

BEAUMONT CENTRE

3165 BEAUMONT CENTRE CIRCLE



About The Property

- Anchored by Kroger Marketplace
- +/-1,346 SF small shop space available
- Densely populated area with high daytime population
- Located in the heart of Lexington's Harrodsburg Road trade area, near office parks, hotels and restaurants



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Zach Smith

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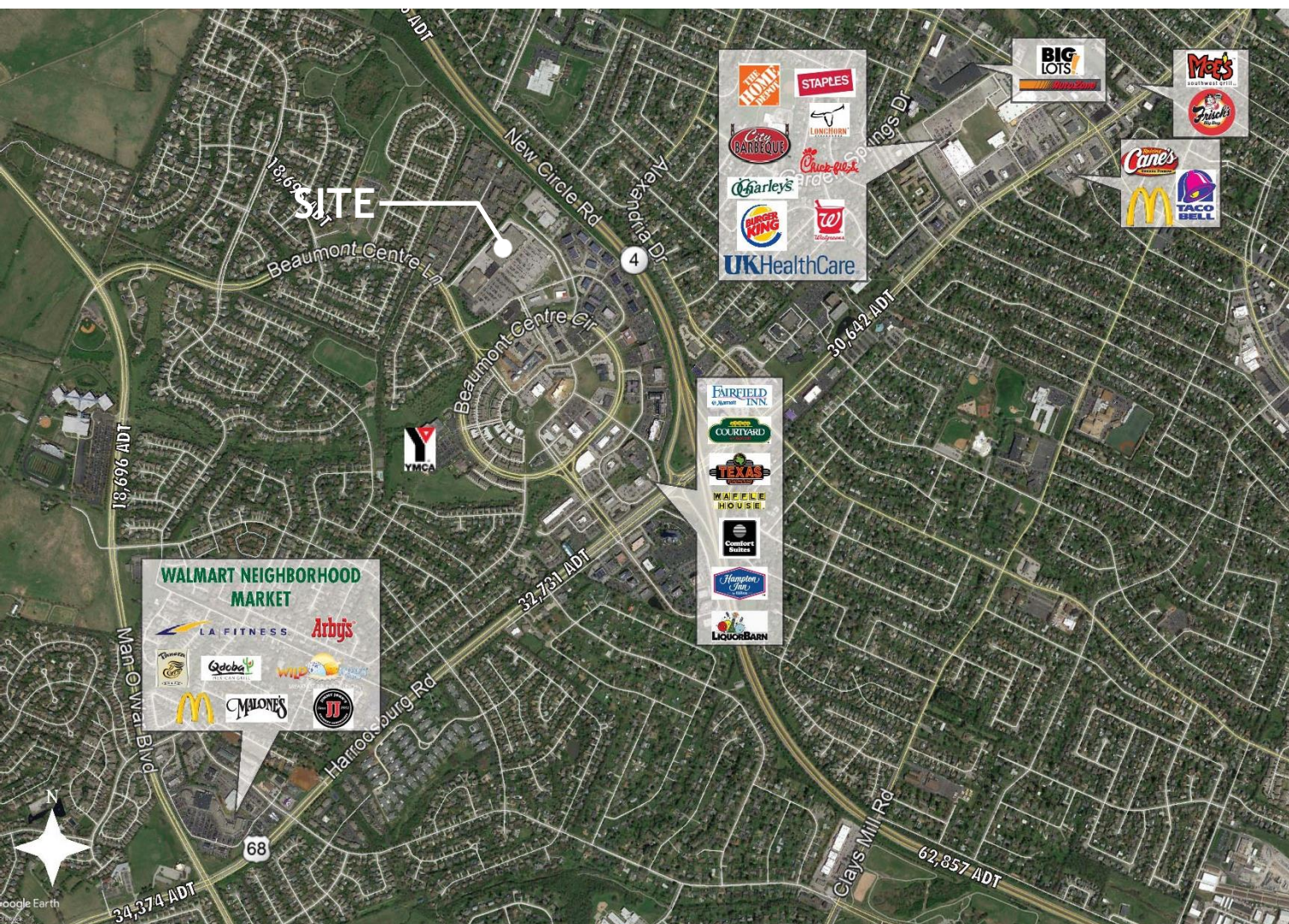


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Property Description

- **Building Size**
135,831 SF
- **Available Square Footage**
1,346 SF
- **Lease Rate**
Call Broker for Details
- **Zoning**
Commercial

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Center Details

UNIT	TENANT	SQ. FT.
1	Kroger	123,499 SF
2	Kroger Wine & Spirits	5,438 SF
3	Beaumont Chiropractic	2,000 SF
4	Elite Nails	1,000 SF
5	AVAILABLE	1,346 SF
6	Family Allergy & Asthma	2,548 SF

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2019 Demographics

POPULATION

1 Mile	3 Miles	5 Miles
11,952	79,304	183,999

MEDIAN AGE

1 Mile	3 Miles	5 Miles
43.10	37.0	34.80

COLLEGE EDUCATION

1 Mile	3 Miles	5 Miles
53.8%	46.90%	47.1%

MEDIAN HH INCOME

1 Mile	3 Miles	5 Miles
\$85,592	\$57,594	\$54,734

DAYTIME POPULATION

1 Mile	3 Miles	5 Miles
16,304	110,377	231,869

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