

Breckinridge Technology Center

908 S. 8th Street, Louisville, KY 40202



Listing ID: 29766343
Status: Active
Property Type: Office For Lease
Office Type: Flex Space, High-Tech
Contiguous Space: 2,000 - 12,000 SF
Total Available: 12,000 SF
Lease Rate: \$6 - 12 PSF (Annual)
Lease Type: Net Lease
Loading: 1 Dock, 1 Door
Ceiling: 9 ft.

Overview/Comments

Outstanding historic building with a very sophisticated and advanced interior. Spaces range from 2,000 sf to as much as 36,000 sf. This is the ideal lease or condo purchase opportunity.

Space may be leased raw "as-is" or built-to-suit. The total contiguous area available is the entire 4th floor consisting of 12,000 sf, but Landlord will consider dividing. Landlord has acquired additional parking, making this an outstanding opportunity for a large employer seeking abundant parking. Just 2 blocks from downtown, this opportunity can't be missed.



More Information Online

<http://ganthill.catylist.com/listing/29766343>

QR Code

Scan this image with your mobile device:



General Information

Tax ID/APN: 029E01110000
Office Type: High-Tech, Flex Space, Office Building
Zoning: EZ-1 - Enterprise Zone District
Building Name: Breckinridge Technology Center

Class of Space: Class A
Gross Building Area: 65,000 SF
Building/Unit Size (RSF): 60,000 SF
Core Factor: 5%

Available Space

Suite/Unit Number: 400
Space Available: 12,000 SF
Minimum Divisible: 2,000 SF
Maximum Contiguous: 12,000 SF
Space Subcategory 1: Office Building
Space Subcategory 2: High-Tech

Space Description: Shell space ready for custom build out. Floor plans available upon request.
Space Type: New
Date Available: 02/01/2017
Lease Term (Months): 60 Months
Lease Rate: \$6 - 12 PSF (Annual)

Lease Type: Net Lease
Parking Spaces: 0

Area & Location

Market Type:	Medium	Airports:	Louisville International
Side of Street:	West	Site Description:	Flat lot sithe paved surface parking, Subject is on the fringe of the Central Business Distruct
Road Type:	Paved	Area Description:	Subject is located on the Roy Wilkins Pkwy which is the gateway to the City's CBD.
Transportation:	Bus, Rail, Highway, Airport, Taxi		
Highway Access:	Easy access to I-64 just 2 miles North of Subject		

Building Related

Total Number of Buildings:	1	Ceiling Height:	9
Number of Stories:	5	Loading Doors:	1
Year Built:	1900	Loading Docks:	1
Year Renovated:	2007	Heat Source:	Central
Roof Type:	Flat	Air Conditioning:	Package Unit
Construction/Siding:	Brick	Internet Access:	Cable, DSL, T1/T3
Exterior Description:	The Historic Brick faceade welcomes guests from the generous paved parking lot.	Interior Description:	Sophisticated, high tech interiors provide a professional ambiance for guests and building occupants.
Parking Ratio:	4 (per 1000 SF)		
Parking Type:	Surface		

Location

Address: 908 S. 8th Street, Louisville, KY 40202
County: Jefferson
MSA: Louisville-Jefferson County



Property Images



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IMG_0676



IMG_0652



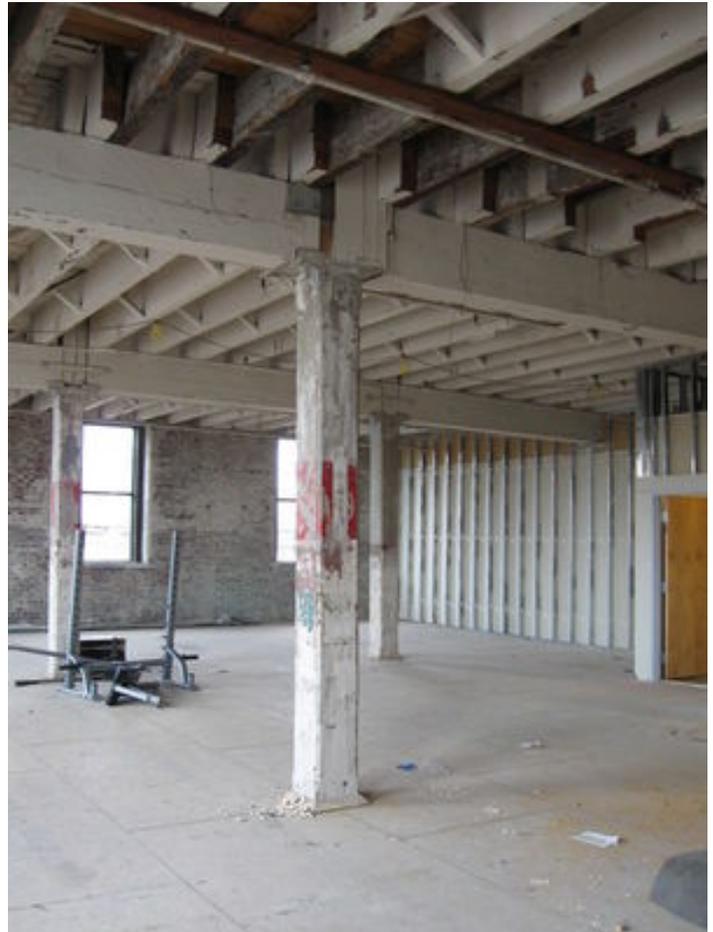
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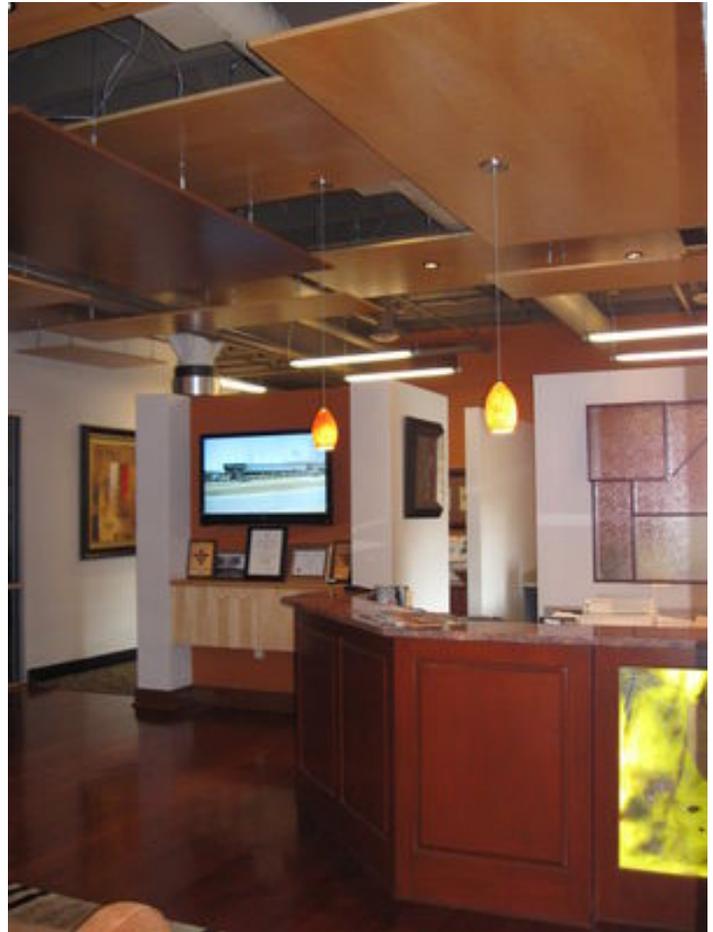
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Property Contacts



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