

WYNDALL'S CENTER

Preliminary Data Sheet

Location: 3012 E. 4th Street, Owensboro, Ky. This property is located at the intersection of US 60 east (Also US 231) and Pleasant Valley Road. This is just at the east edge of Owensboro. It is near the new \$400,000,000 hospital campus, and has views of the nearby Ohio River.



Think of the Possibilities! Lots of land ! Great Location! Nearest retail to the new Hospital Campus! Perfect for 1031 exchange! Great expansion possibilities!

Approximate Square Footage: 106,500 square feet in the shopping complex.

Land: The developed shopping center has 11.71 acres, plus 2.95 acres to the west for expansion.

Leases: Nine of the Eleven leasable areas are occupied. Some with term leases and some month to month. Details are available from the broker.

Condition: This center has been continuously maintained and the paved area is in good condition.

For further information, Contact Silas Deane 689-1717, or John C. Howard 314-0784 or visit our web page at: AllianceRealEstate.org



Silas Deane, CAI, CES, GRI
Broker