



YOUR NAME HERE

8218 US Highway 42
Florence, Kentucky 41042

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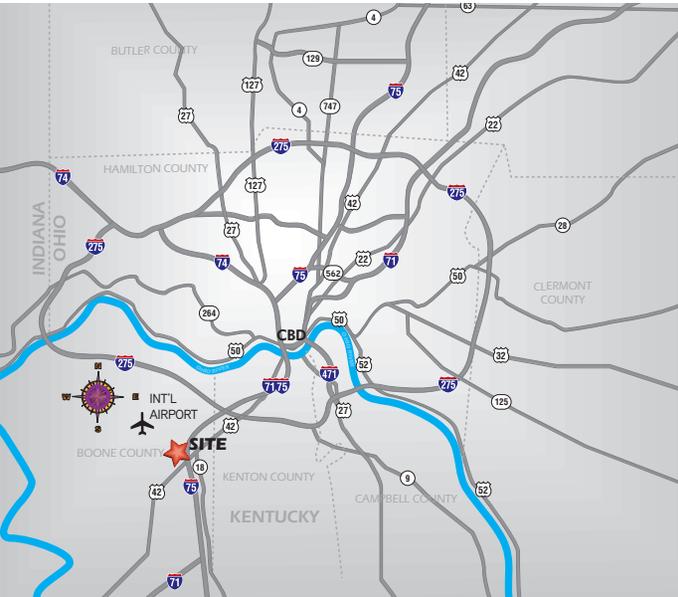
FOR LEASE

Colliers International
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PROPERTY HIGHLIGHTS

- › 8,250 SF building available
- › Includes showroom, 1 office, 2 restrooms and storage
- › 7 drive-in doors
- › Highly visible building located at US 42 and Mall Road
- › Just 1/2 mile from I-75/I-71
- › Free-standing building that can be converted to non-automotive
- › Dedicated pylon sign and message board
- › ADT - 32,383 cars/day



AREA DEMOGRAPHICS



Total Population		
(1 mile)	(3 mile)	(5 mile)
8,580	71,239	133,654



Projected Population Growth		
(1 mile)	(3 mile)	(5 mile)
1.1%	1.0%	0.8%



Total Households		
(1 mile)	(3 mile)	(5 mile)
3,648	27,192	50,542



Total Household Projected Growth		
(1 mile)	(3 mile)	(5 mile)
1.4%	1.2%	1.1%



Average Household Income		
(1 mile)	(3 mile)	(5 mile)
\$70,589	\$78,347	\$83,291



Median Household Income		
(1 mile)	(3 mile)	(5 mile)
\$64,572	\$67,087	\$71,270



Total Business		
(1 mile)	(3 mile)	(5 mile)
689	3,048	5,365



Total Employees		
(1 mile)	(3 mile)	(5 mile)
10,012	41,347	81,493

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