

THE
SUMMIT
at fritz farm

LEXINGTON, KY





LEXINGTON

Lexington is the **second largest city in the state** of Kentucky and was named **one of the best places to live** by U.S. News & World Report for 2022-2023.

Lexington is **#11 for The South's Best Cities 2024**-ranking six spots ahead of Louisville.

Home to the Bourbon Trail and Keenland Race Track, **Lexington sees more than 4M tourists each year** and ranks among the 100 Most Loved Destinations in the World.

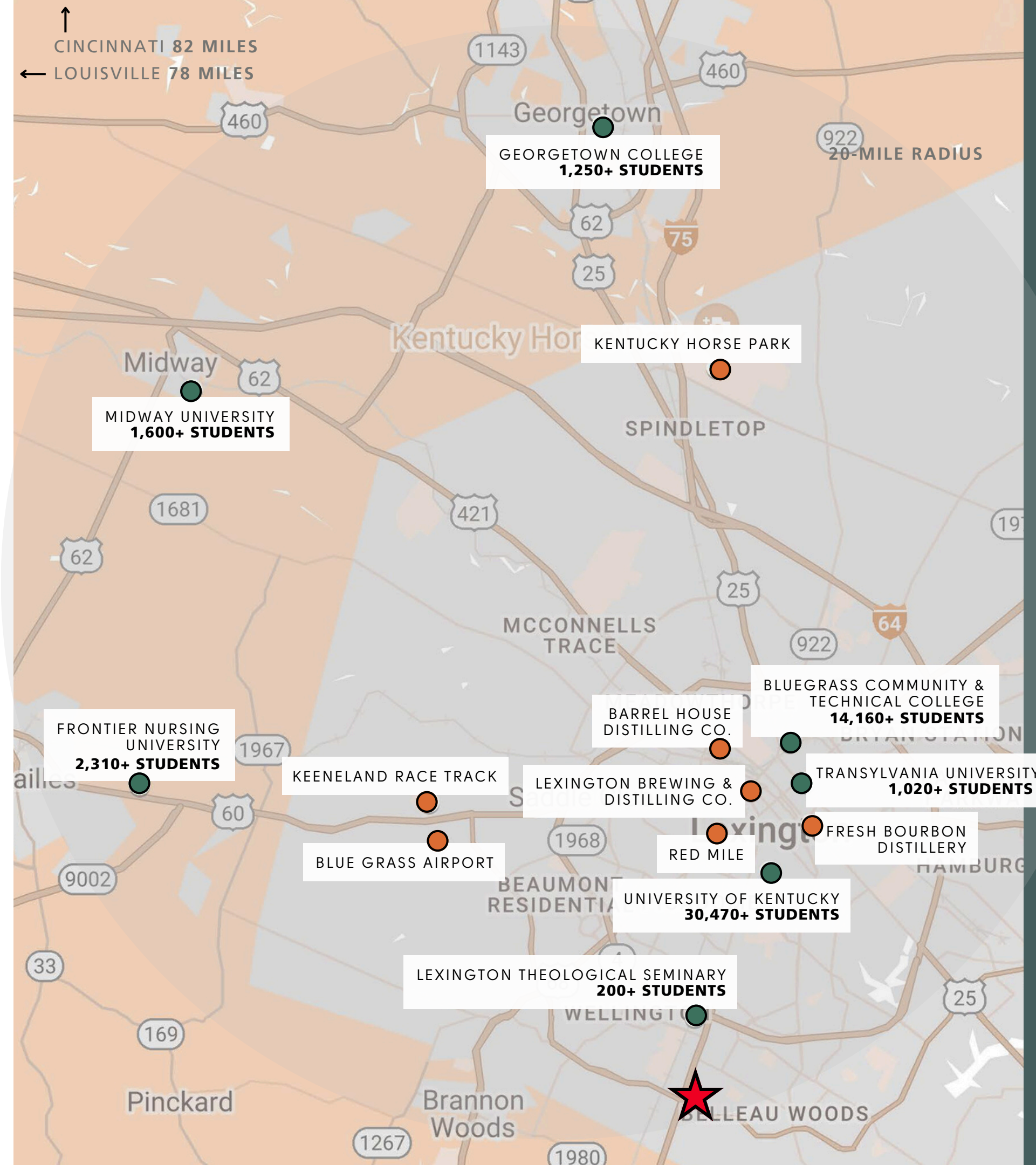
95% of the world's bourbon is produced in Kentucky and 14 distilleries are in Lexington.

Lexington is known as the **horse capital of the world**.

Lexington inhabits the **largest university in the state**, The University of Kentucky, with more than 47,000 students and employees.

THE HEART OF **COSMOPOLITAN & BLUEGRASS**

The Summit at Fritz Farm is surrounded by major tourist attractions and universities with more than 51,000 students within a 20-mile radius.





IT'S ALL IN THE DETAILS

The Summit at Fritz Farm is Lexington's go-to mixed-use destination.



325,600 SF
RETAIL, DINING & ENTERTAINMENT



40,000 SF
CLASS-A OFFICE SPACE



306-UNIT
LUXURY APARTMENT COMPLEX- THE HENRY



120 ROOM
BOUTIQUE HOTEL- THE ORIGIN



118 ROOM
SPRINGHILL SUITES

DRONE VIDEO



A HUB FOR
EXCLUSIVITY



At The Summit, 62% of retailers are exclusive to the state or market and many brands have relocated here from other locations in the market.

To name a few...

STATE-EXCLUSIVE



MARKET-EXCLUSIVE

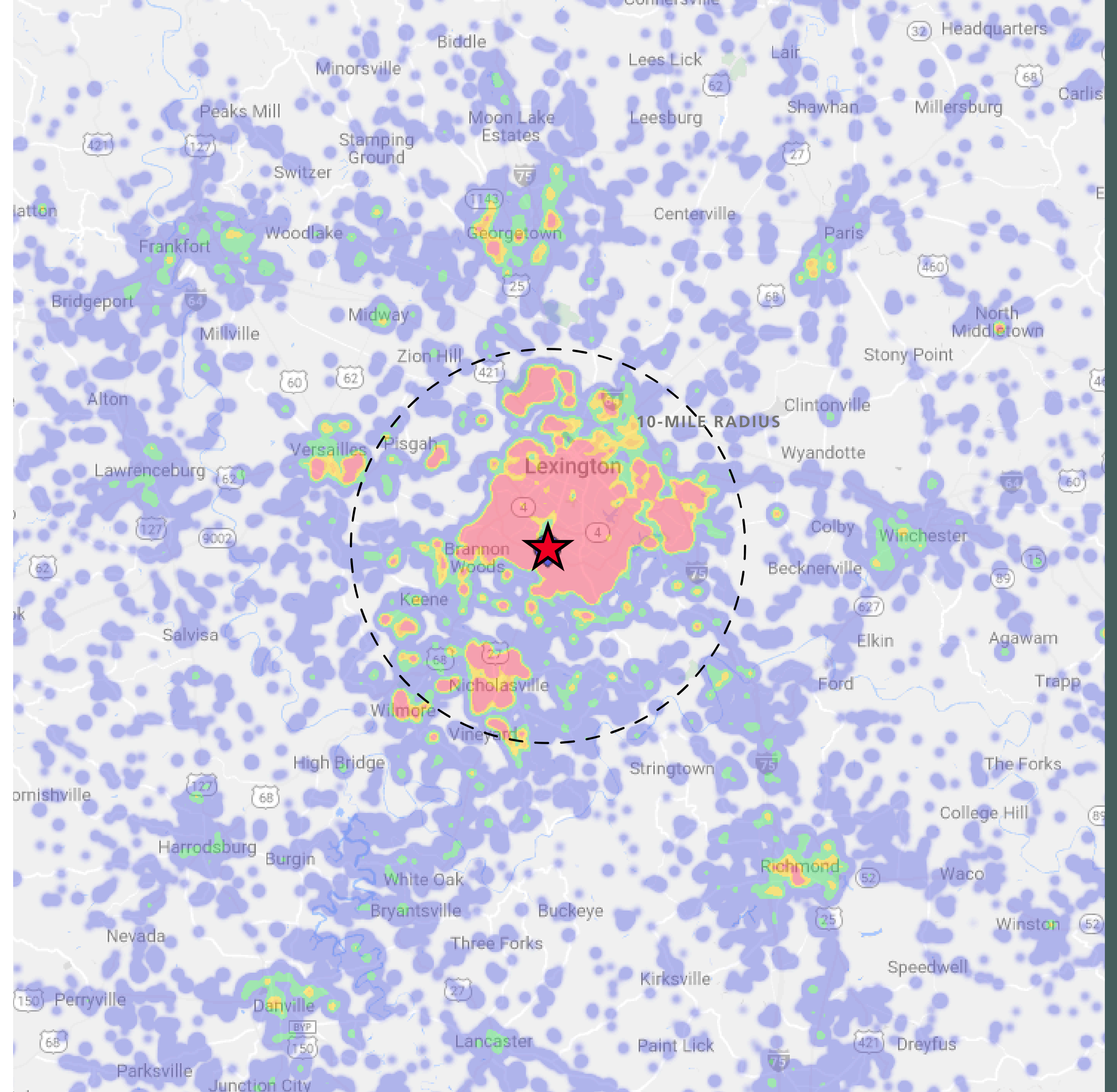


TRAFFIC DATA

Annual Visits **3.8M**
Annual Avg. Visit Frequency **4.88**
Annual Avg. Dwell Time **64 MINS**

TRUE TRADE AREA DEMOGRAPHICS

Population **327,900**
Daytime Population **383,046**
Households **134,411**
Family Households **77,650**
Average HHI **\$109,000**
College Degree+ **73.5%**



CORE CUSTOMER

Household Income \$200-\$500K	8%	+	ABOVE U.S. AVERAGE
Avg. Discretionary Income	\$54,707		
Discretionary Income \$150K+	4.9%	+	

PSYCHOGRAPHICS

SINGLES & STARTERS **29.1%**

Young singles starting out and some starter families living a city lifestyle.

POWER ELITE **19.9%**

The wealthiest households in the U.S, living in the most exclusive neighborhoods, and enjoying all that life has to offer.

BOOMING WITH CONFIDENCE **11.7%**

Prosperous, established couples in their peak earning years living in suburban homes





STAY A WHILE

The Summit at Fritz Farm not only provides its visitors with all of the best shopping and dining options, but an overall experience that makes guests want to stay a while and enjoy our gathering areas, walking trail, arts & entertainment district, live music, events and more.



NATIONAL LEASING

KRISTA WOOD
KWOOD@CENTENNIALREC.COM
859.287.2335

SAMANTHA MERRELL
SMERRELL@CENTENNIALREC.COM
859.287.2685

**LOCAL LEASING, NATIONAL POP UPS,
ADVERTISING & EVENT TOURS**

HEIDI KEMPF
HKEMPF@CENTENNIALREC.COM
813.333.3993

🌐 THESUMMITATFRITZFARM.COM

