

Anderson Crossing



1244-1296 Anderson Crossing Dr., Lawrenceburg, KY Retail Space Available For Lease

Property Highlights:

- 4,820 Total SF Retail For Lease
- Minimum divisible: 1,340 SF
- Maximum contiguous: 1,500 SF
- Rate: \$10 PSF plus CAM, Taxes & Insurance
- Traffic Count: 16,775 (2008)
- Near retail, restaurants, and residential
- Co-Tenants include: Kroger, Goodwill, Colorama, Movie Vault, Cato, Quickcuts and Sun Tan City.
- Located in a Kroger Shopping Center, this is a high traffic area of Lawrenceburg. Surrounded by retail, restaurants, and residential.



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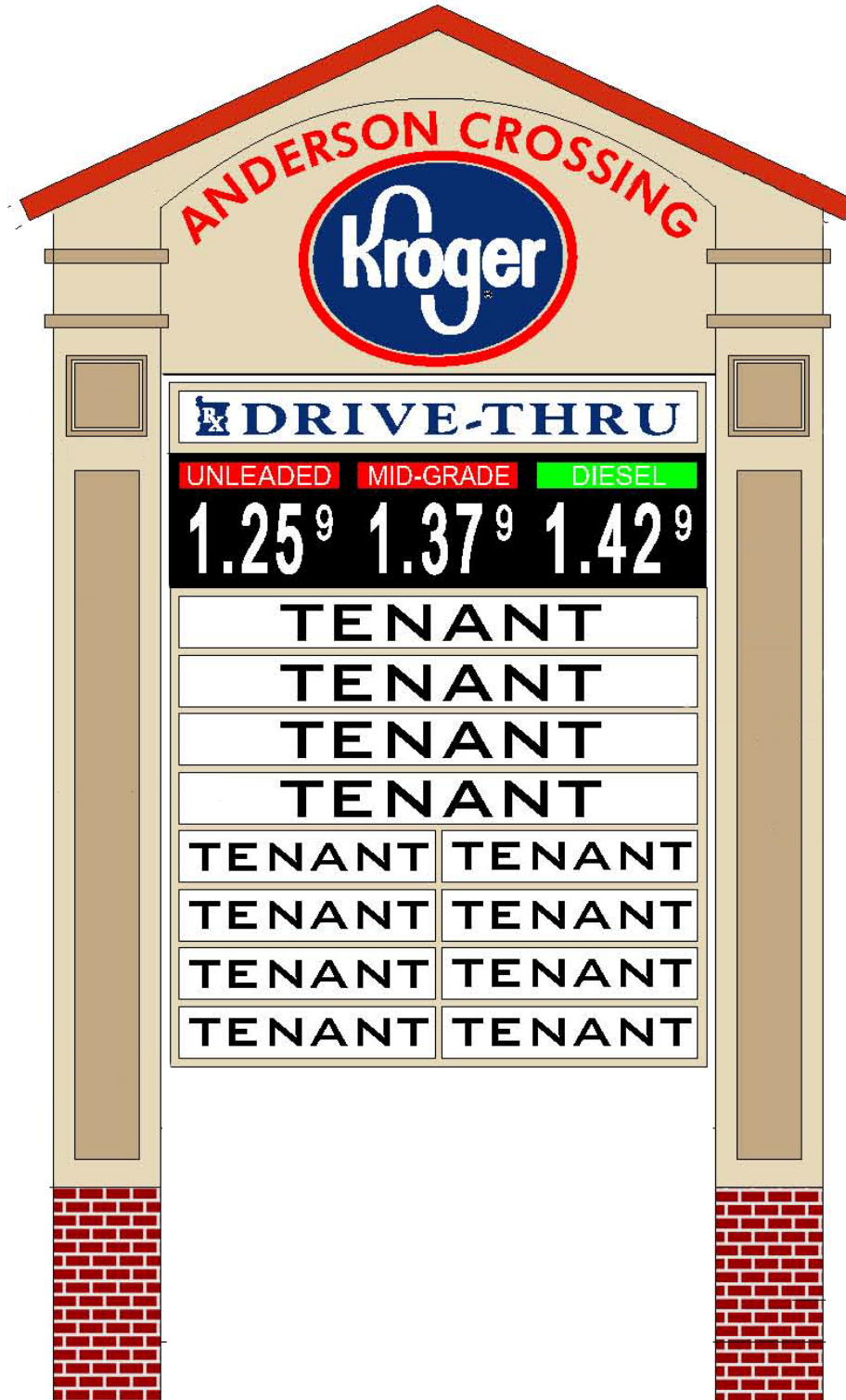
<u>2008 Demographics</u>	<u>1 mile</u>	<u>3 mile</u>	<u>5 mile</u>
Population	3,540	12,990	16,912
Avg. Household Income	\$55,653	\$59,896	\$61,010
Anderson County Population: 21,347 (2008 estimate)			

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