



## Chase Tower

201 East Main Street  
Lexington, Kentucky 40507

### Property Highlights

- Located on East Main Street in Lexington's CBD
- +/-239,213 RSF, 14-story office building
- On-site 24/7 security
- Fully automated parking garage with skywalk to adjacent 404 space parking structure
- New, full-service catering & event venue on the top floor
- Fiber optic cable access

### Spaces

### Rate

### Size

<b>Suite 320</b>	Negotiable	1,950 - 3,567 SF
<b>Suite 340</b>	Negotiable	1,617 - 3,567 SF
<b>Suite 360</b>	Negotiable	2,352 SF
<b>Suite 401</b>	Negotiable	9,483 SF
<b>Suite 700</b>	Negotiable	1,299 SF
<b>12th Floor</b>	Negotiable	12,743 SF
<b>Suite 1400</b>	Negotiable	4,288 SF

### For More Information

#### Paul Ray Smith, Jr

Executive Vice President

O: 859 422 4401

prsmith@naiisaac.com | KY #183529

#### J.L. Cannady, CCIM

Vice President

O: 859 422 4410

jlcannady@naiisaac.com | KY #218275



Commercial Real Estate Services, Worldwide.

# For Lease

1,299 - 12,743 SF | negotiable  
Office Space

Building Size	239,213 SF
Available SF	1,299 - 12,743 RSF
Building Class	A
Parking Spaces	404
Zoning	B-2, Downtown Business

NAI Isaac is pleased to present leasing opportunities at Chase Tower. Chase Tower, located in Lexington's CBD, offers a full range of opportunities for locating your office. Chase Tower office space is ideally suited for professional and business firms, high-tech companies, accounting firms, law firms, engineering firms and government agencies from the state to the local level.

Chase Tower benefits from its high visibility and convenient location within the Lexington CBD. Main and Vine Streets represent the governmental and commercial core of downtown Lexington and a large number of professional tenants. Amenities of Chase Tower include an attached 404 car garage and on-site security. Chase Tower is located one block from the Circuit and District Courthouses.

**McBRAYER** **CHASE**

**Cetera** INVESTORS **infineon**

**AMR** MANAGEMENT SERVICES **Tactical-IT** Group  
Turning vision into action

**OFFICE OF THE CLERK OF THE CIRCUIT COURT**  
Angela Evans, Fayette County Attorney

**J.P. Morgan** Private Bank

**vaco** Free Yourself **Morgan Akins & Jackson** ATTORNEYS AT LAW

**The Mane** ONYX **dupree** catering + events **VFA** PUBLIC TRAINING AND CONSULTING

**EMWN** LAW

Charles A. Grundy, Jr., Attorney at Law  
Whitley Law Office  
Lisa L. Johnson, Attorney at Law  
Ann D'Ambrouso, Attorney at Law

Crandall & Pera Law, LLC  
Robert Stith, Attorney at Law  
Bryan West, Attorney at Law  
Mattmiller Crosbie, PLLC

**NAI Isaac** Commercial Properties **In-Rel** PROPERTIES

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](http://naiisaac.com)





Commercial Real Estate Services, Worldwide.

For Lease

1,299 - 12,743 SF | negotiable

Office 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](http://naiisaac.com)





### Central Business District | Lexington, KY

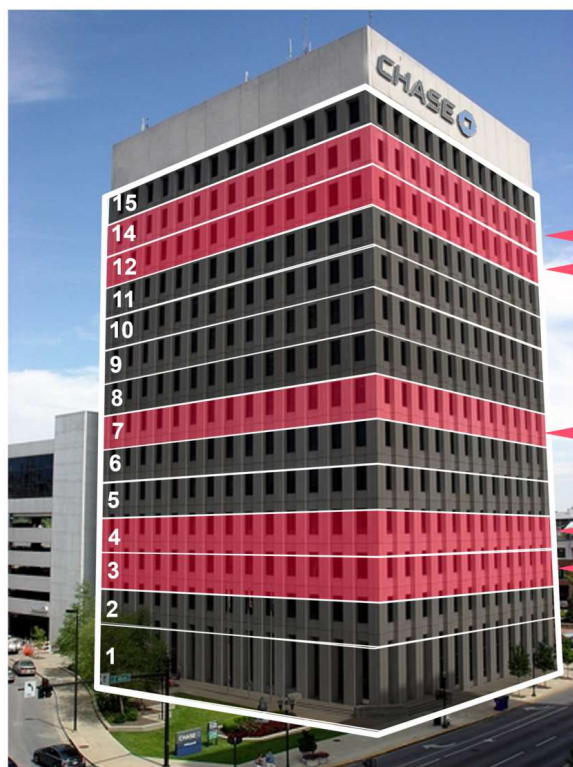


### Map Key

- 1 LFUCG Government Center
- 2 Fayette County Clerk
- 3 Planning/Zoning Office
- 4 Fayette Circuit Courthouse
- 5 Fayette District Courthouse
- 6 US Federal Courthouse
- 7 Public Library
- 8 Convention Center
- 9 Chamber of Commerce
- 10 Visitors Bureau
- 11 Transit Center Parking

## For Lease

1,299 - 12,743 SF | negotiable  
Office Space



14<sup>th</sup> Floor: 4,288 rsf

12<sup>th</sup> Floor: 12,743 rsf

7<sup>th</sup> Floor: 1,299 rsf

4<sup>th</sup> Floor: 9,483 rsf

3<sup>rd</sup> Floor: 1,617-3,567 rsf

## Lease Information

<b>Lease Type:</b>	Full Service	<b>Lease Term:</b>	Negotiable
<b>Total Space:</b>	1,299 - 12,743 SF	<b>Lease Rate:</b>	Negotiable

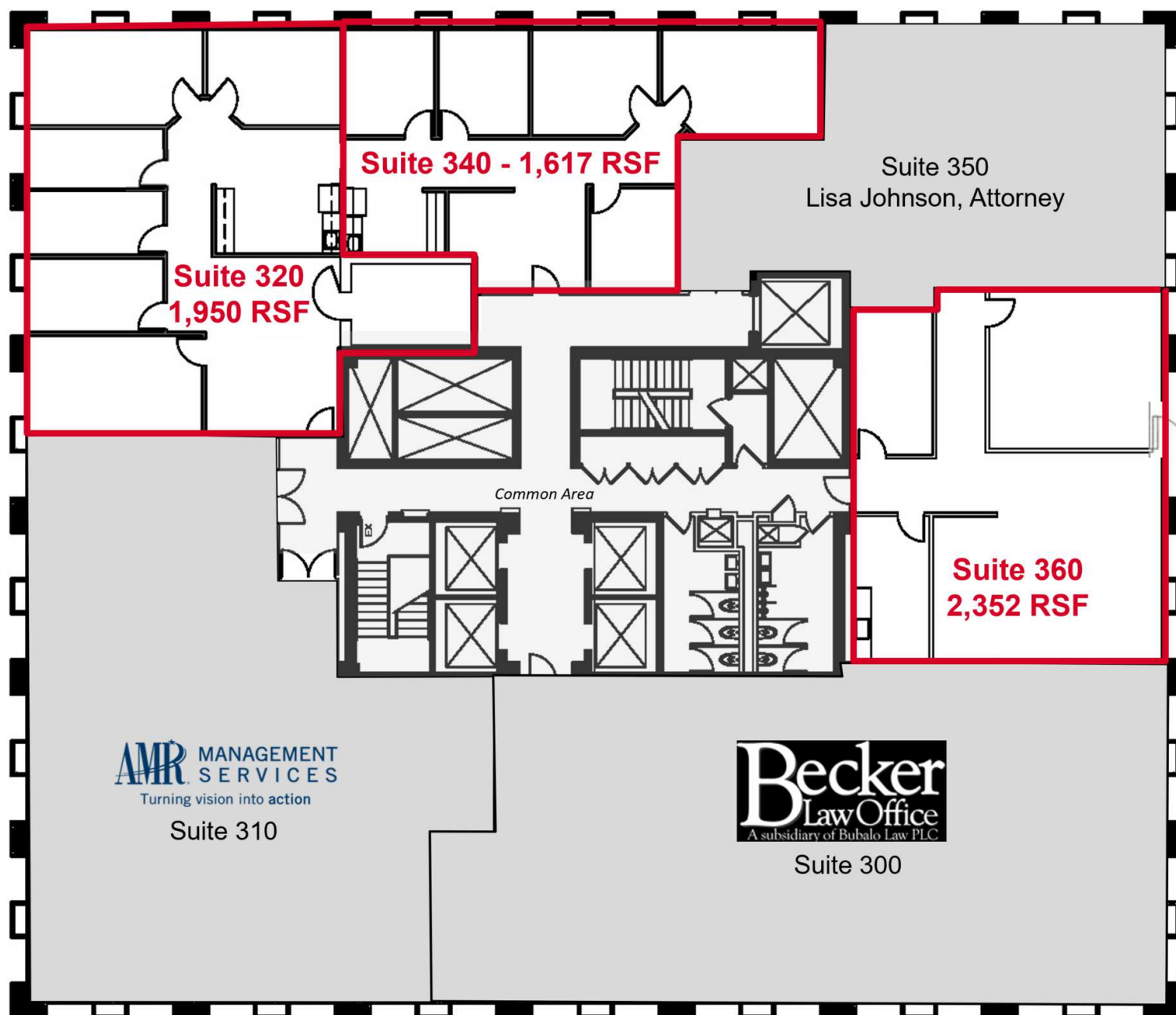
## Available Spaces

Suite	Size (SF)	Lease Type	Lease Rate	Description
Suite 320	1,950 - 3,567 SF	Full Service	Negotiable	Can be combined with Suite 340
Suite 340	1,617 - 3,567 SF	Full Service	Negotiable	Can be combined with Suite 320
Suite 360	2,352 SF	Full Service	Negotiable	-
Suite 401	9,483 SF	Full Service	Negotiable	-
Suite 700	1,299 SF	Full Service	Negotiable	-
12th Floor	12,743 SF	Full Service	Negotiable	May divide
Suite 1400	4,288 SF	Full Service	Negotiable	-

For Lease

1,299 - 12,743 SF | negotiable

3rd Floor



## For Lease

1,299 - 12,743 SF | negotiable

Suite 401 - 9,483 RSF



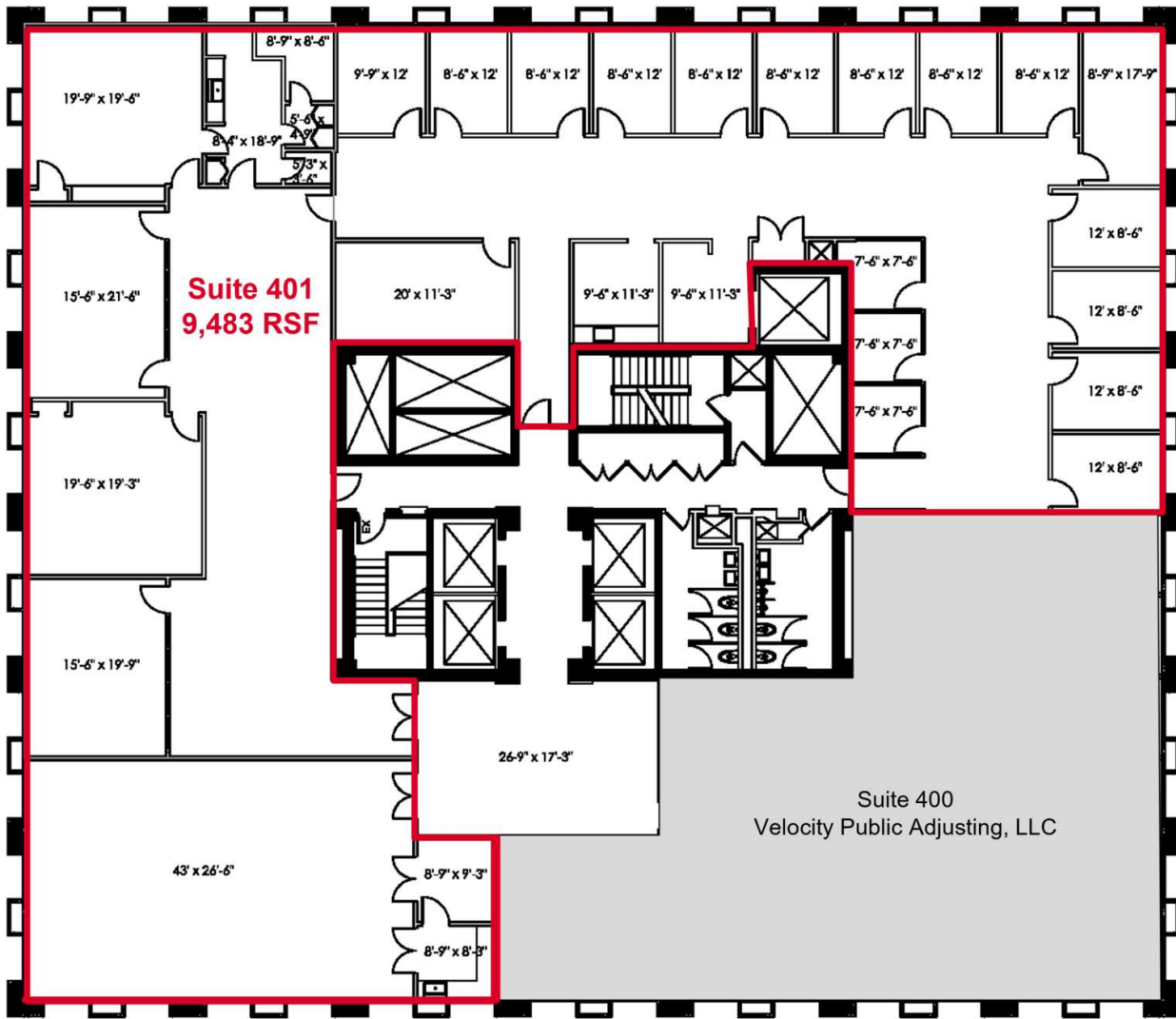
**Cathy Burgess Interiors**  
100 New Main Street, Suite 102 | Lexington, Kentucky 40502  
859.224.2000 | CB@CBIAKY.COM

**CHASE TOWER  
4TH FLOOR  
LEXINGTON, KENTUCKY**

DATE:	11.22.22
DATE:	N.A.
DATE:	N.A.
DATE:	N.A.

FLOOR PLAN

**A-1**



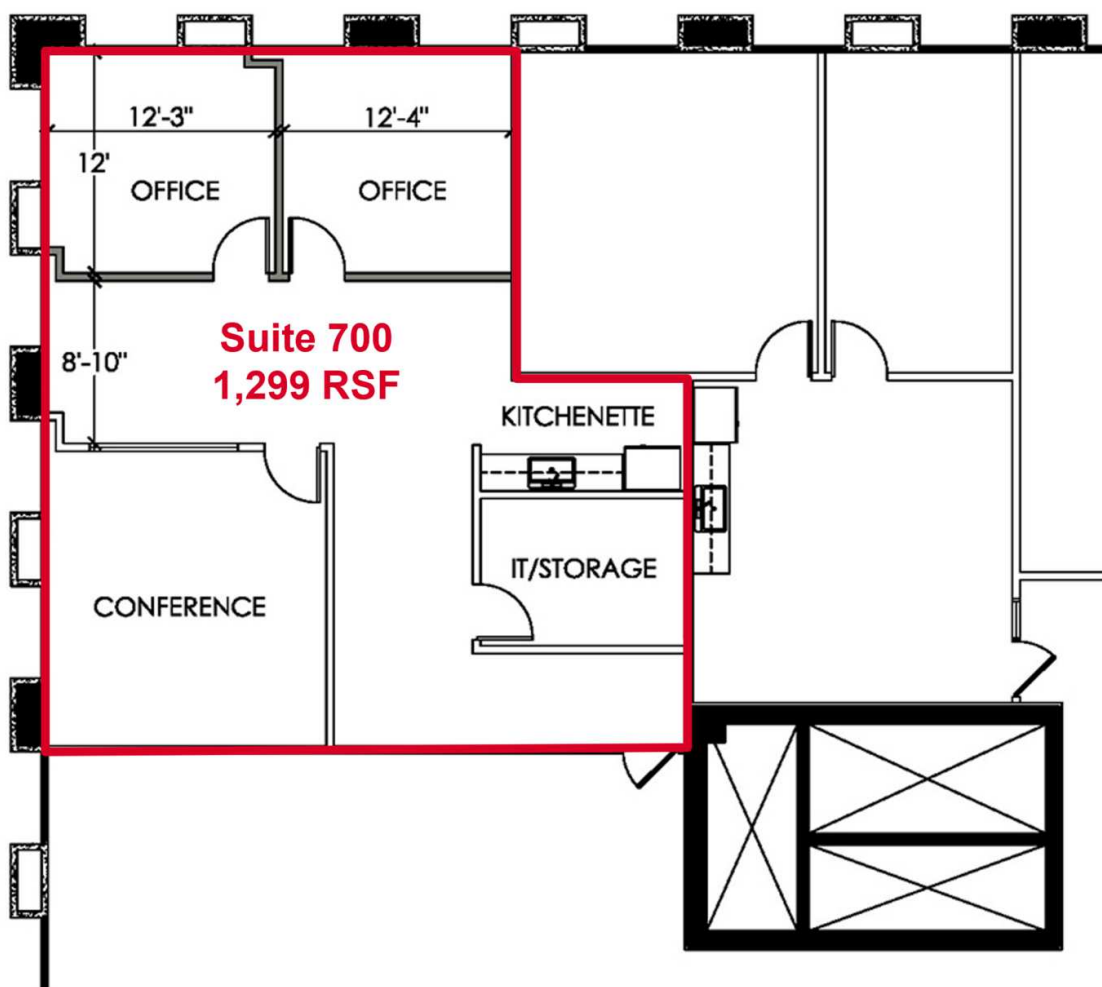
OVERALL ROOM DIMENSIONS ARE INTENDED TO REPRESENT GENERAL ROOM SIZES AND NOT TRAPPING DIMENSIONS. ALL EXISTING CONDITIONS SHALL BE FIELD VERIFIED PRIOR TO CONSTRUCTION.



## For Lease

1,299 - 12,743 SF | negotiable

Suite 700 - 1,299 RSF



File: FLOOR 000 Plan

OVERALL ROOM DIMENSIONS ARE INTENDED TO REPRESENT GENERAL ROOM SIZES AND NOT FINISH DIMENSIONS. ALL EXISTING CONDITIONS SHALL BE FIELD VERIFIED PRIOR TO CONSTRUCTION.



**Cathy Burgess Interiors**

100 New York Street, Suite 100 | Lexington, Kentucky 40502  
859.224.2000 | 8.000.200.2000

**SUITE 700  
SEVENTH FLOOR  
CHASE TOWER  
LEXINGTON, KENTUCKY**

DATE	01/28/20
BOOK	105
DRAWN BY	ML
REVISION	

PROPOSED AREA

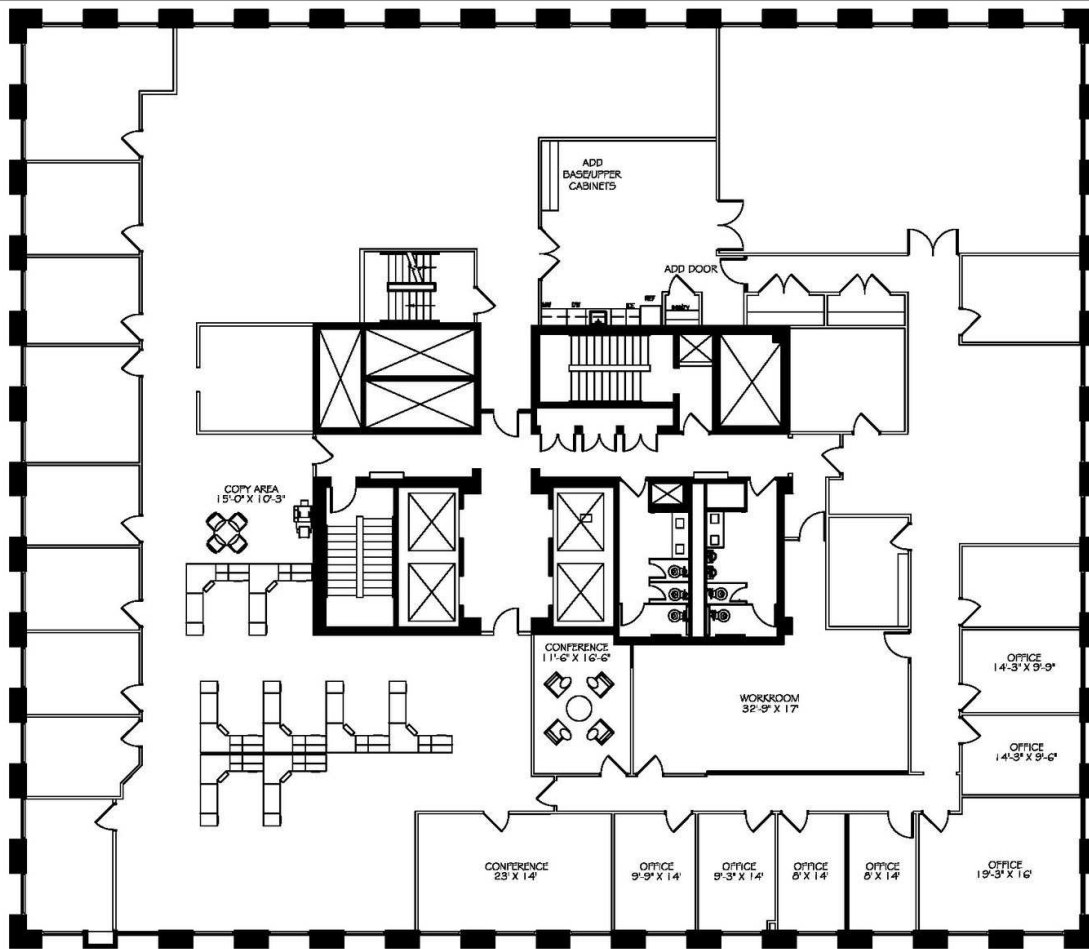
**A-1**



## For Lease

1,299 - 12,743 SF | negotiable

12th Floor - 12,743 RSF



OVERALL ROOM DIMENSIONS ARE INTENDED TO REPRESENT GENERAL ROOM SIZES AND NOT FRAMING DIMENSIONS. ALL EXISTING CONDITIONS SHALL BE FIELD VERIFIED PRIOR TO CONSTRUCTION.



**Cathy Burgess Interiors**

132 East Main Street Suite 101 Lexington, Kentucky 40502  
859.255.1400 or 859.255.1407  
859.255.1400 or 859.255.1407  
859.255.1400

AMR EXPANSION  
TWELFTH FLOOR  
CHASE TOWER

DATE	06.01.16
SCALE	NOT
DRAWN BY	DL
CHECKED BY	DL
DATE	06.30.16
DATE	10.28.16
DATE	11.08.16
DATE	05.24.17

PROPOSED PLAN

A-1

## For Lease

1,299 - 12,743 SF | negotiable

Suite 1400 - 4,288 RSF



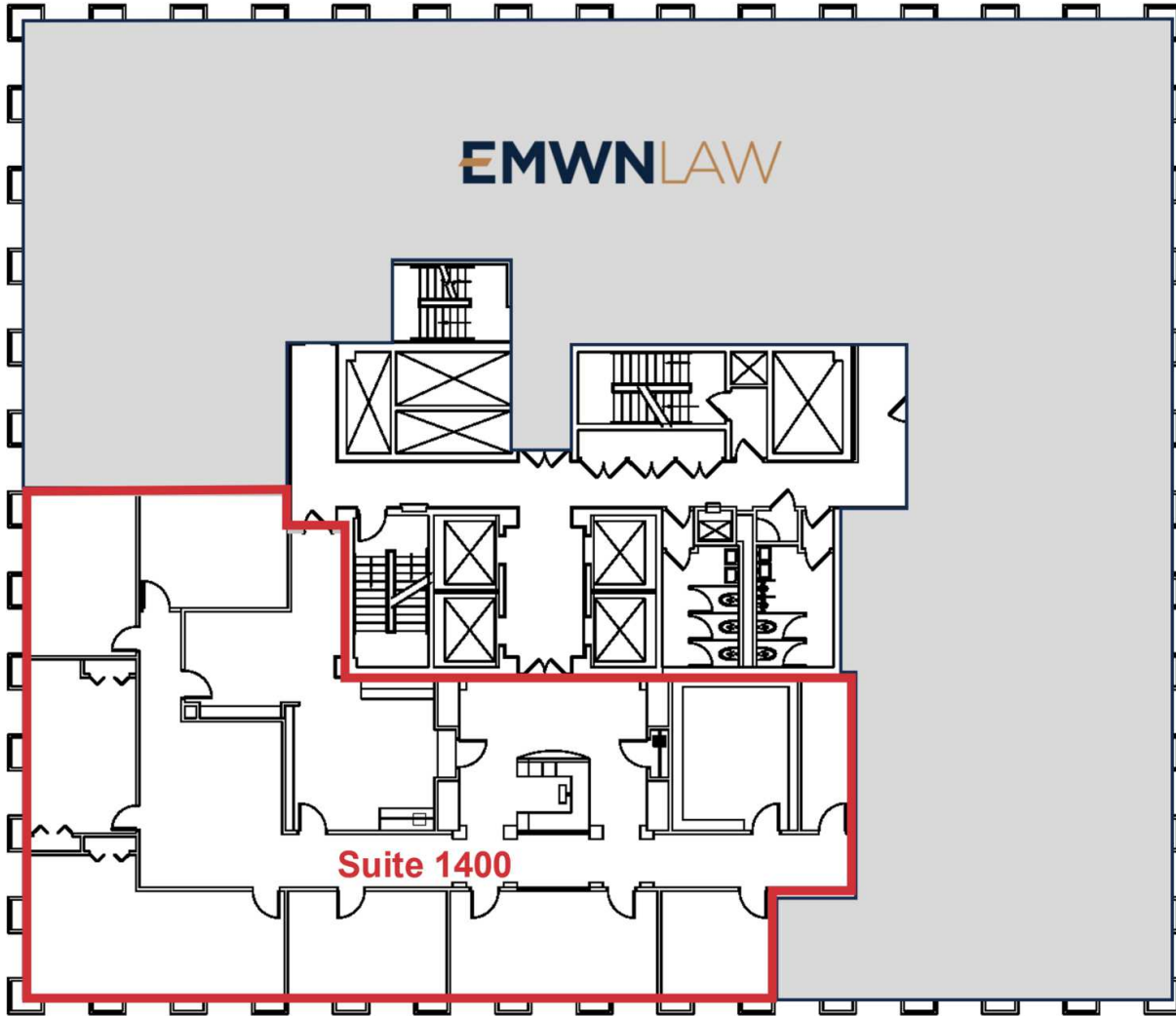
**Cathy Burgess Interiors**  
100 New 14th Street, Suite 102 | Lexington, Kentucky 40502  
859.224.2000 | c.burgess@cbi.com

**CHASE TOWER  
14TH FLOOR  
LEXINGTON, KENTUCKY**

DATE	06.26.20
SCALE	N.T.S.
DRAWN BY	JMF
REVISIONS	

ASBUILT PLAN

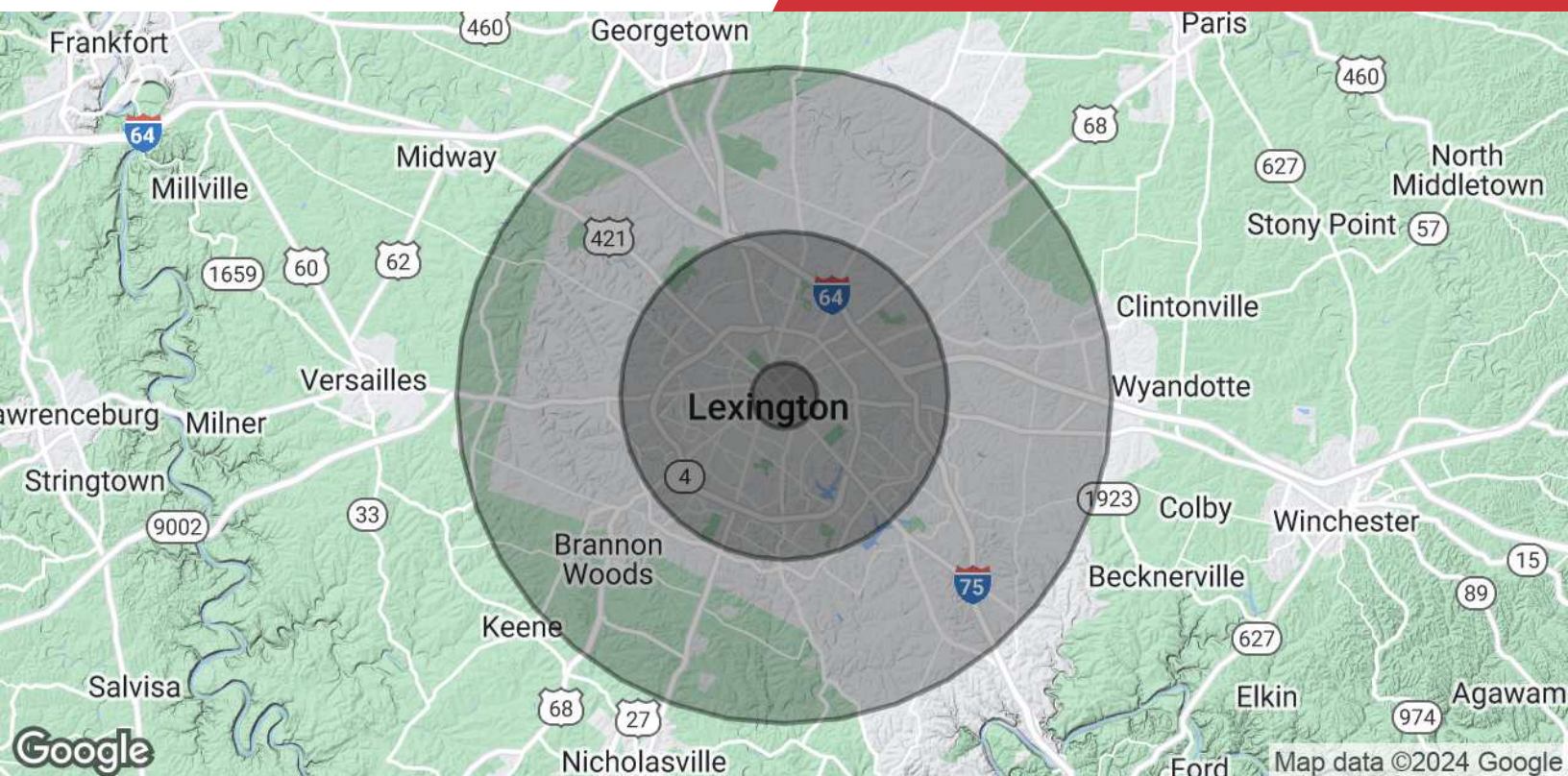
**A-1**



OVERALL ROOM DIMENSIONS ARE INTENDED TO REPRESENT GENERAL ROOM SIZES AND NOT FINISHING DIMENSIONS. ALL EXISTING CONDITIONS SHALL BE FIELD VERIFIED PRIOR TO CONSTRUCTION.



FILE: FCB24-040-Plan



### Population

	1 Mile	5 Miles	10 Miles
<b>Total Population</b>	19,967	238,973	368,906
<b>Average Age</b>	29.8	34.4	35.0
<b>Average Age (Male)</b>	29.2	33.3	34.0
<b>Average Age (Female)</b>	31.1	35.7	36.1

### Households & Income

	1 Mile	5 Miles	10 Miles
<b>Total Households</b>	9,110	104,526	154,956
<b># of Persons per HH</b>	2.2	2.3	2.4
<b>Average HH Income</b>	\$40,363	\$54,545	\$65,914
<b>Average House Value</b>	\$244,816	\$210,572	\$228,270

\* Demographic data derived from 2021 STDB