

FOR LEASE | RETAIL PROPERTY

5101 FREDERICA STREET
OWENSBORO, KY 42301

EXECUTIVE SUMMARY



OFFERING SUMMARY

Available SF:	4,647 SF
Lease Rate:	Negotiable (NNN)
Year Built:	1996
Building Size:	85,349 SF
Market:	Owensboro, KY

PROPERTY OVERVIEW

Sub-Lease Opportunity from BEST BUY in Owensboro, KY!!
Highly visible space for sub-lease in Owensboro Towne Center! Carved out of Best Buy, this storefront is located in the most desirable shopping center on the most heavily trafficked retail corridor in Owensboro.

PROPERTY HIGHLIGHTS

- Direct exposure to Frederica Street (Hwy 431)
- Prominently anchored center including Target, Best Buy, TJ Maxx, Jo-Ann, Shoe Carnival & Ulta
- Neighboring retailers include Super Walmart, Sam's Club, Home Depot, Lowe's, Macy's, JC Penney and more.

DEMOGRAPHICS (2018)

	1 MILE	3 MILES	5 MILES
Total Households	1,416	15,719	29,264
Total Population	3,095	35,540	70,430
Average HH Income	\$63,068	\$63,811	\$61,403

PRESENTED BY:

JAN MEEKS

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AVAILABLE SPACES

LEASE TYPE | NNN TOTAL SPACE | 4,647 SF LEASE TERM | Negotiable LEASE RATE | Negotiable



SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Unit 1	Available	4,647 SF	NNN	Negotiable	Sub-Lease

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RETAILER MAP



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