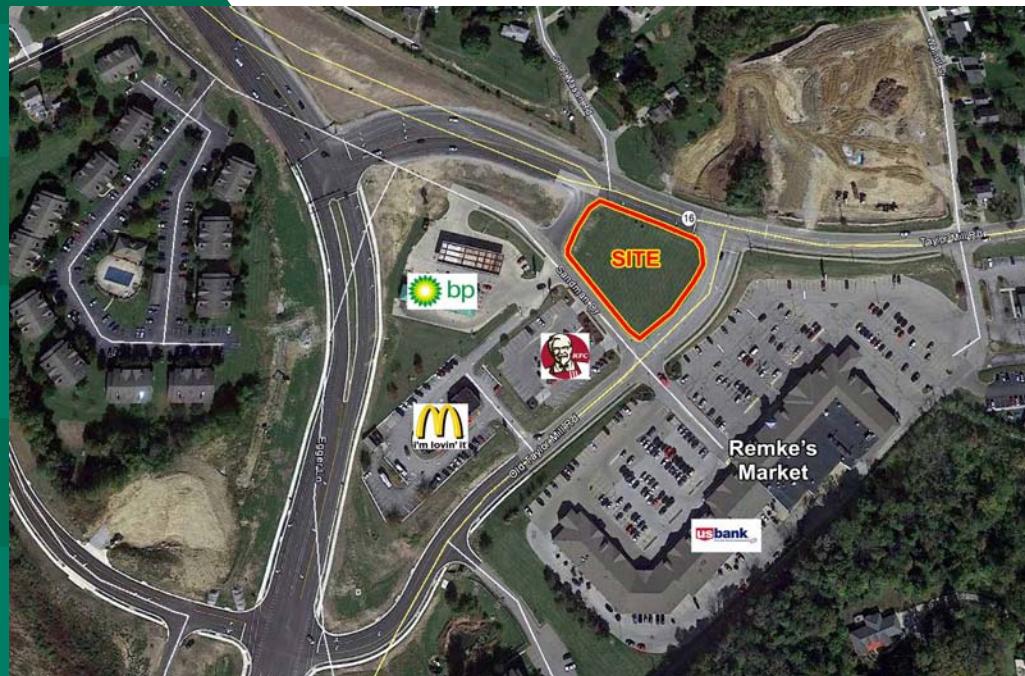


New Retail/Office Development

Taylor Mill, KY



New retail/office center in outstanding neighborhood market. The property sits at the entrance to a very busy Remke anchored shopping center. Newly completed road improvements make the site even more accessible.

FEATURES

- **.73 Acre Site Available**
- Next to Remke's Market, KFC, McDonald's and BP
- Easy access to I-275
- Growing market
- All utilities at site
- Drive-thru available
- Up to 7,500 square feet available

LOCATION

Taylor Mill Road & Old Taylor Mill Road
Taylor Mill, KY 41015

CONTACT

Mark Richter

mark.richter@everestrealestate.com

513/769-2516



The information submitted is not guaranteed. Although obtained from reliable sources, it is subject to errors, omissions, prior sale and withdrawal from the market without notice.

Demographics:	1-mile	3-mile	5-mile
Total Population:	4,307	41,866	142,733
Total Households:	1,690	16,647	59,349
Avg. HH Income:	\$80,324	\$72,182	\$70,131

Taylor Mill Rd N of Old Taylor Mill Rd = 32,700 ADT
 Taylor Mill Rd S of Old Taylor Mill Rd = 19,424 ADT



COMMERCIAL REAL ESTATE SERVICES

WEB www.everestrealestate.com TEL 513-769-2500 FAX 513-769-2512

9902 Carver Road, Sycamore Office Park, Suite 105, Cincinnati, Ohio 45242



ARCHITECTURE

2013 Primrose
West Harrison, IN 47060
513-533-3008 Phone
812-656-8036 Fax
www.abgdesignbuild.com

TAYLOR MILL RETAIL CENTER

SANDMAN DRIVE, LLC
LOT 2 - SANDMAN DRIVE
TAYLOR MILL, KY

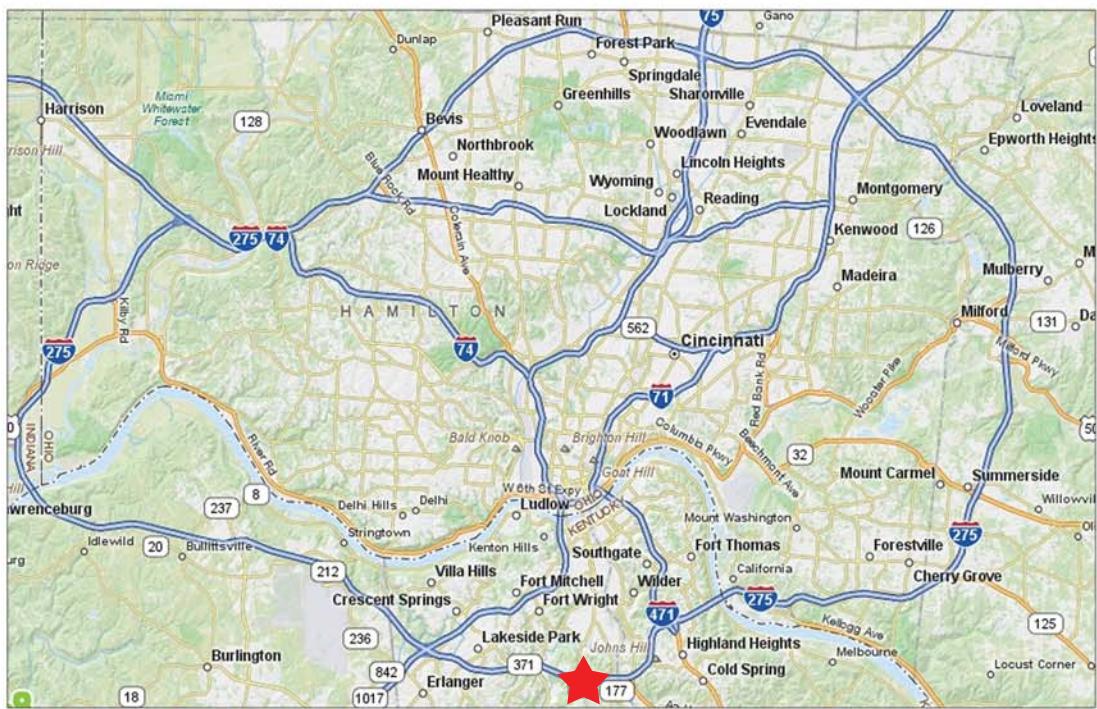
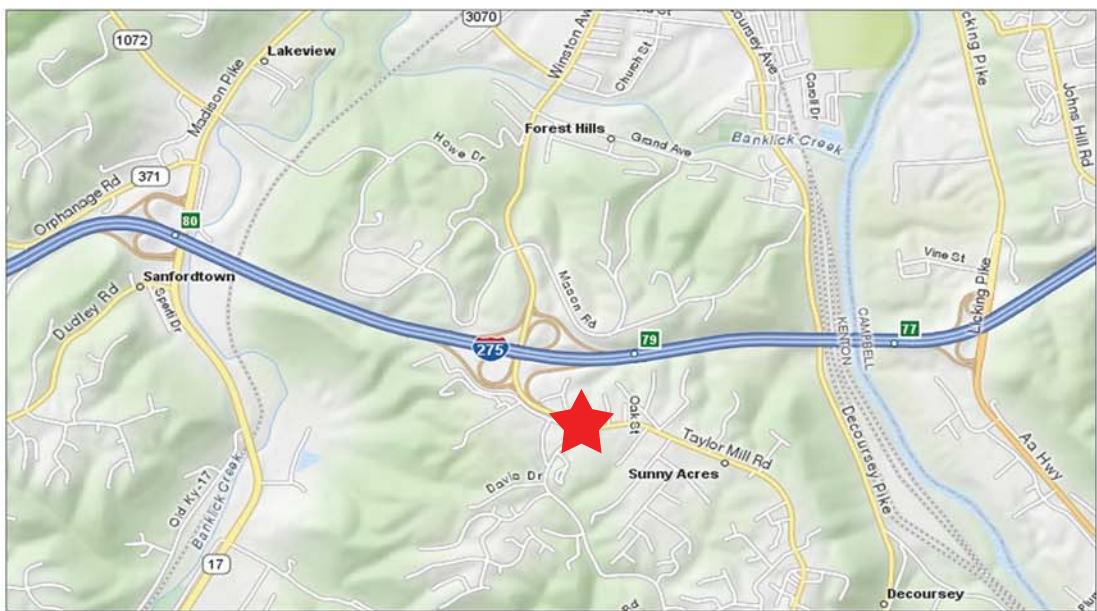
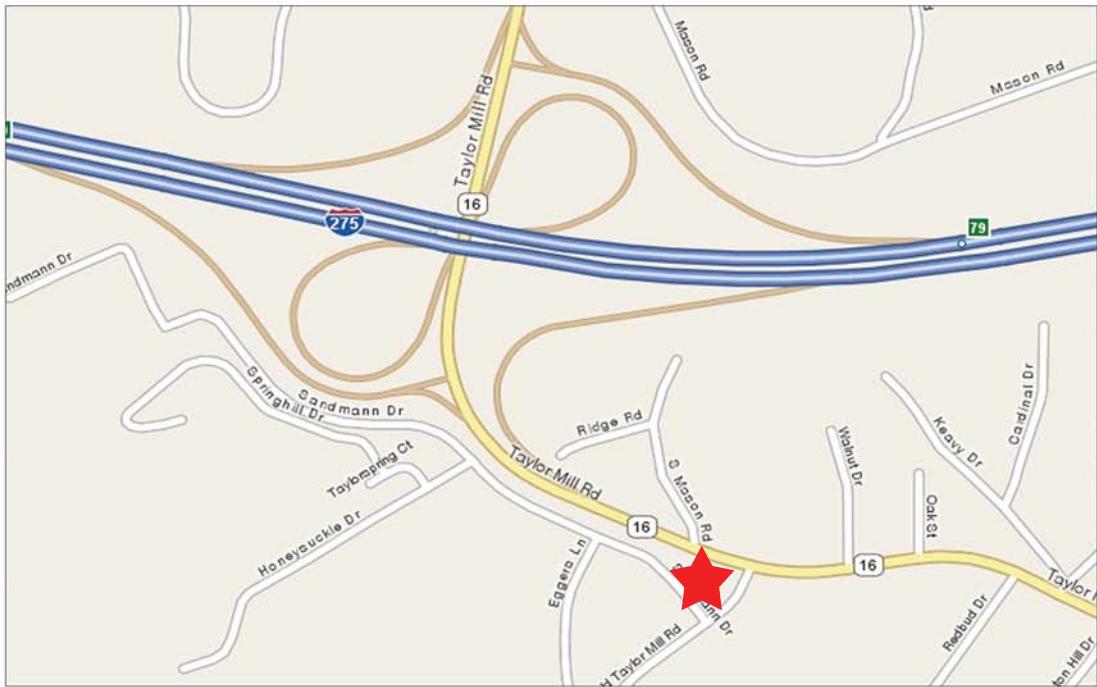


STREET VIEW - OPTION 2

EXTERIOR
OPT2

JOB NUMBER
DRAWING SET
SCALE: AS NOTED

DATE: JUNE 2011
II-2-II PRE-REVIEW



Fidelity Investments
Office Campus

SITE

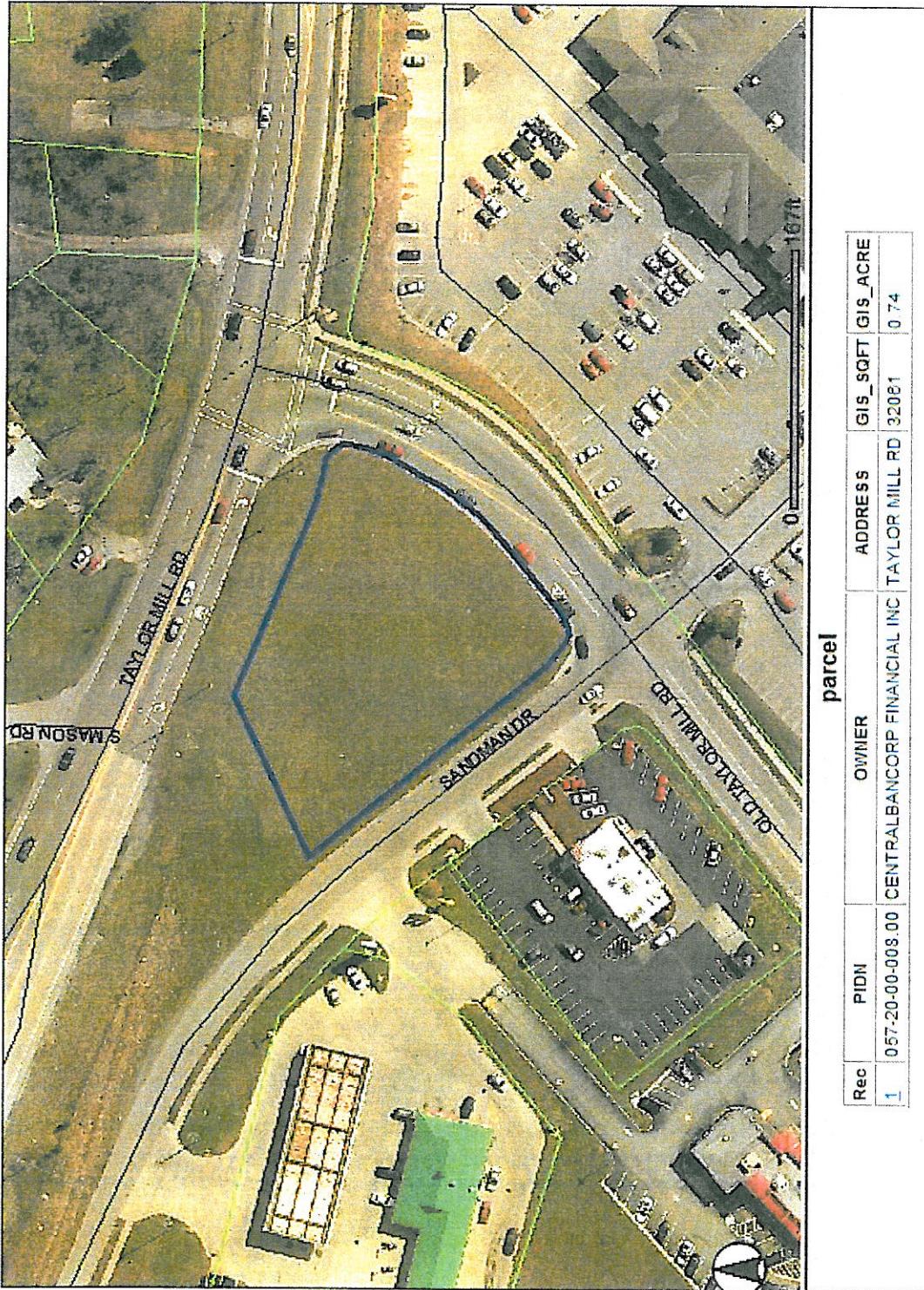
The Shoppes at
Taylor Mill



Google earth

© 2014 Google

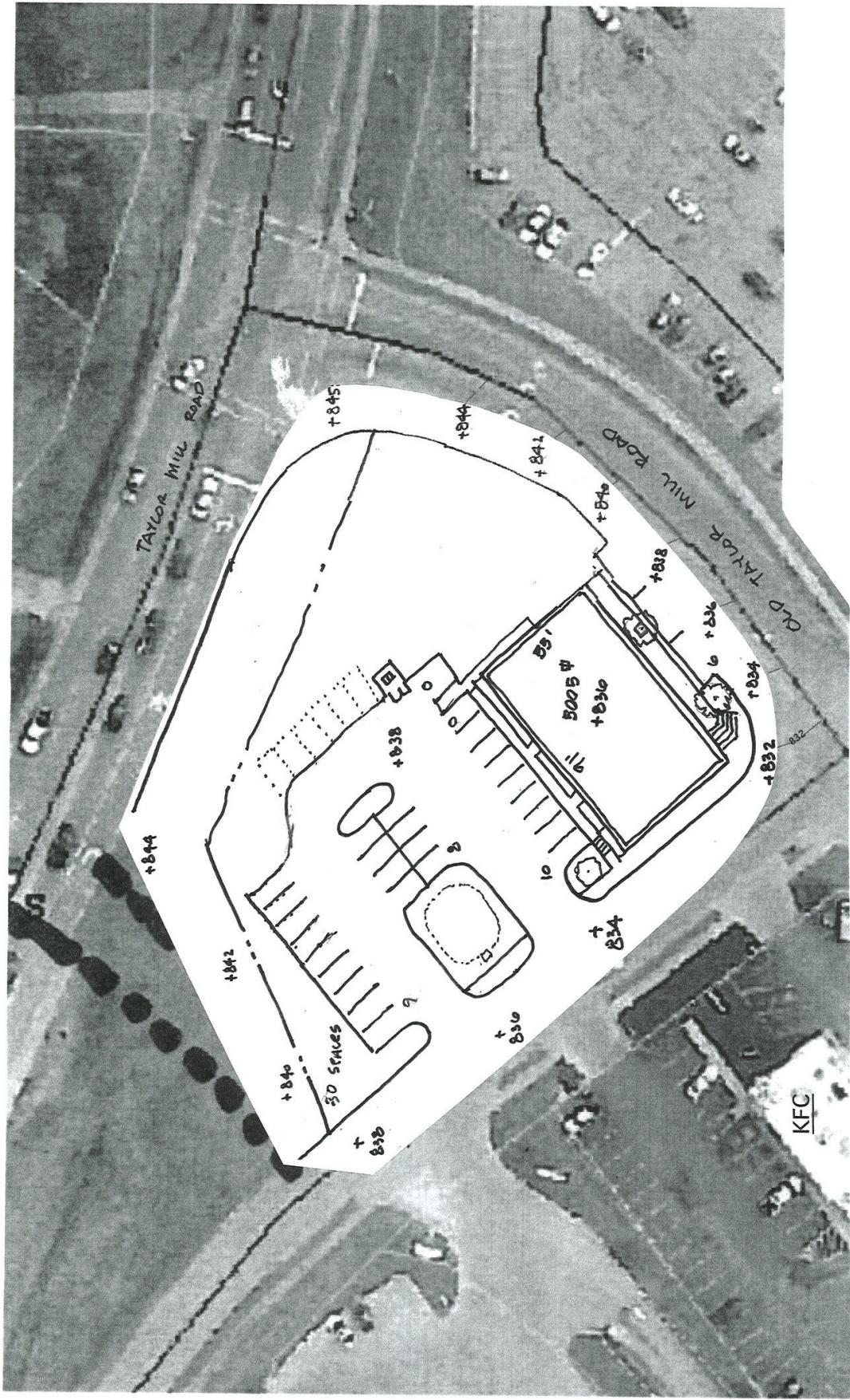
Auditor's Plat Map

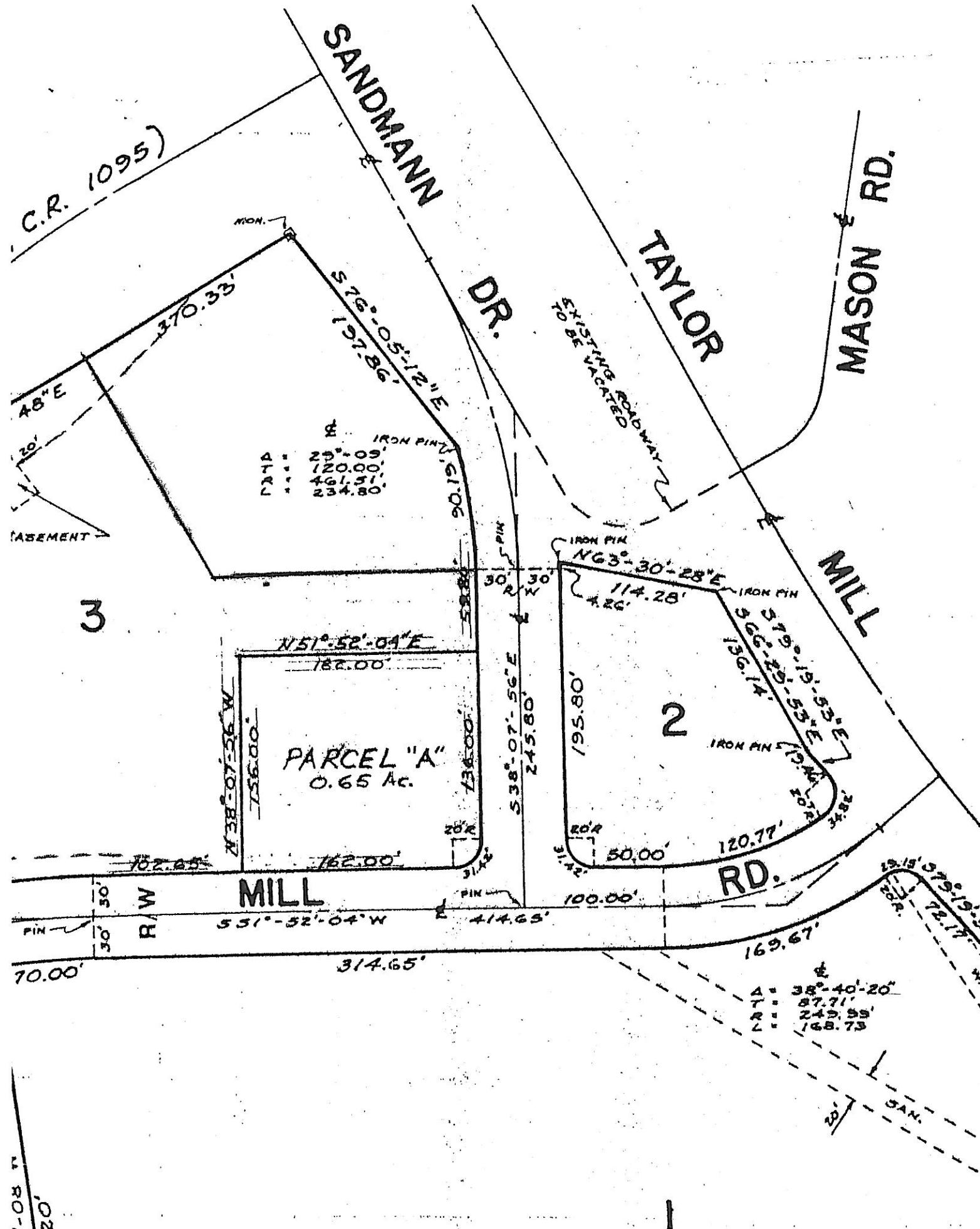


TAYLOR MILL, KY

0 10 20 40 80
80 40 0

SITE PLAN CONCEPT





B.4

1-29-13

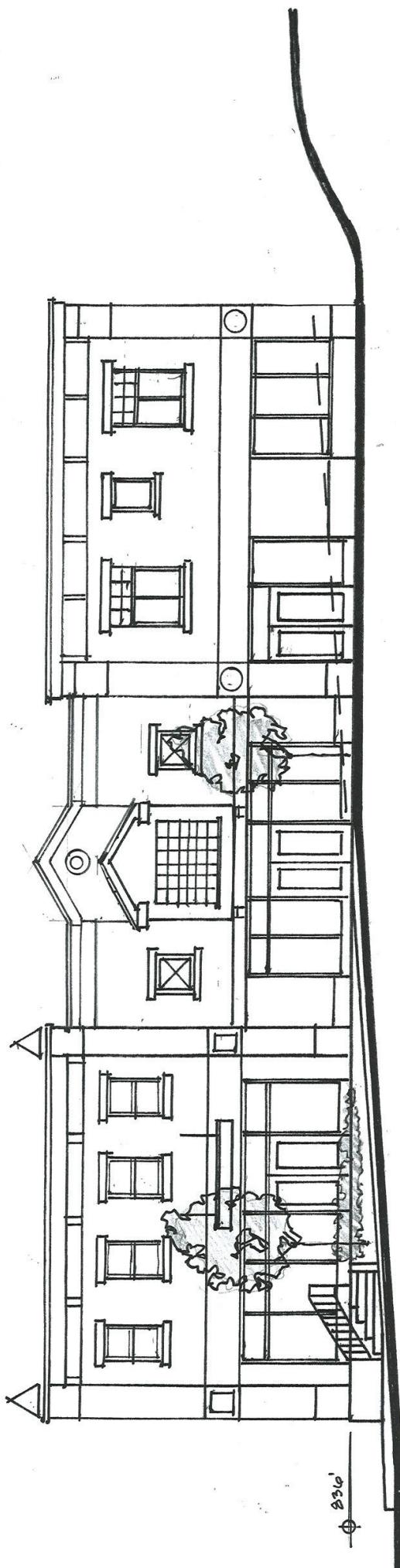
TAYLOR MILL, KY

16'

8'

4'

0'



OLD TAYLOR MILL ROAD ELEVATION

EL E V A L U A T I O N C O N C E P T

SCALE: 1/8" = 1'-0"