



PROPERTY SUMMARY

- **SALE PRICE: \$1,625,000**
- **LOT SIZE: 21.5 Acres**
- **PRICE PER AC: \$75,581**
- **PRICE PER SF: \$1.74**
- **CURRENT ZONING: A-U (Owner will cooperate with rezoning)**

TRADE AREA (5 Mile Radius)

- **POPULATION: 71,037**
- **# OF HOUSEHOLDS: 29,142**
- **AVG. HOUSEHOLD INCOME: \$56,257**

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Prime commercial land in Owensboro, KY

PROPERTY OVERVIEW

Located just east of the Frederica Street retail corridor in Owensboro, KY, this 21.5-acre tract of land is well suited for senior or assisted living, rehabilitation facilities and sports facilities!

- Visible from U.S. 60 Bypass
- Frontage along Sutherland Road and Veach Road
- Close proximity to Frederica Street retail
- Great location for senior or assisted living, rehabilitation facilities and sports facilities

Sutherland & Veach Roads Owensboro, KY

