

**SITE**



**Walmart**

**DOLLAR TREE**

**LONG JOHN SILVER'S**

**MURPHY USA**

**Walgreens**



**FOR SALE**

**Letton Drive**

**PARIS, KY**



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# Letton Drive

White Oak Commercial Real Estate is pleased to bring this +/- 5.6 Acre retail lot in Paris, Kentucky to market FOR SALE.

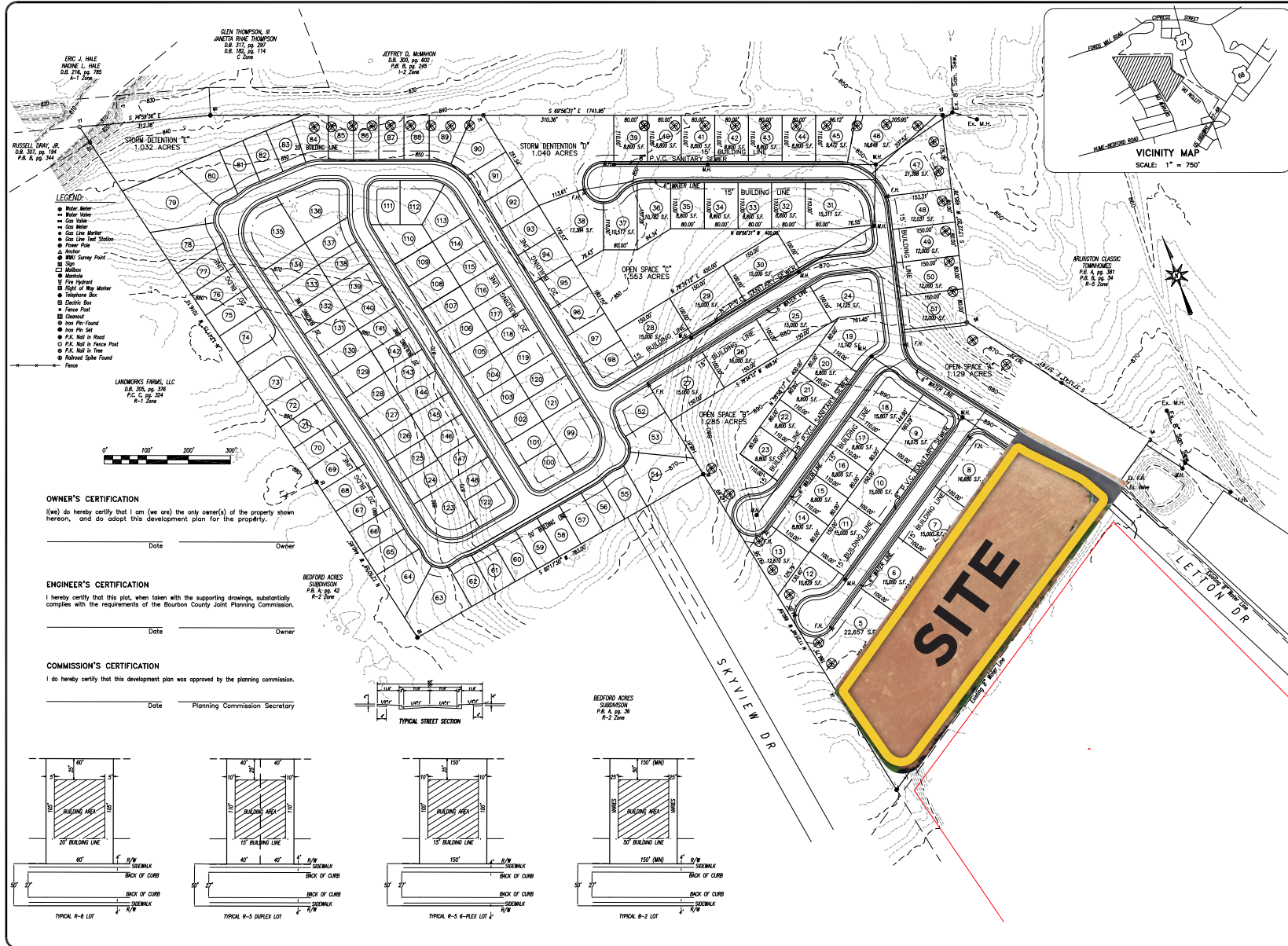
This B2 zoned lot is adjacent to the Walmart Supercenter and the new 150 parcel Magnolia Trace residential development. Retailers in the immediate area include Long John Silver's, Taco Bell, Tire Discounters, Dan Cummins Auto Group, Fifth Third Bank, Walgreens, and Dollar Tree.

Conveniently located on the busiest corridor in Paris with traffic counts exceeding 20,000 VPD both on Lexington Road and the Bypass.

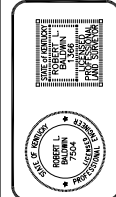
Please contact brokers for pricing information.



# Magnolia Trace Subdivision



**Baldwin Engineering**  
 116 South Highland Street • P.O. Box 4315  
 Winchester, Kentucky 40391



**PRELIMINARY MAJOR SUBDIVISION PLAT  
 MAGNOLIA TRACE  
 LETTON AVENUE**

PLAT NO.	6/17/22 @ 2:15 BY SRP
DATE	6/17/22
FILE NO.	22-0088
PLANNING COM.	DC1-1
FILED BOOK	335-1
2ND FILE	LETTON
CREATED BY	RLB
CHECKED BY	RLB

**SHEET 1 OF 1**