

Creative Mixed-Use Building in Heart of Shelby Park (Opportunity Zone)

1253 S Preston St, Louisville, KY 40203

Listing ID: 30599797
Status: Active
Property Type: Retail-Commercial For Sale
(also listed as Multi-Family, Hospitality)
Retail-Commercial Type: Free-Standing Building, Mixed Use
Size: 8,640 SF
Sale Price: \$775,000
Unit Price: \$89.70 PSF
Sale Terms: Cash to Seller, Other
Ceiling: 16.9 ft.



Overview/Comments

Please contact the agent for more information about this property.

More Information Online

<https://www.kcrea.com/listing/30599797>

QR Code

Scan this image with your mobile device:



To View the Property's Website:
<https://buildout.com/website/1253SouthPrestonStreet>

To View a 2D/3D Interactive Floor Plan:
<https://floorplanner.com/projects/75630408/viewer>

General Information

Tax ID/APN:	023D01520000	Building Name:	Galerie Hertz
Retail-Commercial Type:	Free-Standing Building, Mixed Use, Restaurant, Tavern/Bar/Nightclub, Other	Gross Building Area:	8,640 SF
Zoning:	C-2 - Commercial District	Building/Unit Size (RSF):	8,640 SF
Property Use Type:	Investment, Vacant/Owner-User	Land Area:	0.34 Acres
		Sale Terms:	Cash to Seller, Other

Agent Notes Contact agent for showings and showing instructions. There is a variable rate commission on this transaction. Ask for details. Information in this listing was obtained from sources deemed to be reliable. Broker does not warrant or represent any information provided.

Area & Location

Retail Clientele:	General, Family, Business, Traveler, Casino, Other	Largest Nearby Street:	South Preston Street
Property Located Between:	South Preston Street, between Camp Street and Shelby Parkway	Feet of Frontage:	77
Property Visibility:	Excellent	Highway Access:	I-65
		Airports:	SDF

Building Related

Tenancy:	Multiple Tenants	Ceiling Height:	16.90
Total Number of Buildings:	1	Passenger Elevators:	0
Number of Stories:	2	Freight Elevators:	0
Year Built:	1911	Heat Source:	Central, Radiant

Land Related

Zoning Description:	C-2
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Location

Address: 1253 S Preston St, Louisville, KY 40203
County: Jefferson
MSA: Louisville/Jefferson County



Property Images



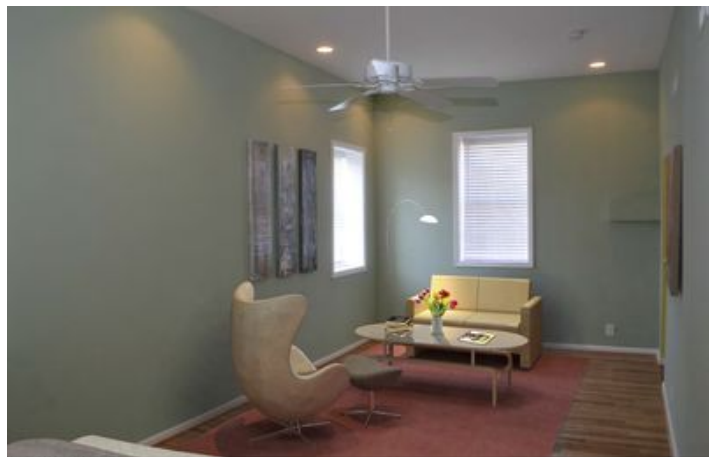
FloorPlanner- Floor Plan- 1253 S. Preston St



5. Bedroom 1
Bedroom 1



10. Bedroom 2 / Study
Bedroom 2 _ study (different view)

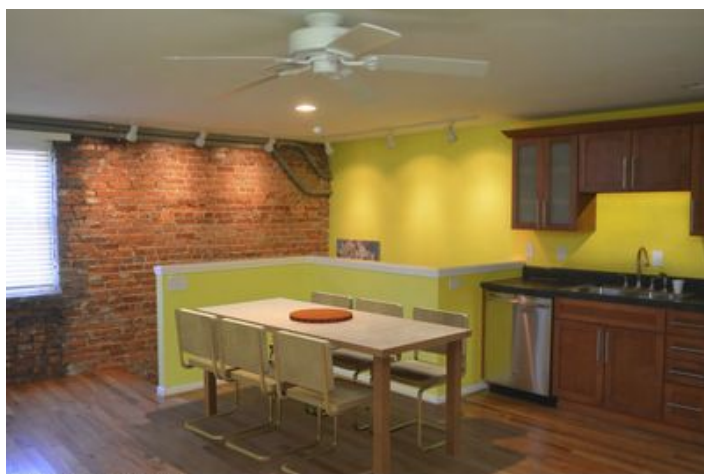


6. Bedroom 1
Bedroom 1 (different view)



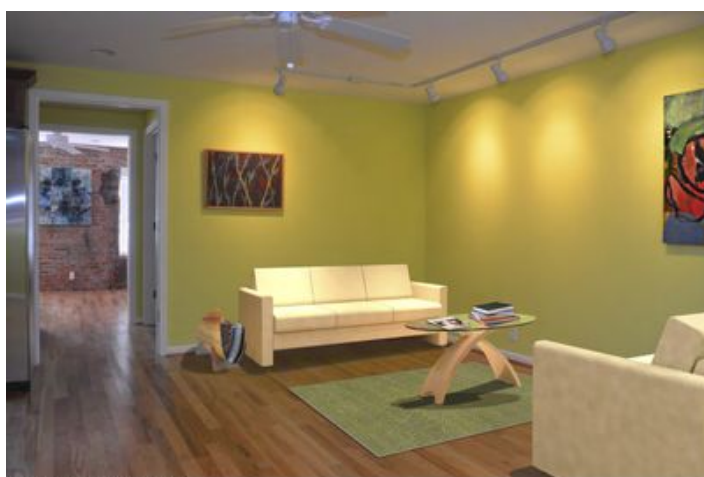
2. First floor storage / studio

First floor _ studio



4. Kitchen dining area

Kitchen dining area



3. Kitchen living area

Kitchen living area



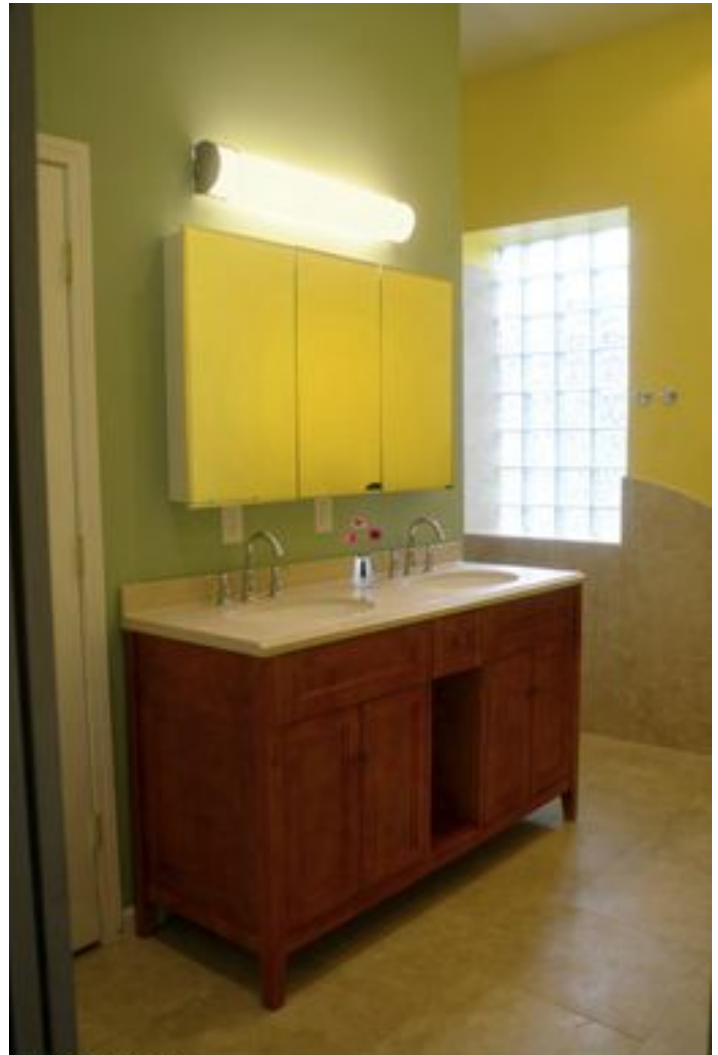
1. First floor foyer

First floor foyer



8. Lavatory

Lavatory



7. Master bath

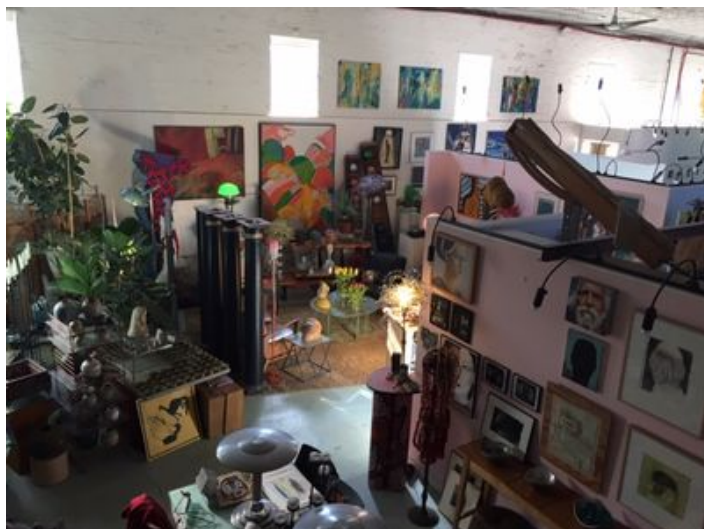
Master bath



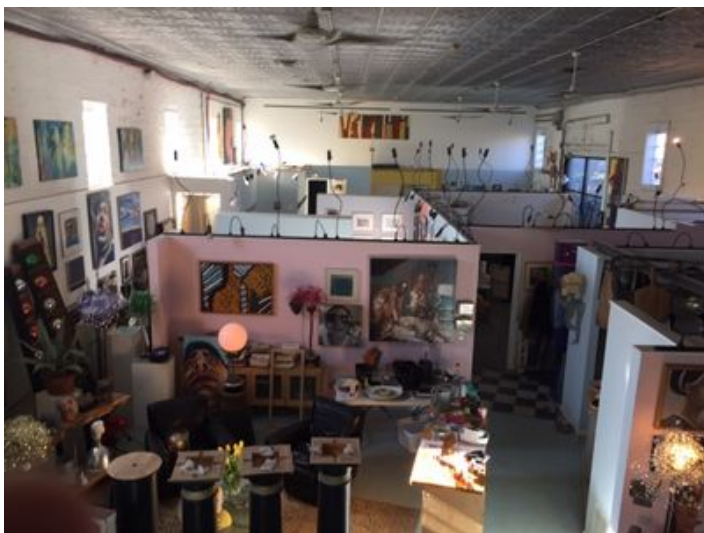
1253 South Preston Street- Exterior 2



Galerie Hertz- 1



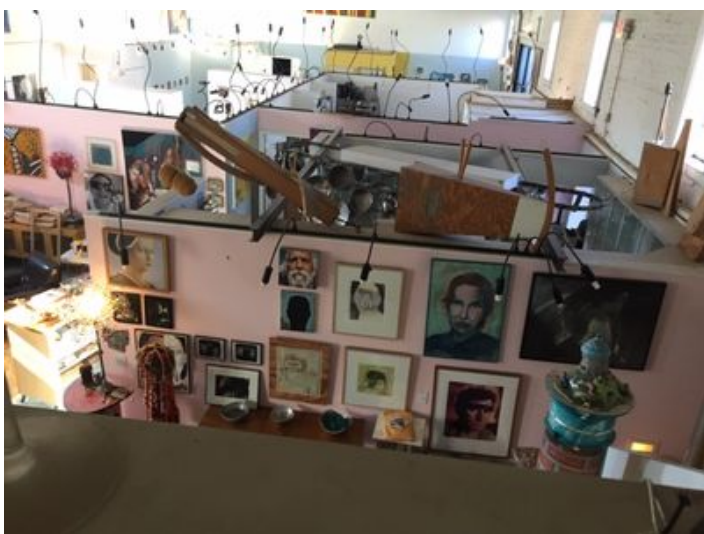
Galerie Hertz- 5



Galerie Hertz- 2



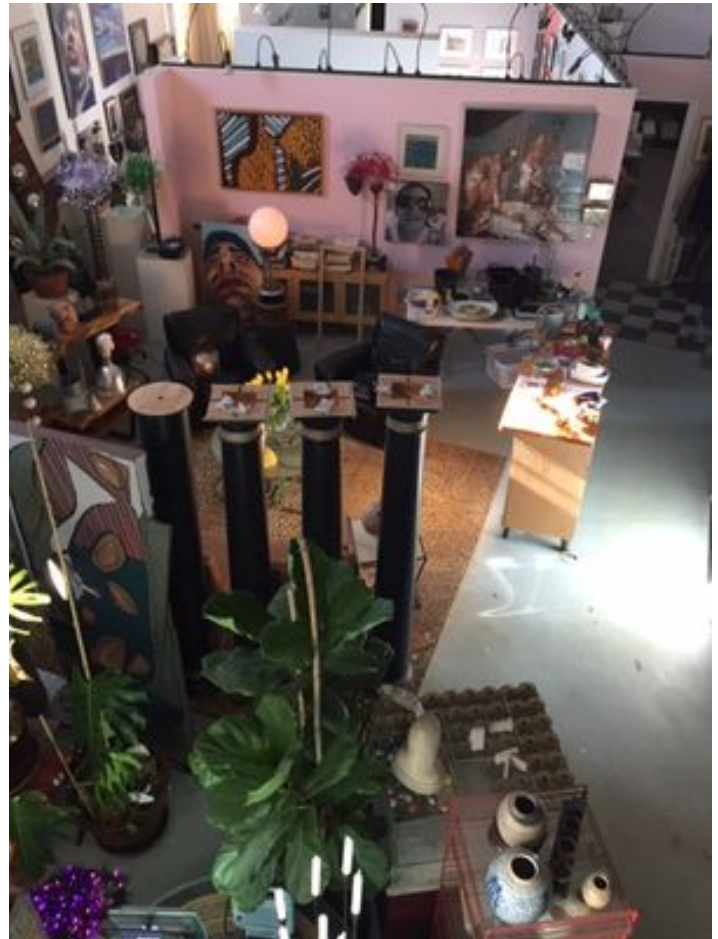
Galerie Hertz- 6



Galerie Hertz- 4



Galerie Hertz- 7



Galerie Hertz- 9



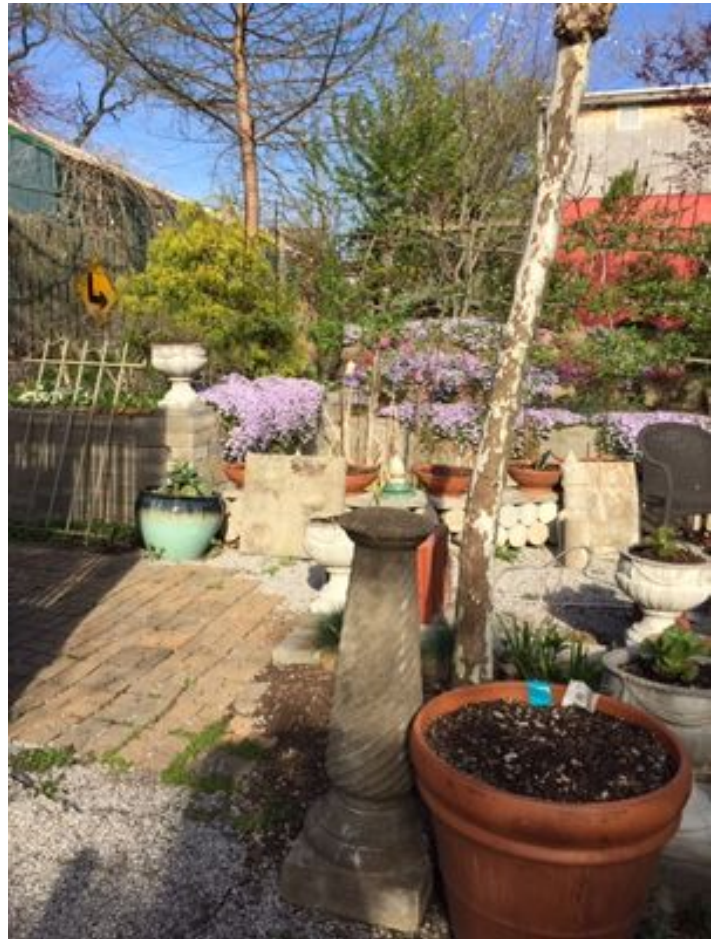
Galerie Hertz- 8



Galerie Hertz- 11



Galerie Hertz- 12



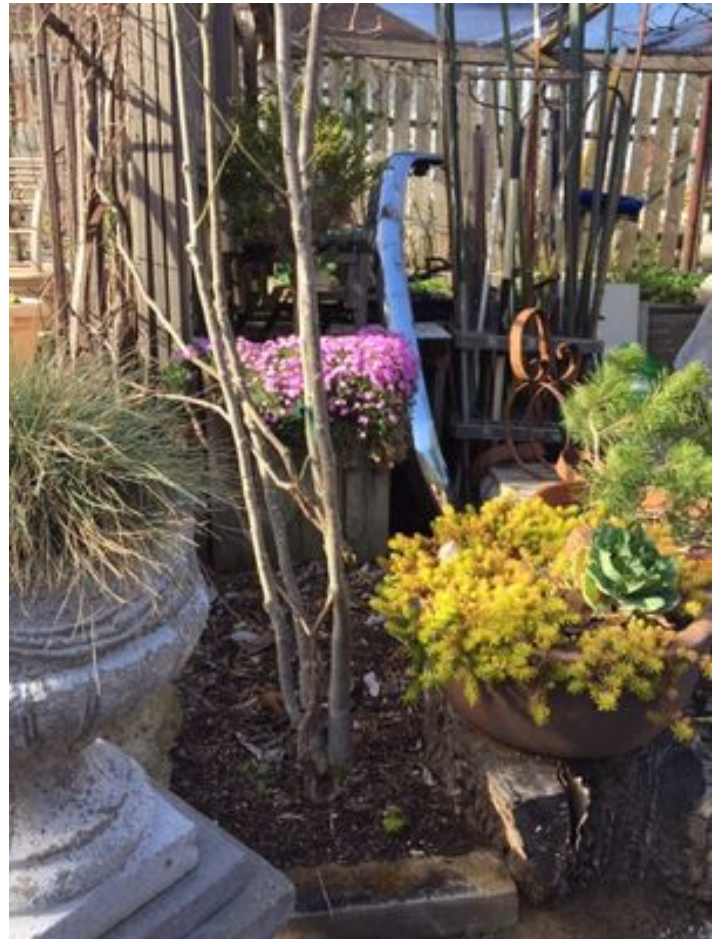
Courtyard/Garden- 1



1253 South Preston Street- Exterior 3- Courtyard



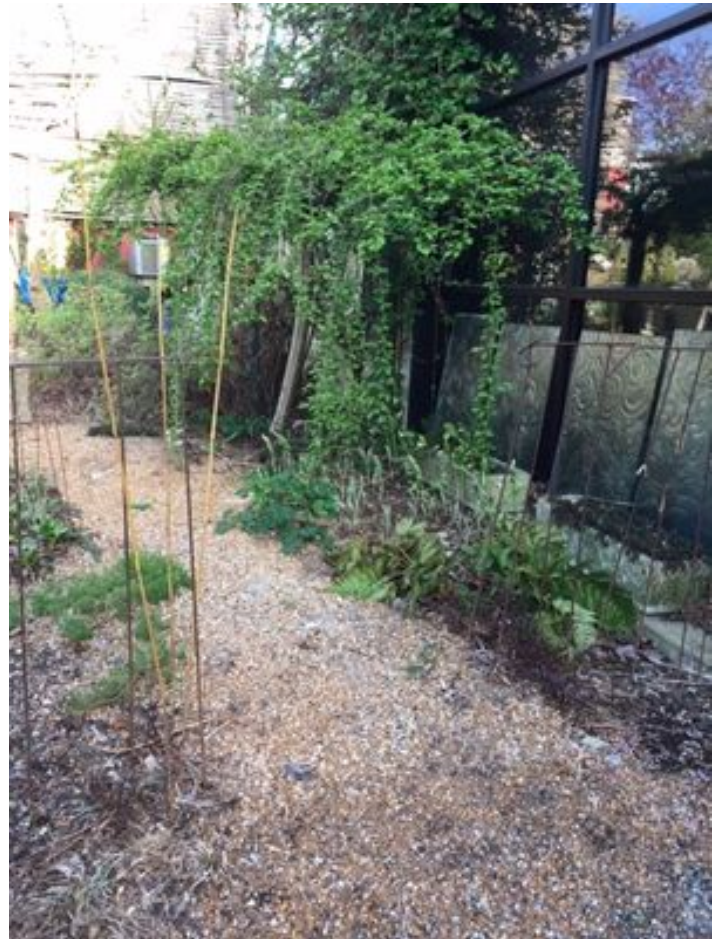
Courtyard/Garden- 2



Courtyard/Garden- 3



Courtyard/Garden- 4



Courtyard/Garden- 5



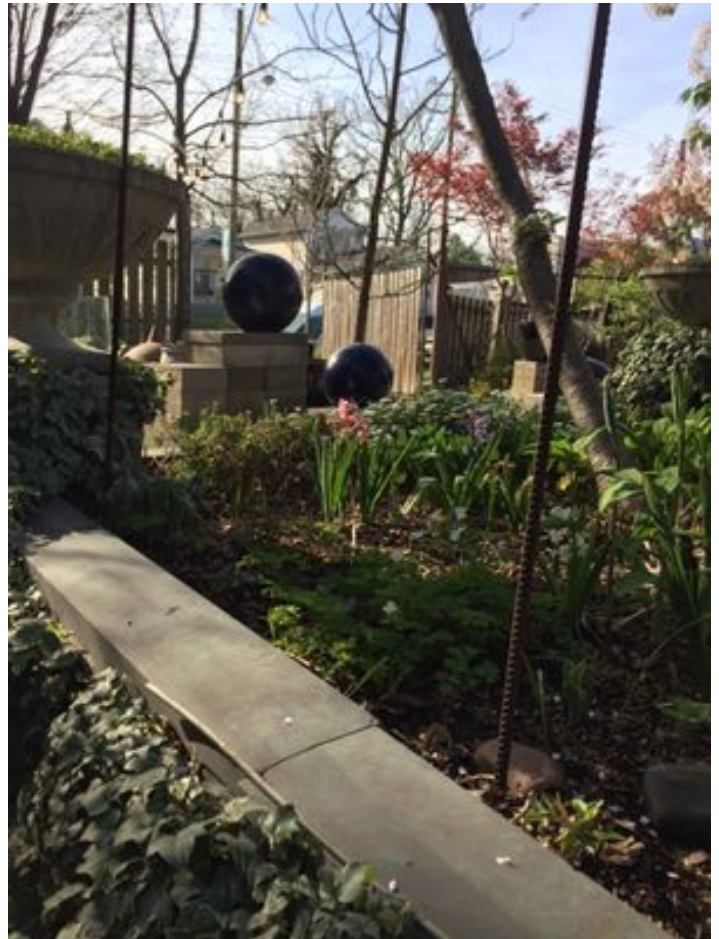
Courtyard/Garden- 6



Courtyard/Garden- 7



Courtyard/Garden- 8



Courtyard/Garden- 9



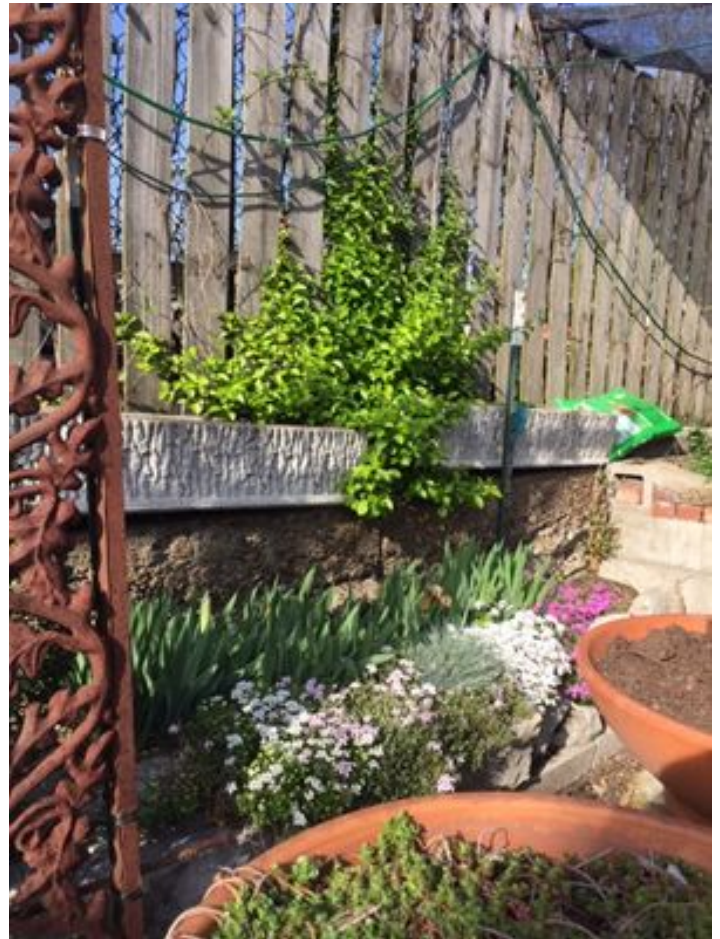
Courtyard/Garden- 10



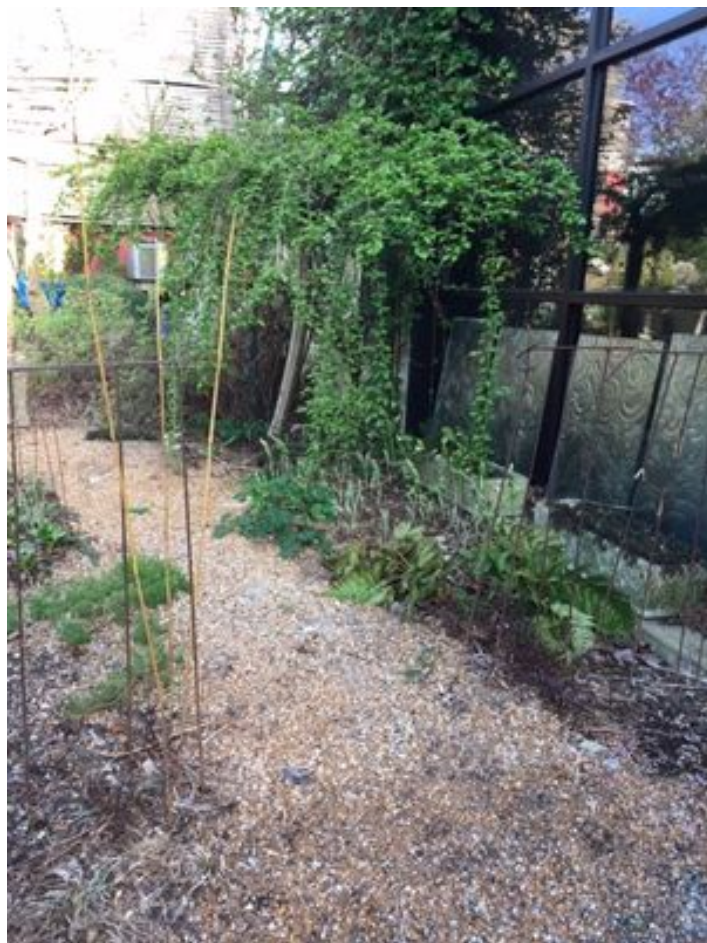
Courtyard/Garden- 15



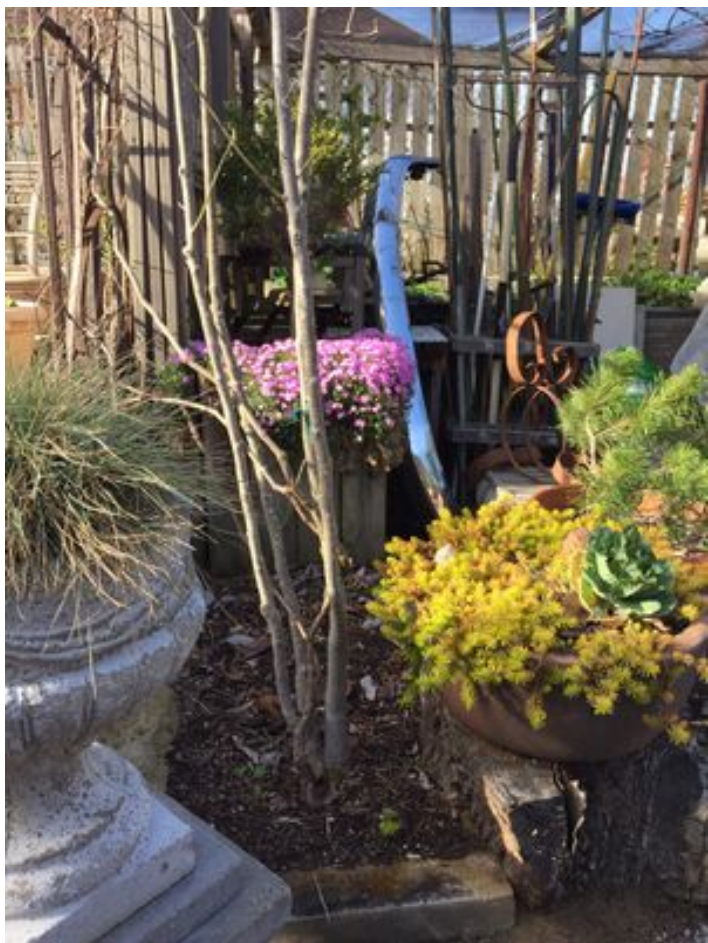
Courtyard/Garden- 16



Courtyard/Garden- 17



Courtyard/Garden- 19



Courtyard/Garden- 20

Property Contacts



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