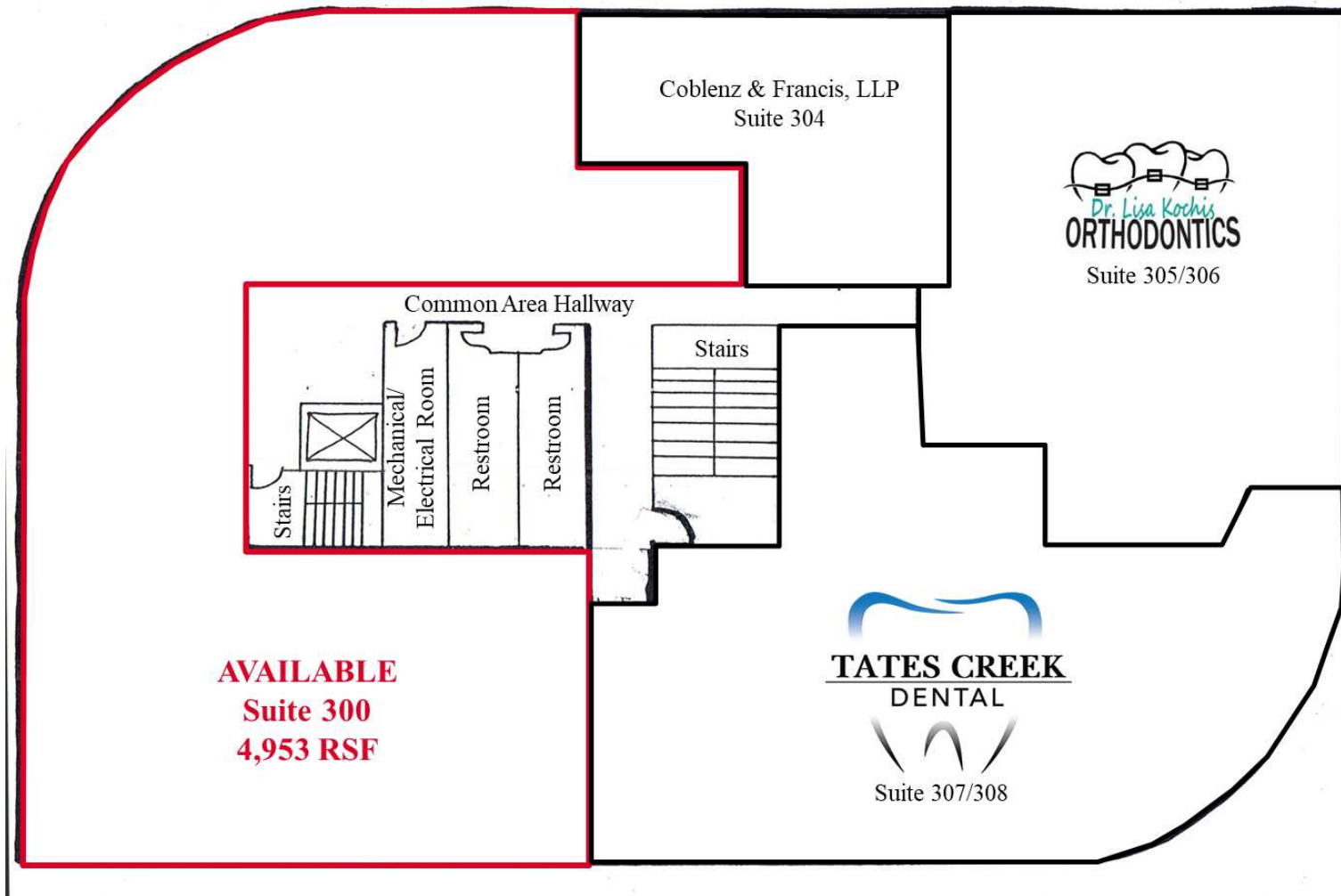
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Tates Creek Office Centre

3rd Floor Plan

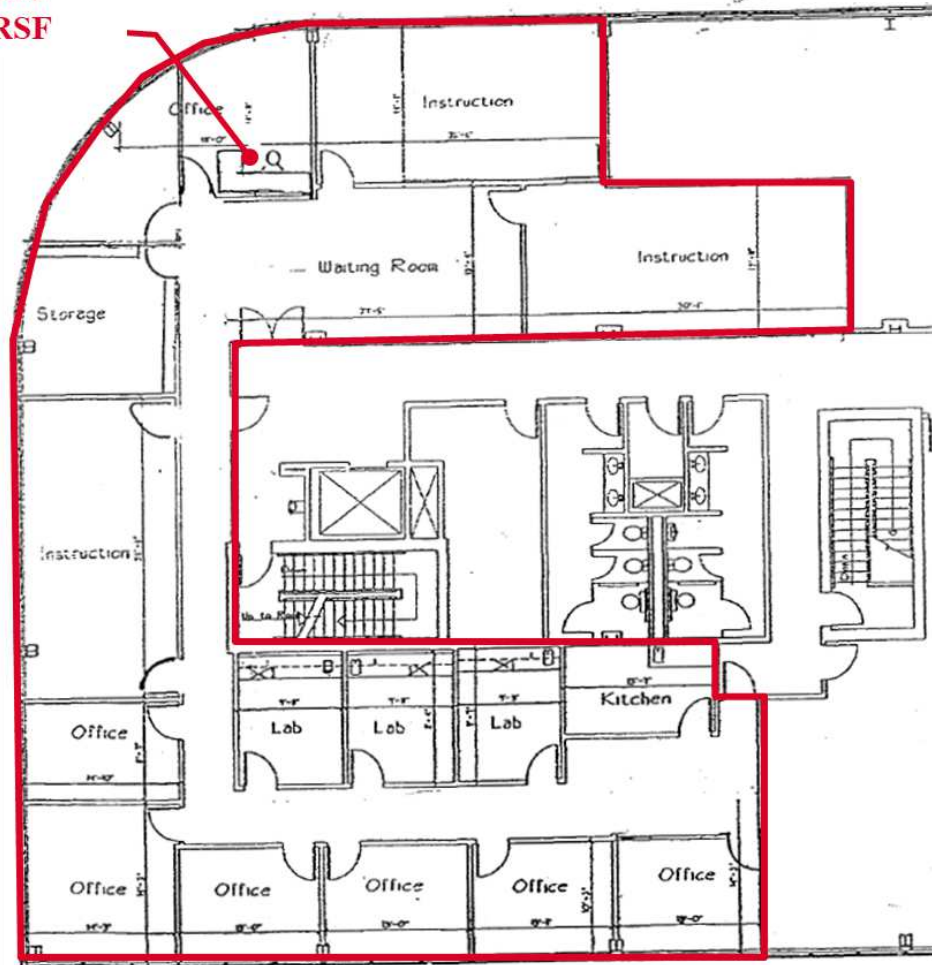


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Tates Creek Office Centre

Suite 300

Suite 300
4,953 RSF



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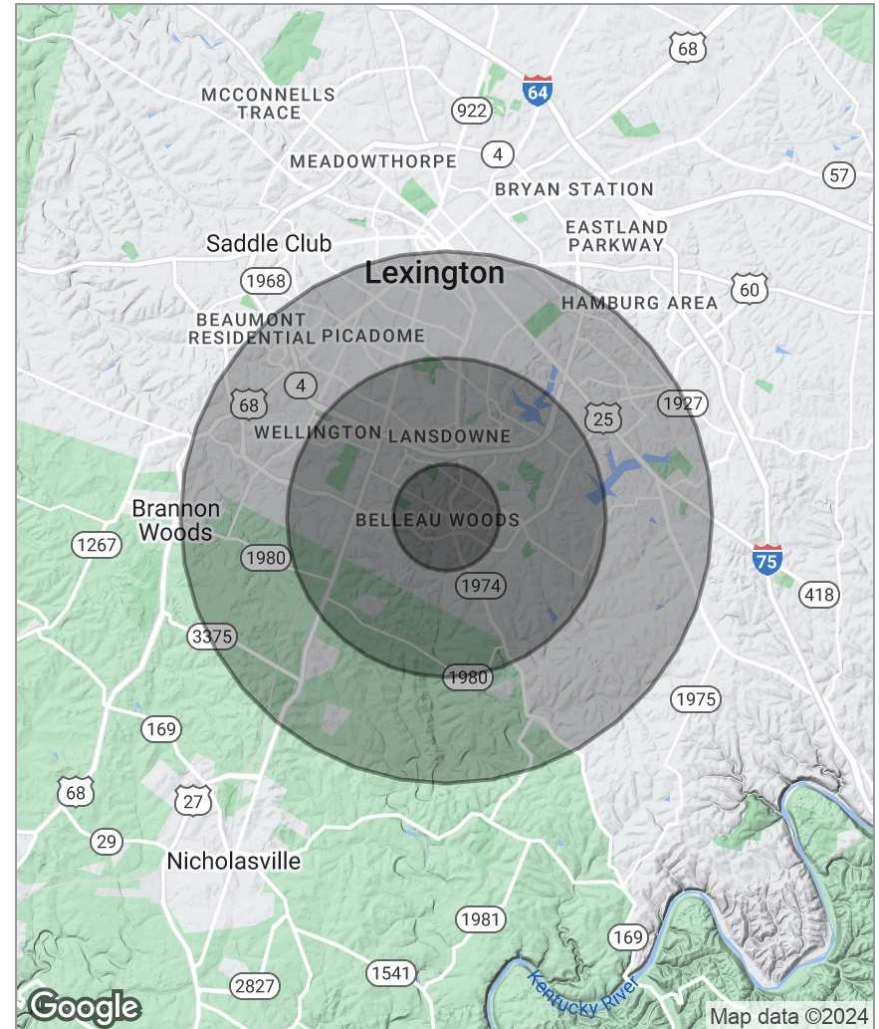


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Demographics Map

Demographic Profile	1 Mile	3 Miles	5 Miles
TOTAL HOUSEHOLDS	8,919	37,826	79,535
TOTAL POPULATION	19,652	86,129	183,891
AVERAGE HH INCOME	\$62,431	\$71,834	\$71,236
MEDIAN HH INCOME	\$44,674	\$52,363	\$51,824



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