



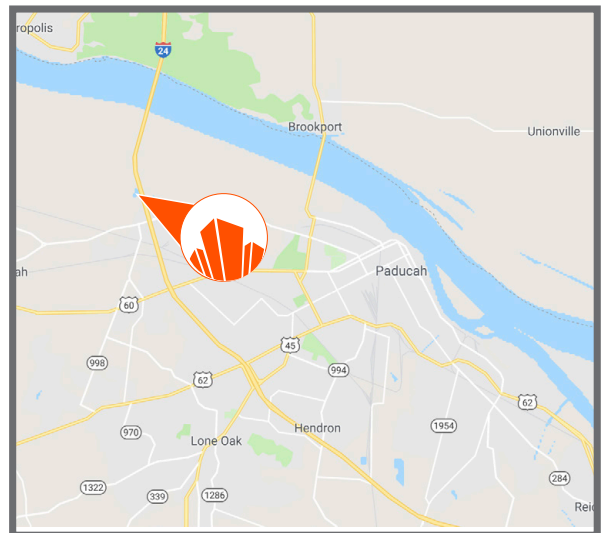
Kentucky Oaks Plaza

3480 James-Sanders Blvd | Paducah, KY 42001

**FOR SUBLEASE
RETAIL SPACE
6,000 SF±**

LEASE RATE: \$15 SF NNN

- Located off US-60 Hinkleville Road (27K ADT) Exit 4 less than 1/4 mile from I-24 (33K ADT)
- Co-tenants include Planet Fitness, Tuesday Morning, etc.
- Located across from Kentucky Oaks Mall
- Area retailers include Walmart, Target, Lowe's, The Home Depot, Petco, TJ Maxx, etc.
- Exit 4 has a dense offering of hotels including Courtyard by Marriott, Holiday Inn Express, Fairfield Inn & Suites, Drury Hotels, etc.



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DEMOGRAPHICS

3480 JAMES SANDERS BLVD PADUCAH, KY 42001		3 MILE RADIUS	5 MILE RADIUS	10 MILE RADIUS
POPULATION	2018 ESTIMATED POPULATION	15,656	41,772	70,751
	2023 PROJECTED POPULATION	15,479	42,101	71,069
	2010 CENSUS POPULATION	15,287	41,906	71,813
	2000 CENSUS POPULATION	15,000	41,980	71,929
	PROJECTED ANNUAL GROWTH 2018 TO 2023	-0.2%	0.2%	-
	HISTORICAL ANNUAL GROWTH 2000 TO 2018	0.2%	-	-
	2018 MEDIAN AGE	43.1	41.0	40.9
HOUSEHOLDS	2018 ESTIMATED HOUSEHOLDS	7,476	19,478	31,948
	2023 PROJECTED HOUSEHOLDS	7,453	19,811	32,359
	2010 CENSUS HOUSEHOLDS	6,958	18,665	30,914
	2000 CENSUS HOUSEHOLDS	6,588	18,301	30,569
	PROJECTED ANNUAL GROWTH 2018 TO 2023	-	0.3%	0.3%
	HISTORICAL ANNUAL GROWTH 2000 TO 2018	0.7%	0.4%	0.3%
RACE AND ETHNICITY	2018 ESTIMATED WHITE	84.5%	79.9%	83.9%
	2018 ESTIMATED BLACK OR AFRICAN AMERICAN	10.7%	14.8%	11.2%
	2018 ESTIMATED ASIAN OR PACIFIC ISLANDER	1.5%	1.3%	1.0%
	2018 ESTIMATED AMERICAN INDIAN OR NATIVE ALASKAN	0.2%	0.2%	0.3%
	2018 ESTIMATED OTHER RACES	3.2%	3.9%	3.6%
	2018 ESTIMATED HISPANIC	2.6%	2.9%	2.7%
INCOME	2018 ESTIMATED AVERAGE HOUSEHOLD INCOME	\$94,910	\$76,930	\$73,701
	2018 ESTIMATED MEDIAN HOUSEHOLD INCOME	\$59,984	\$48,645	\$49,090
	2018 ESTIMATED PER CAPITA INCOME	\$45,468	\$36,126	\$33,471
EDUCATION (AGE 25+)	2018 ESTIMATED ELEMENTARY (GRADE LEVEL 0 TO 8)	2.2%	3.2%	3.8%
	2018 ESTIMATED SOME HIGH SCHOOL (GRADE LEVEL 9 TO 11)	5.0%	7.2%	8.1%
	2018 ESTIMATED HIGH SCHOOL GRADUATE	23.1%	28.2%	31.2%
	2018 ESTIMATED SOME COLLEGE	25.4%	23.8%	23.4%
	2018 ESTIMATED ASSOCIATES DEGREE ONLY	10.1%	11.5%	11.2%
	2018 ESTIMATED BACHELORS DEGREE ONLY	18.0%	15.3%	13.6%
	2018 ESTIMATED GRADUATE DEGREE	16.1%	10.8%	8.8%
BUSINESS	2018 ESTIMATED TOTAL BUSINESSES	1,193	3,287	4,476
	2018 ESTIMATED TOTAL EMPLOYEES	15,277	37,019	49,032
	2018 ESTIMATED EMPLOYEE POPULATION PER BUSINESS	12.8	11.3	11.0
	2018 ESTIMATED RESIDENTIAL POPULATION PER BUSINESS	13.1	12.7	15.8

