



## BUILDING DATA SHEET

### 1127 US HWY 127 South – Century Plaza

#### GENERAL INFORMATION

County: Franklin  
Reference City: Frankfort  
School District: Franklin County Schools  
Location: 1127 US Hwy 127 South  
See attached for complete information  
Total Square Feet:  
Site Acres:  
Building Type:  
Available Parking:  
Zoning:  
Additional Acres:  
Within City Limits:  
Protective Covenants:  
Multi-Story:  
Multi-Tenant:  
Year Built:  
Renovations:  
Primary Use:  
Former Use:

#### BUILDING SPECIFIC

Bay Size:  
Ceiling Height (ft)  
Minimum:  
At Eaves:  
Maximum:  
At Center:  
Sprinklered:  
Wet/Dry  
Cranes Available:  
Floor Type:  
Thickness:  
Reinforced:  
Dimensions:  
Truck Docks  
Inside Truck Docks:  
Outside Truck Docks:  
Drive-in Doors:  
Type of construction:  
Heat:  
A/C:

#### PRICE

#### OWNERSHIP

#### LINKS TO ADDITIONAL INFO

#### UTILITIES

**Electricity:**  
Frankfort Plant Board

**Natural Gas:**  
Columbia Gas of Kentucky, Inc.  
---inch line

**Sewer:**  
City of Frankfort Sewer Department  
-- inch

System Information (gallons per day):  
Treatment Capacity: 9,900,000  
Average Daily Flow: 6,100,000  
Excess Capacity: 3,800,000

**Water:**  
Frankfort Plant Board  
---inch line

System Information (gallons per day):  
Treatment Capacity: 18,000,000  
Average Daily Flow: 8,524,000  
Excess Capacity: 9,476,000

#### Broadband/Internet

Frankfort Plant Board; AT&T

#### TRANSPORTATION

**Nearest Interstate/Parkway:**  
I-64, I-75

#### General Highway Access Description:

**Nearest Airport:**  
Capital City Airport

**Commercial/International:**  
Bluegrass Airport  
(21 miles southeast of Frankfort)

#### Rail Access:

**Nearest Riverport:**  
Louisville-Jefferson County Riverport  
(65 miles from site)

#### REMARKS



*Al Isaac* — (859) 422-4400

*Jim Holbrook* — (859) 224-2000

Retail Property For Lease

## Century Plaza

1127 US Hwy 127 South, Frankfort, KY 40601



Total Space Available:	91,367 <i>SF</i>
Rental Rate:	\$1.34 - \$10 <i>/SF/Year</i>
Min. Divisible:	1,200 <i>SF</i>
Max. Contiguous:	46,000 <i>SF</i>
Property Type:	Retail
Property Sub-type:	Neighborhood Center
Gross Leasable Area:	134,000 <i>SF</i>
Lot Size:	14.30 AC
Listing ID	15634560
Last Updated	10 days ago

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9 Spaces Available

Display Rental Rate as [Entered](#)

Major Anchor	Space Available:	<b>46,000 <i>SF</i></b>
	Rental Rate:	<b>\$6 <i>/SF/Year</i></b>
	Space Type:	Neighborhood Center
	Lease Type:	NNN

Suite 1	Space Available:	<b>8,450 <i>SF</i></b>
	Rental Rate:	<b>\$8 <i>/SF/Year</i></b>
	Space Type:	Neighborhood Center
	Lease Type:	NNN

Suite 2	Space Available:	<b>3,200 SF</b>
	Rental Rate:	<b>\$10 /SF/Year</b>
	Space Type:	Neighborhood Center
	Lease Type:	NNN
Suite 12	Space Available:	<b>5,000 SF</b>
	Rental Rate:	<b>\$10 /SF/Year</b>
	Space Type:	Neighborhood Center
	Lease Type:	NNN
Suite 7	Space Available:	<b>6,000 SF</b>
	Rental Rate:	<b>\$10 /SF/Year</b>
	Space Type:	Neighborhood Center
	Lease Type:	NNN
Suite 8	Space Available:	<b>1,200 SF</b>
	Rental Rate:	<b>\$10 /SF/Year</b>
	Space Type:	Neighborhood Center
	Lease Type:	NNN
Outparcel	Space Available:	<b>0.37 AC</b>
	Rental Rate:	<b>\$1,800 /Month</b>
	Space Type:	Retail-Pad (land)
		0.37 AC for ground lease

Suite 10	Space Available:	<b>1,400 SF</b>
	Rental Rate:	<b>\$10 /SF/Year</b>
	Space Type:	Neighborhood Center
	Lease Type:	NNN
Suite 4	Space Available:	<b>4,000 SF</b>
	Rental Rate:	<b>\$10 /SF/Year</b>
	Space Type:	Neighborhood Center
	Lease Type:	NNN

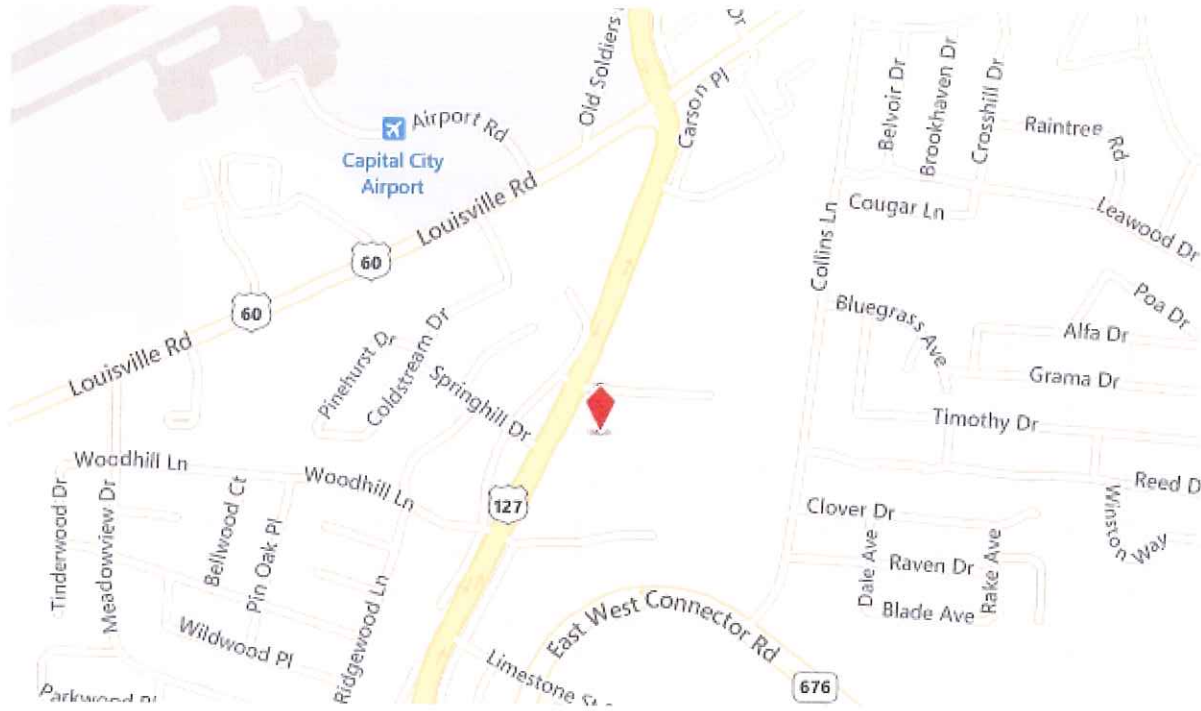
### Description

134,000 sf retail shopping center on 14.30 acres. 1,200 - 46,000 sf available for lease. Anchored by Big Lots, Dollar General and Red Dot Liquors. Area retailers include Lowe's, Home Depot and Walmart. Monument signage available for anchor tenants. 620 parking spaces available. Excellent visibility and access from US 127 and within 1 mile of I-64. Average Daily Traffic Count of 30,310+ cars per day. Landlord will provide standard white box to tenants, including drywall ready for paint, concrete ready for flooring, acoustical tile ceiling, lighting and restrooms. Below market rental rates and flexible terms.

Century Plaza is located approximately 1 mile off of I-64 at Exit 53B in Frankfort, KY. The property is situated in a high traffic area on US 127, Frankfort's major retail corridor. Frankfort, the Capitol of the Commonwealth, is bisected by the Kentucky River and is the midway point between Kentucky's two largest markets of Lexington and Louisville. Frankfort is 29 miles west of Lexington, 54 miles east of Louisville and 107 miles southwest of Cincinnati.

Frankfort is home to Kentucky State University, a four year liberal arts college, with an enrollment of 2,400 students. Frankfort also has a Sports and Convention Center which seats 8,500 and attracts many concerts, sporting events and art exhibits to the city. The city of Frankfort has grown steadily, relying on state government, manufacturing and spirits distilling to provide a strong employment base.

Map of 1127 US Hwy 127 South, Frankfort, KY 40601 (Franklin County)



Additional Photos



Anchored by Dollar General

Created 3/27/2008



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Google Maps