



# SADDLEBRED POINTE

Connecting Local Business & Regional Community

**ALTON WEBB**  
COMMERCIAL REAL ESTATE



## Shelbyville, KY

ONE OF THE FAST GROWING COMMUNITIES IN KENTUCKY.



# SADDLEBRED POINTE

Connecting Local Business & Regional Community

- **Strategically located in the “Golden Triangle” between Louisville and Lexington within the Louisville metro region.**
- **Immediate access to I-64, I-71, I-65, and I-75 for exceptional regional and national connectivity.**
- **Within a one-day drive of nearly two-thirds of the U.S. population, ideal for logistics and distribution.**
- **Just 30 minutes to UPS Worldport and Louisville Muhammad Ali International Airport, with rail service by RJ Corman Railroad Group and Norfolk Southern Railway.**



## LAND



## SPACE

- **New 80-acre, grocery-anchored mixed-use development featuring retail, office, and Class-A multifamily opportunities.**
- **Located in one of Shelbyville’s fastest-growing corridors between Louisville, Lexington, and Frankfort.**
- **Excellent visibility and accessibility at the intersection of U.S. 60 and Freedom’s Way, including future signalized access.**
- **Neighboring two of Shelbyville’s newest schools with a combined enrollment of 2,000+ students, supporting strong daytime traffic and continued residential growth.**



# SADDLEBRED POINTE

Connecting Local Business & Regional Community

**SADDLEBRED POINTE'S NEWEST ADDITIONS**

**SITE**

**publix**

**Walmart**

**LOWE'S**

**Wendy's**

**CVS pharmacy**

**Walgreens**

**planet fitness**

**Feeders Pet Supply**

**Zaxby's**

**Traditional Bank**

**PHARMACY**

**HEWLETT**

**APPROVED SIGNALIZED LIGHT**

**SOUTHEAST CHRISTIAN CHURCH**

**BAPTIST HEALTH URGENT CARE**

**BAPTIST HEALTH PRIMARY CARE**

**Save a lot**

**Jersey Mike's**

**First Choice Ankle & Foot Care**

**U.L. Hospital**

**US 60**

**SUMMER 2026**



# SADDLEBRED POINTE

Connecting Local Business & Regional Community



- **New Publix planned at Saddlebred Point — a 50,325 SF grocery store positioned at the northwest corner of Freedoms Way & The Point Boulevard, just off Highway 60.**
- **Established neighboring users include Traditional Bank and Hewlett Dental Care, providing strong existing commercial synergy and daily traffic generators.**
- **Proposed 284-unit Class A multifamily development to bring a significant new residential customer base directly adjacent to the site.**
- **Rapidly expanding trade area fueled by ongoing residential growth from Pulte Homes and Fischer Homes communities and surrounding large-scale housing development.**



**JAY INGRAM**

BROKER/OWNER

[Jingram@altonwebb.com](mailto:Jingram@altonwebb.com)

502-655-3442