

For Lease

Indian Acres Shopping Center



751 Slone Drive
Georgetown, Scott County, Kentucky, 40324

For More Information:

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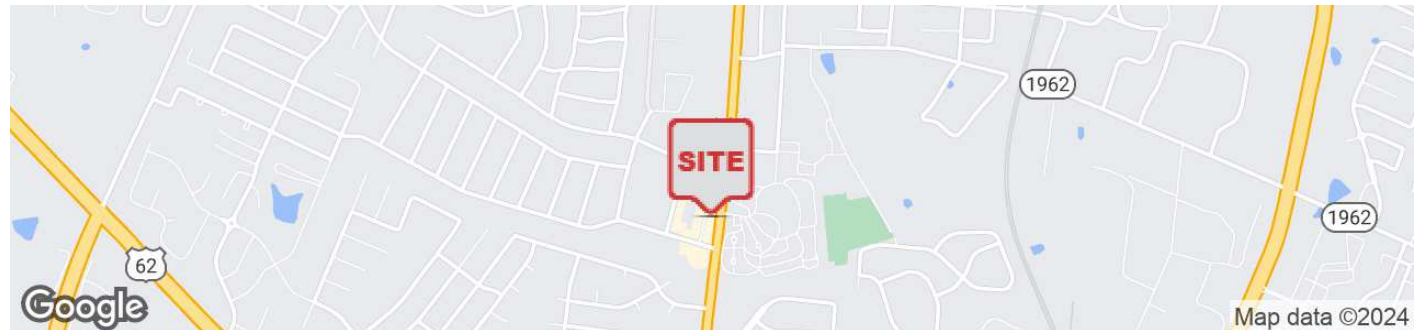
Executive Summary



Property Details

Suite 17-19	8,600 SF
Suite 20/21	2,600 SF
Suite 33	1,300 SF
Suite 34	1,300 SF
Suite 737	816 SF
Lease Rate	\$7.00-\$15.00 PSF
Building Size	+/-51,390 SF

Location Map



Demographics

Total Households:

Total Population:

Average HH Income:

Median HH Income:

	1 Mile	3 Miles	5 Miles
Total Households:	3,987	11,825	13,797
Total Population:	10,698	31,821	37,303
Average HH Income:	\$56,081	\$65,498	\$70,794
Median HH Income:	\$44,502	\$51,873	\$54,707



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Property Description

PROPERTY OVERVIEW

NAI Isaac is pleased to present Indian Acres Shopping Center, a +/-51,390 SF shopping center located at the intersection of South Broadway and Hiawatha Trail in Georgetown. Average daily traffic count of +/-18,106 VPD near the center. The Georgetown/Scott County area has been increasing rapidly in recent years. Both Georgetown and Scott County have experienced employment increases. The well-established horse industry, recent expansion to several of the local manufacturing companies and the firm commitment of the Toyota Motor Manufacturing plant, Georgetown and Scott County will continue with steady growth.

LOCATION OVERVIEW

Located on US 25, South Broadway in Georgetown. Just north of the crossroads of I-75 and I-64, Georgetown, Scott County, Kentucky is ideally located just 10 miles north of Lexington and 5 minutes from the world famous Kentucky Horse Park. Georgetown is one of Kentucky's fastest growing communities and the American home of Toyota's Camry, Solara, and Avalon production facility.



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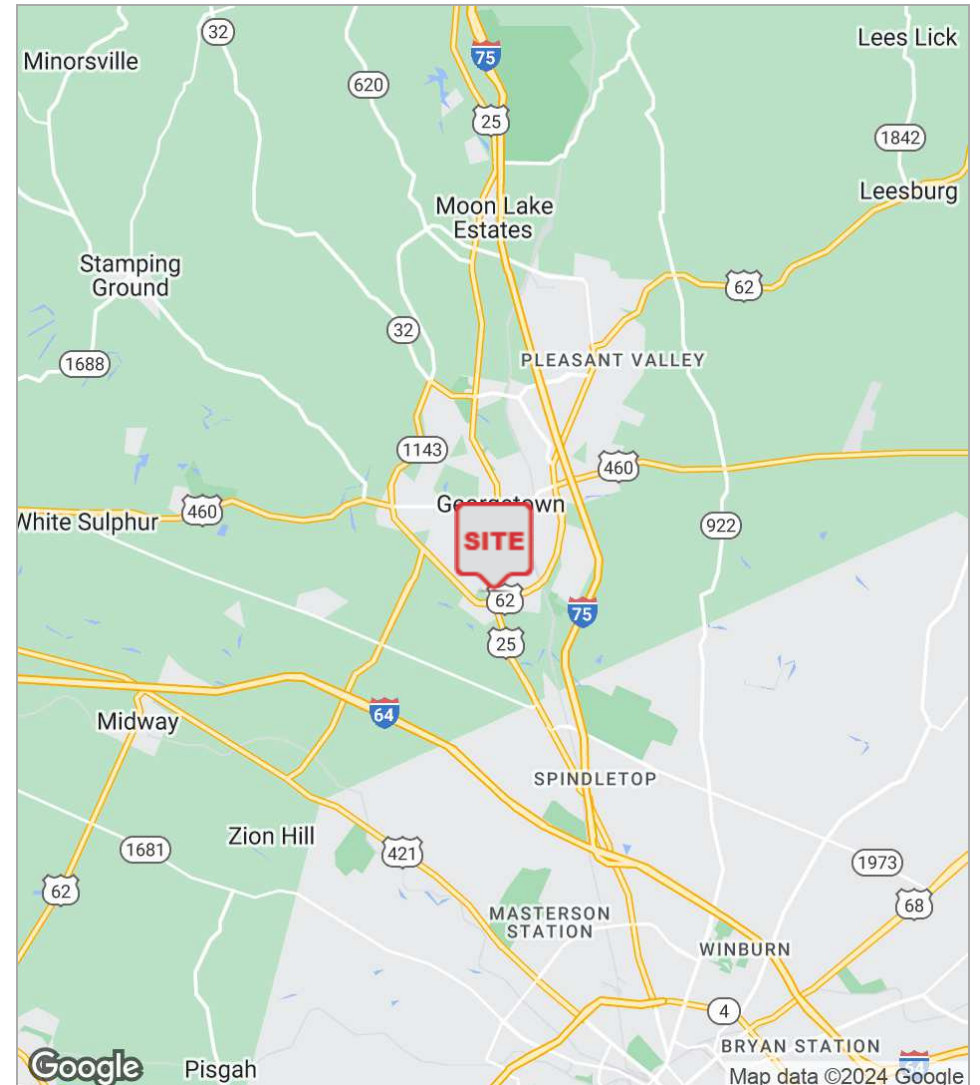
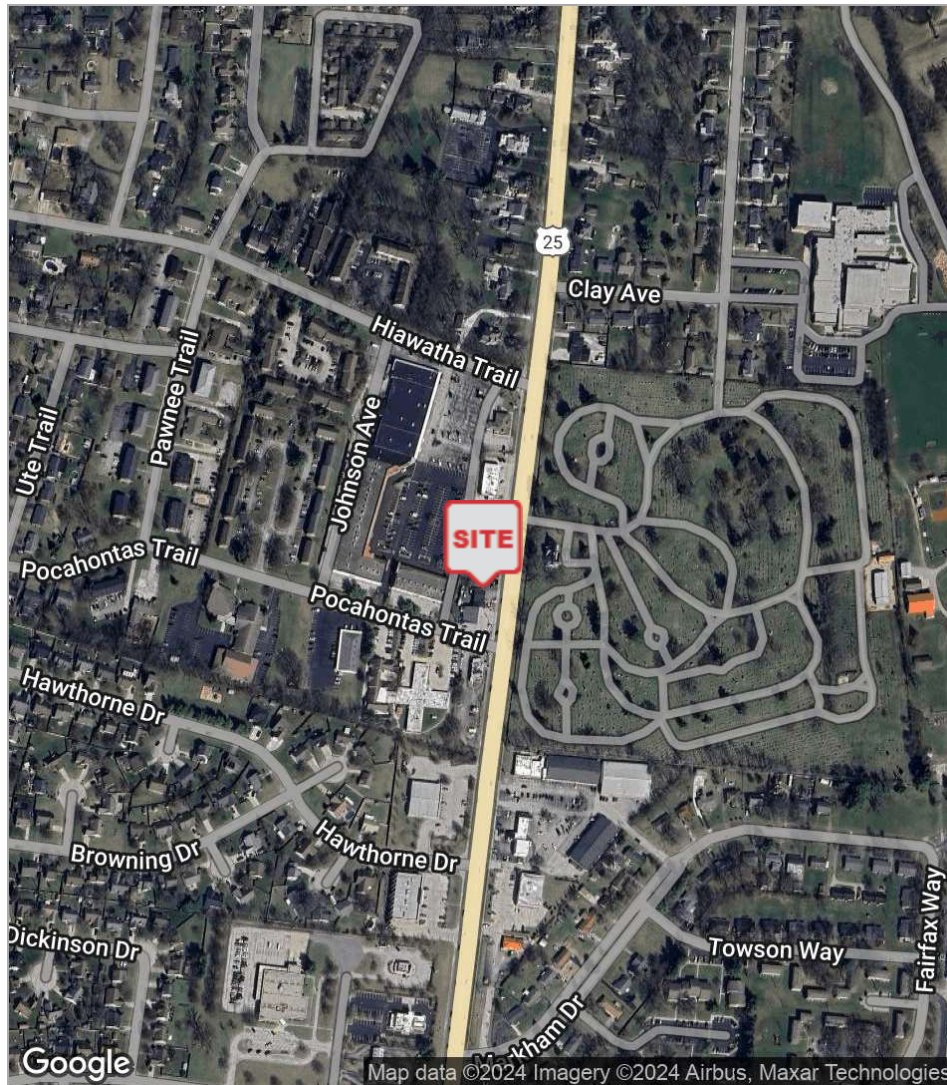
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Location Maps



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Retailer Map



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Retail Map



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Additional Photos



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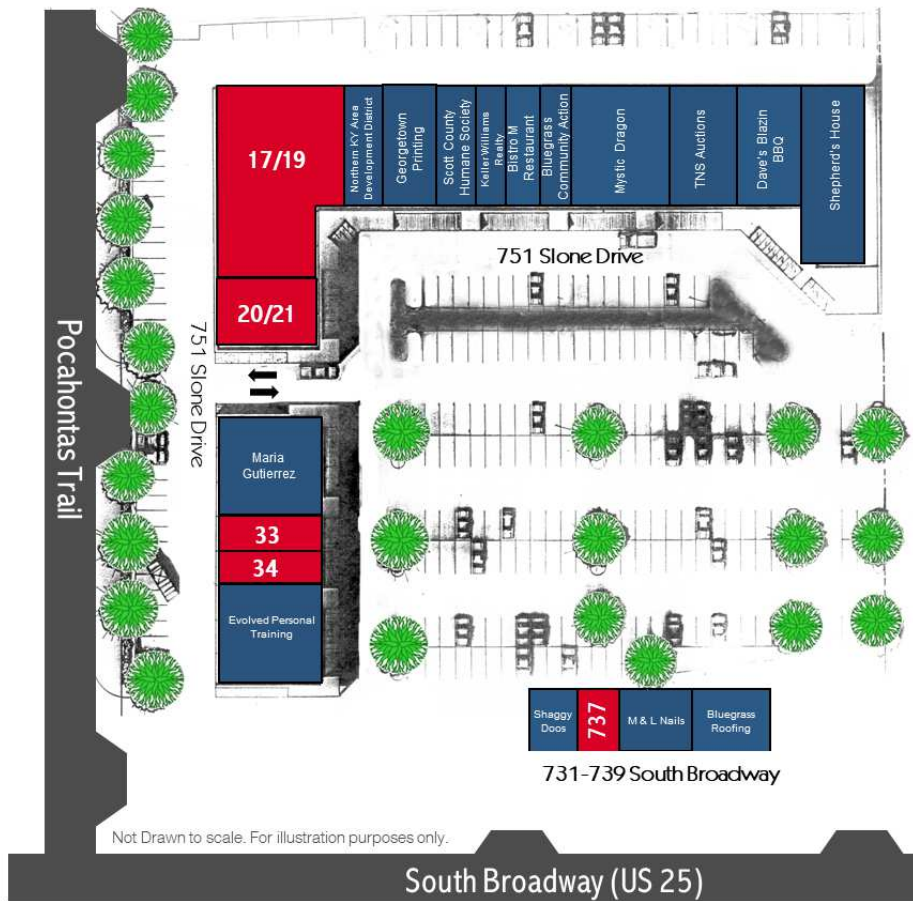
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Available Spaces



SUITE	SIZE	LEASE RATE	LEASE TYPE
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Suite 34	1,300 SF	\$12.00 psf	NNN
Suite 737	816 SF	\$13.50 psf	NNN

NNN's estimated to be \$2.74 PSF



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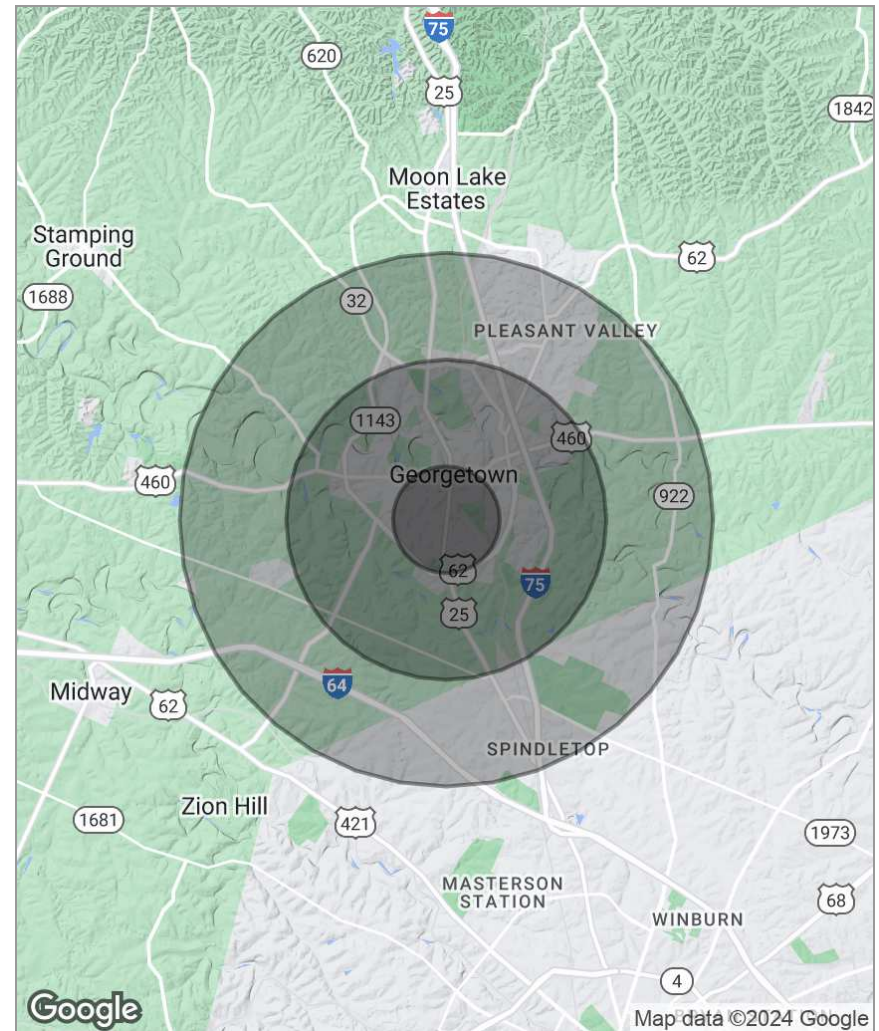


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Demographics Map

Demographic Profile	1 Mile	3 Miles	5 Miles
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