

FOR LEASE  
**UP TO 5,645 SF**



297 N. HUBBARDS LANE  
**LOUISVILLE, KY 40207**

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WOODLAWN II



297 N. HUBBARDS LANE | LOUISVILLE, KY 40207

# PROPERTY HIGHLIGHTS

Two suites available

- 2,665 sf (lower level)
- 2,980 sf (second floor)

Three-story 45,000-sf Class A building with a lower level of another 15,000 sf

Ample parking

Building back-up generator

Common fitness center, refreshment center, conference room and on-site storage

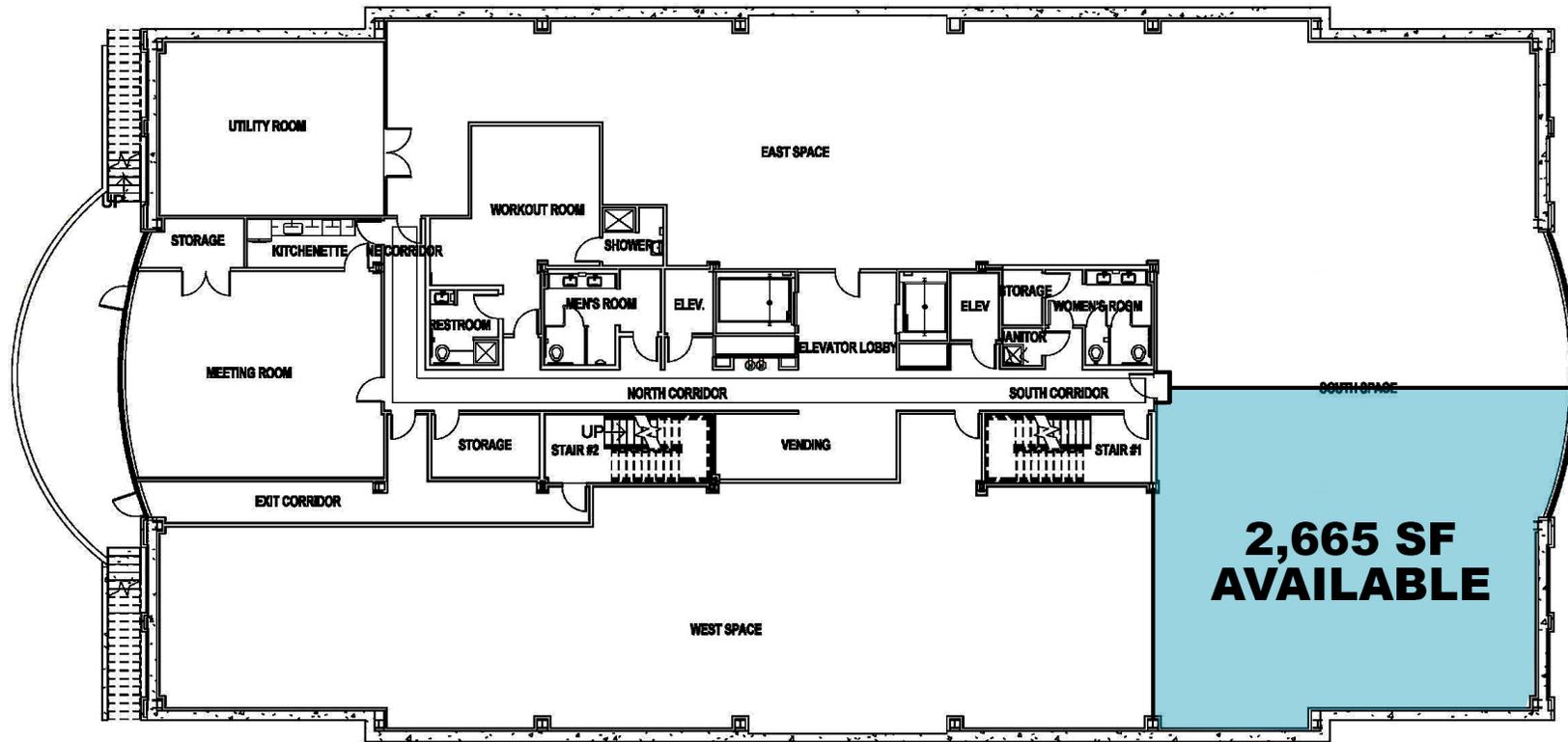
On-site property management

Adjacent to Woodlawn Shopping Center with numerous retail services, restaurants and amenities

Monument signage potentially available

Convenient Westport Road/I-264 interchange access





# LOWER LEVEL FLOOR PLAN

**2,665 SF**



# SECOND FLOOR PLAN

**2,980 SF**

# EXCEPTIONAL LOCATION

This well-located Class A suburban office building offers easy access to downtown, as well as Louisville's east end. Numerous nearby retail and restaurant amenities provide additional benefits for employees at this location.



11,168  
**POPULATION**  
*Within 1 Mile*



\$135,405  
**AVG. HH INCOME**  
*Within 1 Mile*

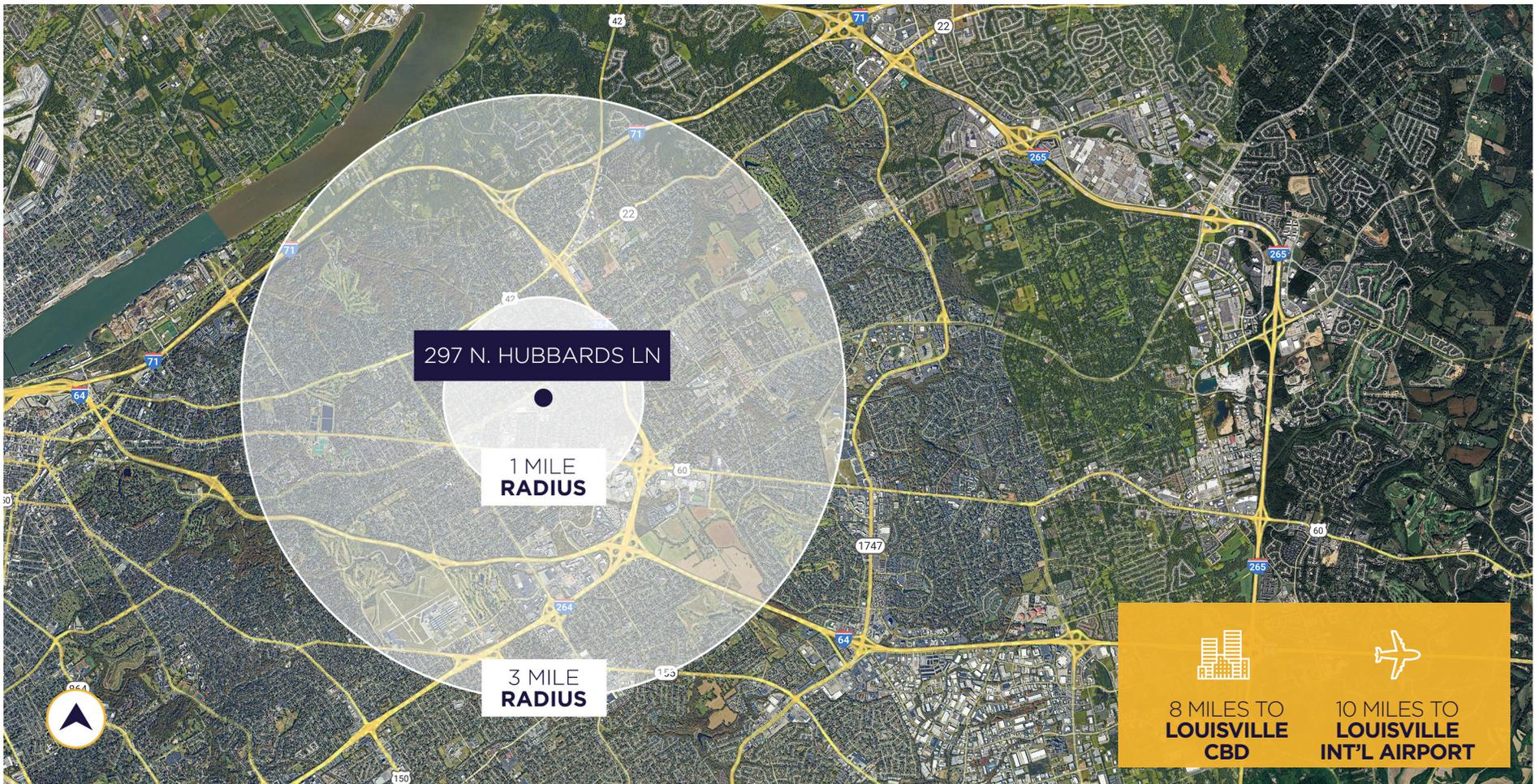


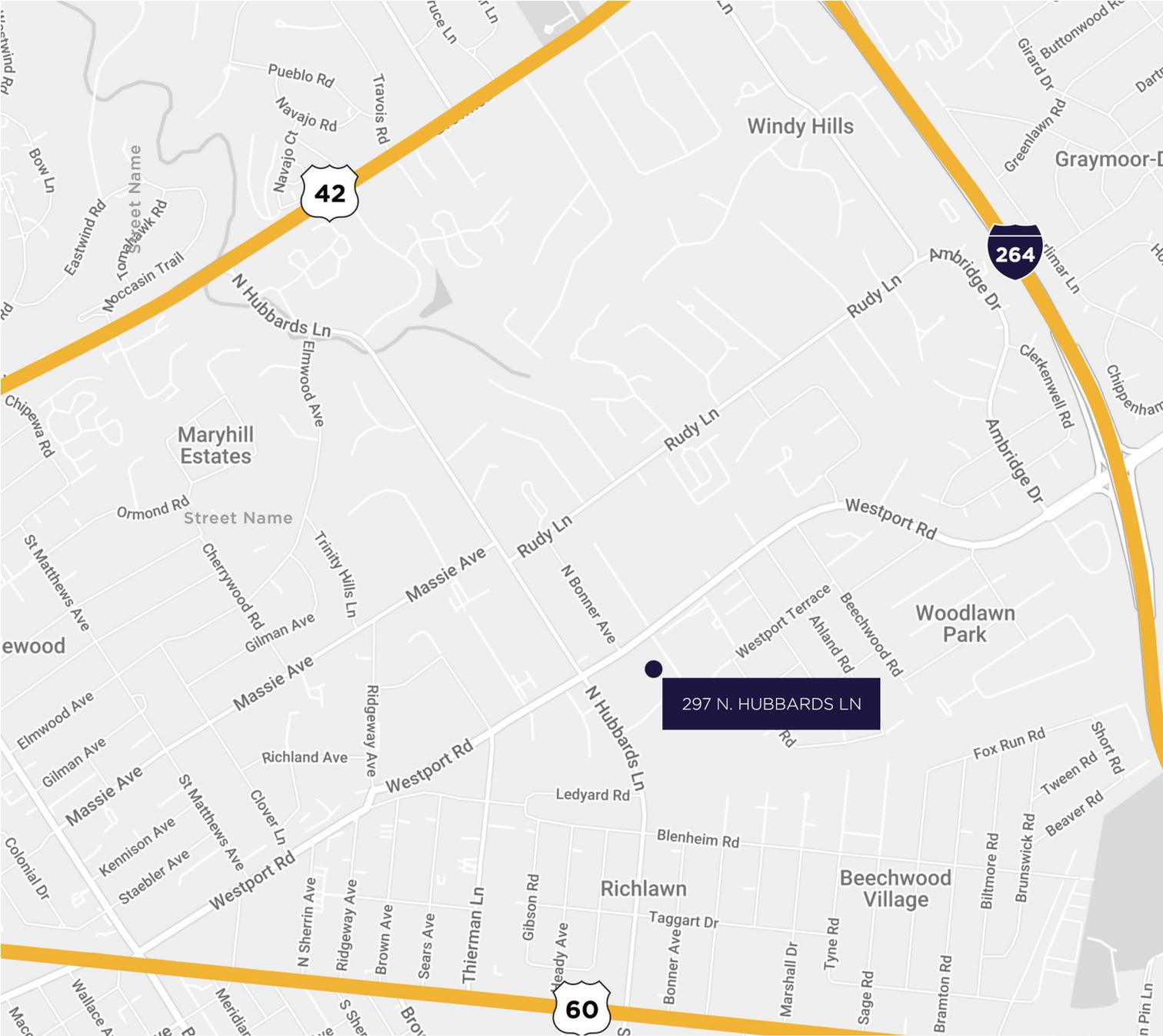
9,670  
**# OF EMPLOYEES**  
*Within 1 Mile*

74,000  
**POPULATION**  
*Within 3 Miles*

\$135,855  
**AVG. HH INCOME**  
*Within 3 Miles*

59,591  
**# OF EMPLOYEES**  
*Within 3 Miles*





297 N. HUBBARDS LN

**1 MILES**  
TO HWY 60 /  
SHELBYVILLE RD

**1.4 MILES**  
TO I-264

**1.9 MILES**  
TO HWY 42 /  
BROWNSBORO RD

**2.7 MILES**  
TO NORTON WOMEN'S AND  
CHILDREN'S HOSPITAL

**2.7 MILES**  
TO I-64

CORPORATE **NEIGHBORS**



**FIRST**

first financial bank

Norbourne  
Estates

# CONTACT INFORMATION

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