

FOR SALE

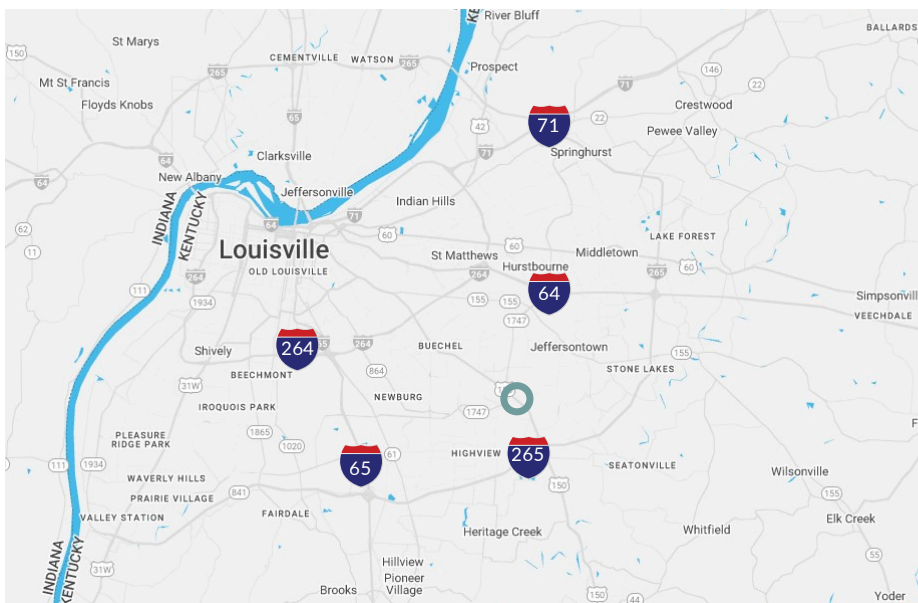
5650 BARDSTOWN RD, LOUISVILLE, KY 40291



14,400 SF

RETAIL | OFFICE

5650 BARDSTOWN RD, LOUISVILLE, KY 40291



OFFERING SUMMARY

AVAILABLE

14,400 SF

PRICE

\$2,200,000

OFFERING

FOR SALE

ZONING

C-1 (COMMERCIAL)

Now Available, this well-maintained property renovated in 2019, offers both office and retail opportunities in Fern Creek just off Bardstown Road.

HORIZON COMMERCIAL REALTY, LLC
12451 PLANTSIDE DRIVE
LOUISVILLE, KY 40299

5650 BARDSTOWN RD



The office portion, totaling approximately 7,000 SF features an efficient and functional layout ideal for office users seeking a move-in ready workspace. In addition, the property includes two retail suites, providing flexibility for owner-users or investors.

Conveniently located near a strong mix of retail amenities, the property offers access and visibility within the established Fern Creek trade area



Office Features (±7,000 SF):

- 28' x 48' open bullpen/collaborative workspace
- Seventeen (17) private offices (approximately 11' x 13' each)
- Dedicated conference room
- Breakroom/kitchen area
- Flexible layout suitable for office, counseling, administrative, or general professional use

Retail Component:

- Two (2) on-site retail suites
- Ideal for service-oriented or neighborhood retail users
- Provides additional income potential or owner-user flexibility

DEMOGRAPHICS

Population



1-Mile	11,416
3-Mile	85,666
5-Mile	192,419

Households



1-Mile	4,728
3-Mile	34,765
5-Mile	78,680

AVG. HH Income



1-Mile	\$88,828
3-Mile	\$94,817
5-Mile	\$92,272

Median Age



1-Mile	38.40
3-Mile	40.30
5-Mile	39.80



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