



Georgetown Village

401 Outlet Center Drive
Georgetown, Kentucky 40324

Property Highlights

- Leasing opportunities available
- +/-154,118 SF retail center located directly off I-75 with access from Exits 125 & 126
- +/-3,000 - 12,000 SF for lease
- Retailers and service providers welcome
- Join Peddlers Mall, Rack Room Shoes, BonWorth, GNC and more
- Nearby retailers include Kohl's, Lowes and Walmart with several hotels and restaurants
- Just 10 miles to Lexington and 3 miles from the Toyota Manufacturing Plant (+/-9,700 employees)
- Rental Rate: \$8.00 - \$12.00 PSF NNN

| Demographics | 1 Mile | 3 Miles | 5 Miles |
|-------------------|----------|----------|----------|
| Total Households | 3,462 | 13,961 | 15,949 |
| Total Population | 9,139 | 37,842 | 43,192 |
| Average HH Income | \$78,113 | \$80,985 | \$83,011 |

For More Information

Bruce R. Isaac, SIOR, CCIM

Senior Vice President
O: 859 422 4403 | C: 859 221 4438
bruceisaac@naiisaac.com | KY #182312

Jim Kemper

Vice President
O: 859 422 4407 | C: 859 806 4407
jimkemper@naiisaac.com | KY #189559



Commercial Real Estate Services, Worldwide.

For Lease

3,000 - 12,000 SF | \$10.00 SF/yr

Retail Space



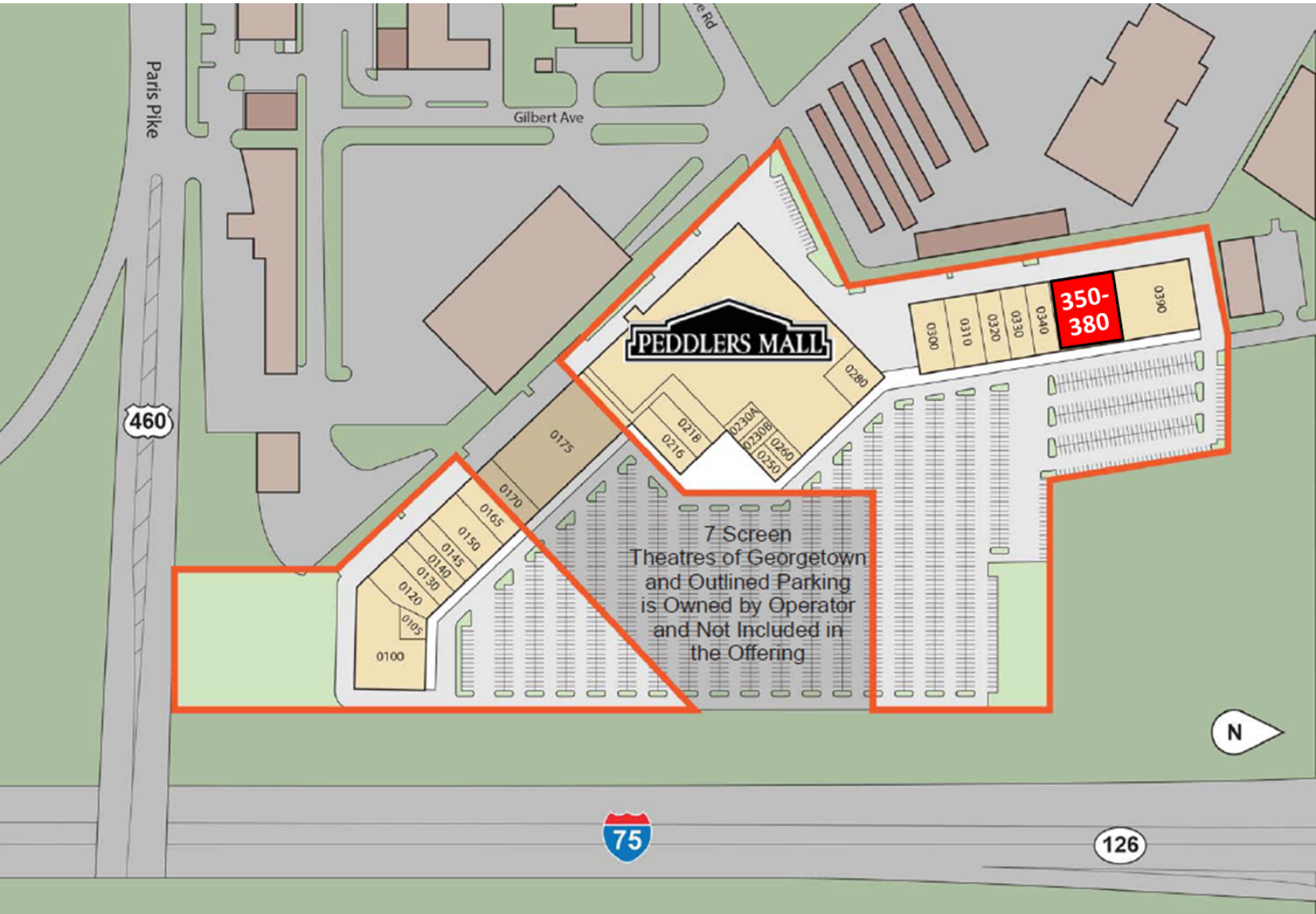
NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.

771 Corporate Drive, Suite 500
Lexington, KY 40503
859 224 2000 tel
naiisaac.com

For Lease

3,000 - 12,000 SF | \$10.00 SF/yr

Retail Space



For Lease

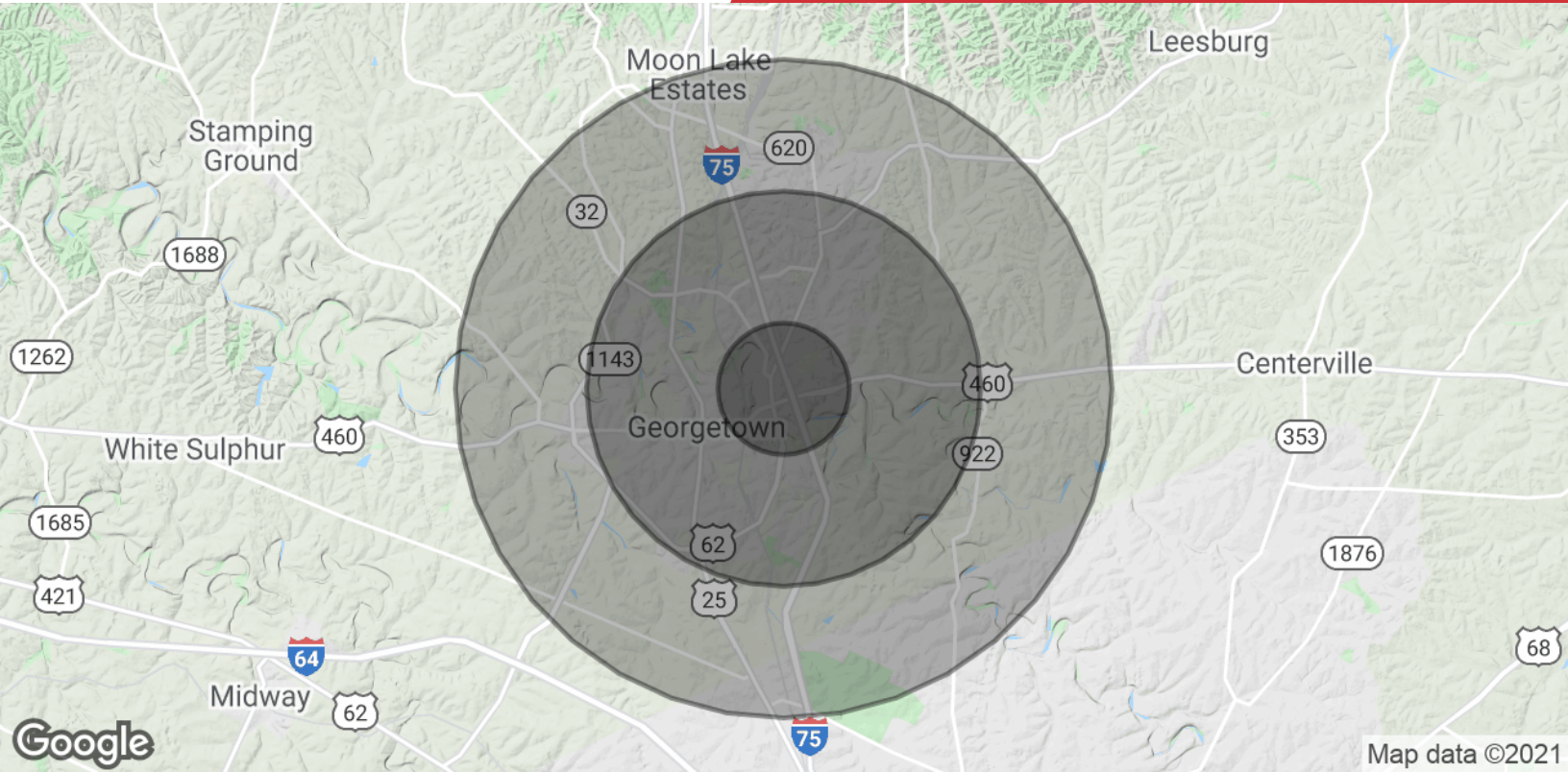
3,000 - 12,000 SF | \$10.00 SF/yr

Retail Space



NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.

771 Corporate Drive, Suite 500
 Lexington, KY 40503
 859 224 2000 tel
naiisaac.com



Population

| | 1 Mile | 3 Miles | 5 Miles |
|-----------------------------|--------|---------|---------|
| Total Population | 9,139 | 37,842 | 43,192 |
| Average age | 33.2 | 31.0 | 32.0 |
| Average age (Male) | 32.8 | 31.3 | 32.0 |
| Average age (Female) | 33.8 | 31.7 | 32.8 |

Households & Income

| | 1 Mile | 3 Miles | 5 Miles |
|----------------------------|-----------|-----------|-----------|
| Total households | 3,462 | 13,961 | 15,949 |
| # of persons per HH | 2.3 | 2.5 | 2.6 |
| Average HH income | \$78,113 | \$80,985 | \$83,011 |
| Average house value | \$231,448 | \$153,778 | \$164,872 |

* Demographic data derived from 2020 STDB