



**3,213 s.f. available**

**634 Knox Boulevard  
Radcliff, Kentucky 40160**

- 3,213 s.f. available for sale or lease
- Located on a 1.0 acre lot
- Pylon signage
- 42 parking spaces
- Immediately outside of the Fort Knox U.S. Army base at the North Wilson Road gate with easy access from North Wilson Road and Dixie Highway North.



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*Property photos*



# Trade Area Overview

Radcliff, KY is located in northern Hardin County. The economy is largely dominated by the adjacent U.S. Army base at Fort Knox and the nearby city of Elizabethtown. Radcliff's population previously fluctuated greatly depending on the deployments of units at the base, but the relocation of the U.S. Army's Human Resources Command to Fort Knox has created a larger, more stable population.



## Key Demographics

	 Total Population	 Total Households	 Average HH Income	 Median Age	 Total Daytime Employees
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5 minute drive time	4,644	1,905	\$52,869	29.5	3,027
10 minute drive time	32,427	11,643	\$58,968	29.6	8,884
15 minute drive time	55,160	19,344	\$62,292	31.4	12,481

ESRI 2018

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