



New 2,000 - 10,000 SF Retail / Warehouse For Lease



200 DONERAIL DRIVE

NICHOLASVILLE, KY 40356

PRESENTED BY:

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FRONT ELEVATION RENDERING



PROPERTY SUMMARY

NEW 2,000 - 10,000 SF RETAIL / WAREHOUSE AVAILABLE

200 DONERAIL DRIVE
NICHOLASVILLE, KY 40356

10,000 SF NEW CONSTRUCTION FOR LEASE

AVAILABLE:	SPRING 2026
ZONED / USE:	B-1 RETAIL/WAREHOUSE
AVAILABLE SF:	2,000 - 10,000 SF
LEASE RATE:	\$12.00 SF/YR (NNN)
BUILDING SIZE:	10,000 SF
EASY ACCESS:	US-27

PROPERTY SUMMARY

SVN Stone is pleased to offer 200 Donerail Dr in Nicholasville, Kentucky for lease. This 10,000-square-foot new construction building, delivering in Spring 2026, can accommodate retail or warehouse/flex users and will include a small office, restroom, and a warehouse area with a drive-in door; the space can also be divided into suites as small as 2,000 square feet. The property faces busy US-27 with easy access and over 19,000 vehicles per day. Call Travis Rose at 859-806-1591 to schedule a showing.



PROPERTY HIGHLIGHTS

- New Construction
- Delivery Date Spring 2026
- 10,000 SF \$12 per foot NNN
- Great Highway Visibility
- Easy Access
- 12 x 12 Doors
- Zoned B-1
- 2,000-10,000 SF Available



HIGH VOLUME AREA



\$12 SF/YR (NNN)

HIGH VOLUME, EASY ACCESS LOCATION

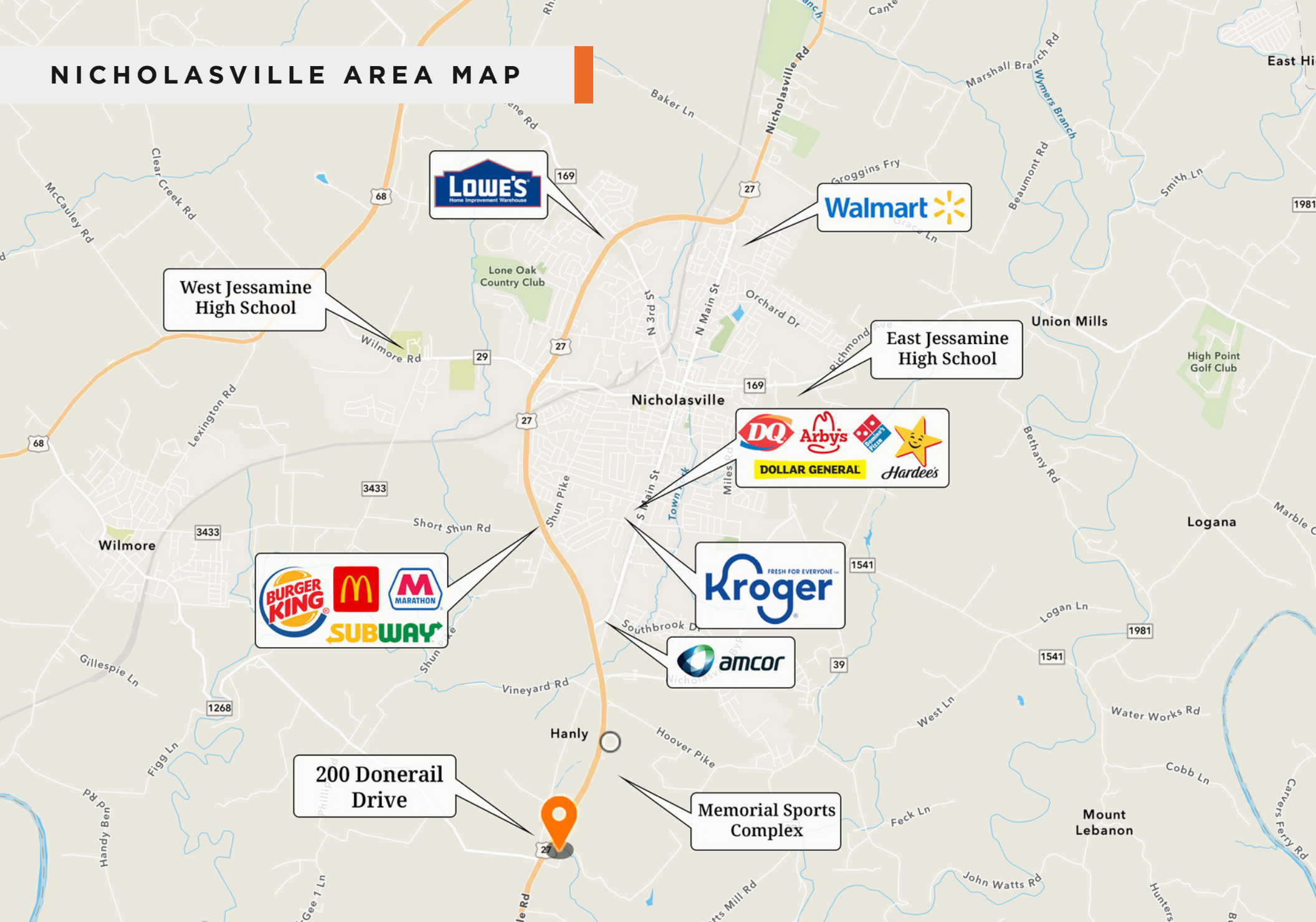
Nicholasville



US 27 | 19,489 VPD



NICHOLASVILLE AREA MAP





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