



Premier Class A Office Space in Lexington, Kentucky

Southcreek Park offers two timeless Class A office buildings of approximately 65,000 square feet each, set on 10 acres of beautifully landscaped grounds with a pond and fountain in Lexington's highly desirable Harrodsburg Road corridor.

In Good Company

Southcreek Park is home to many professional organizations, including numerous University of Kentucky departments, as well as psychologists, accounting firms, professional management organizations, brokers, and insurance agents. We are also home to many equine organizations — including Racetrack Chaplaincy, the Association of Racing Commissioners International, the Jockeys Club, and the Thoroughbred Owners and Breeders Association — along with two large engineering firms.

A True Park-Like Setting

Ten acres of manicured green space create a genuine park-like setting, complete with a pond and fountain, outdoor seating and picnic areas, and the historic horse grave of Ornament. Parking is well lit, ample, and free, and US mail and overnight receptacles are available on-site.

The property also offers on-site storage garages, a recycling program, and a 24-hour modern security system — including an on-site security company and building monitoring.

Responsive, On-Site, Every Day

Southcreek Park is locally owned and managed, with an on-site management office and a full-service maintenance team. Suites can be finished to tenant specifications and are always built with quality products and materials. Every tenant and building improvement is managed in-house to ensure high standards and on-time delivery — and each space offers tenant-controlled heating and air conditioning 24 hours a day, seven days a week, year-round.

Experience a premier Class A workspace designed for productivity and prestige.



JAMES M. SCHRADER

859-288-5008

jschrader@schradercommercial.com

444 E Main Street, Suite 110
PO Box 21793 Lexington, KY 40522

SUITE A210

Building Size: 61,900 SF

Building Class: A

Lot Size: 3.67 AC

Zoning: P-1 - Professional Office

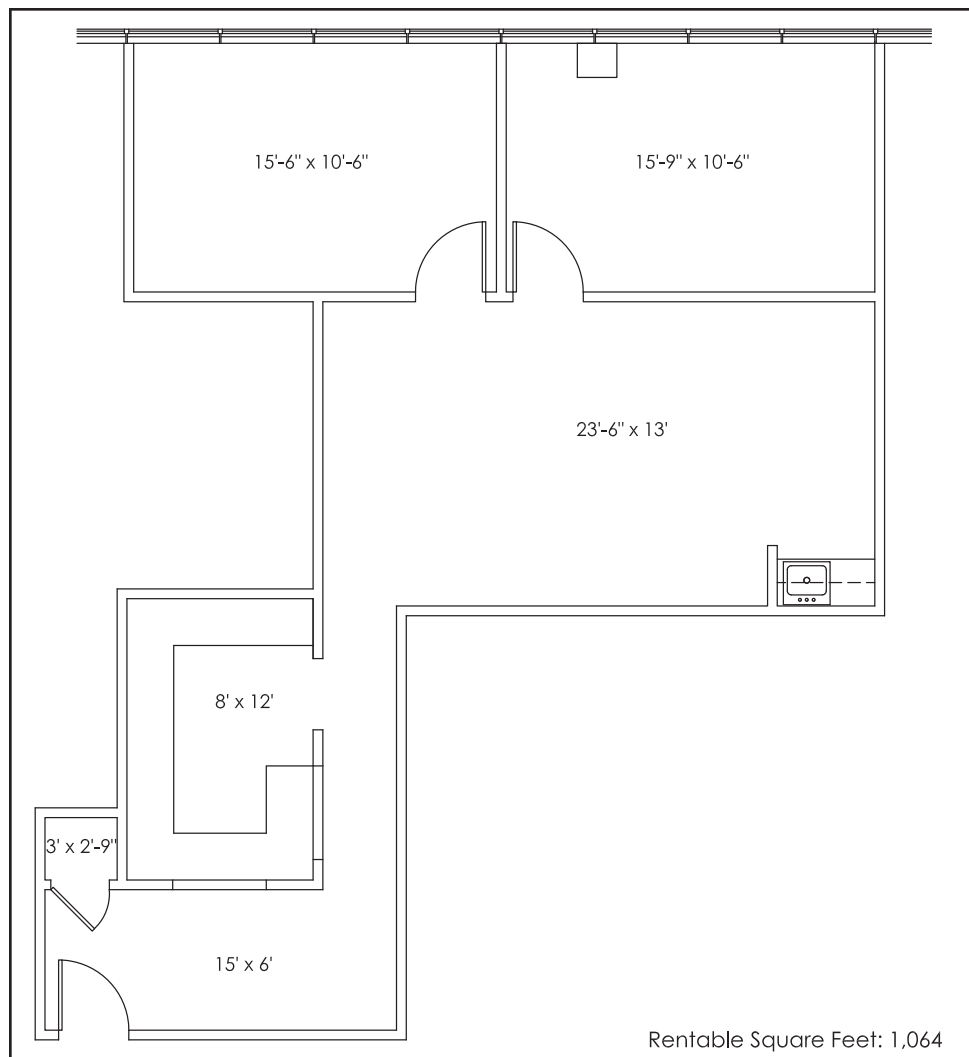
Lease Rate: \$20.00/RSF plus CAM

Suite 210: 1,064 RSF

Lease Type: Full Service

Space Type: Office Building

An excellent office choice with beautiful views and surroundings. This space has a large reception desk, open work area with small kitchenette option, and two large offices with windows overlooking the fountains. Very accessible from New Circle and Harrodsburg Road. Do not miss this option for your next office space!



SOUTHCREEK PARK

LEXINGTON, KENTUCKY

MAP & IMAGES

