



KENWOOD COMMONS

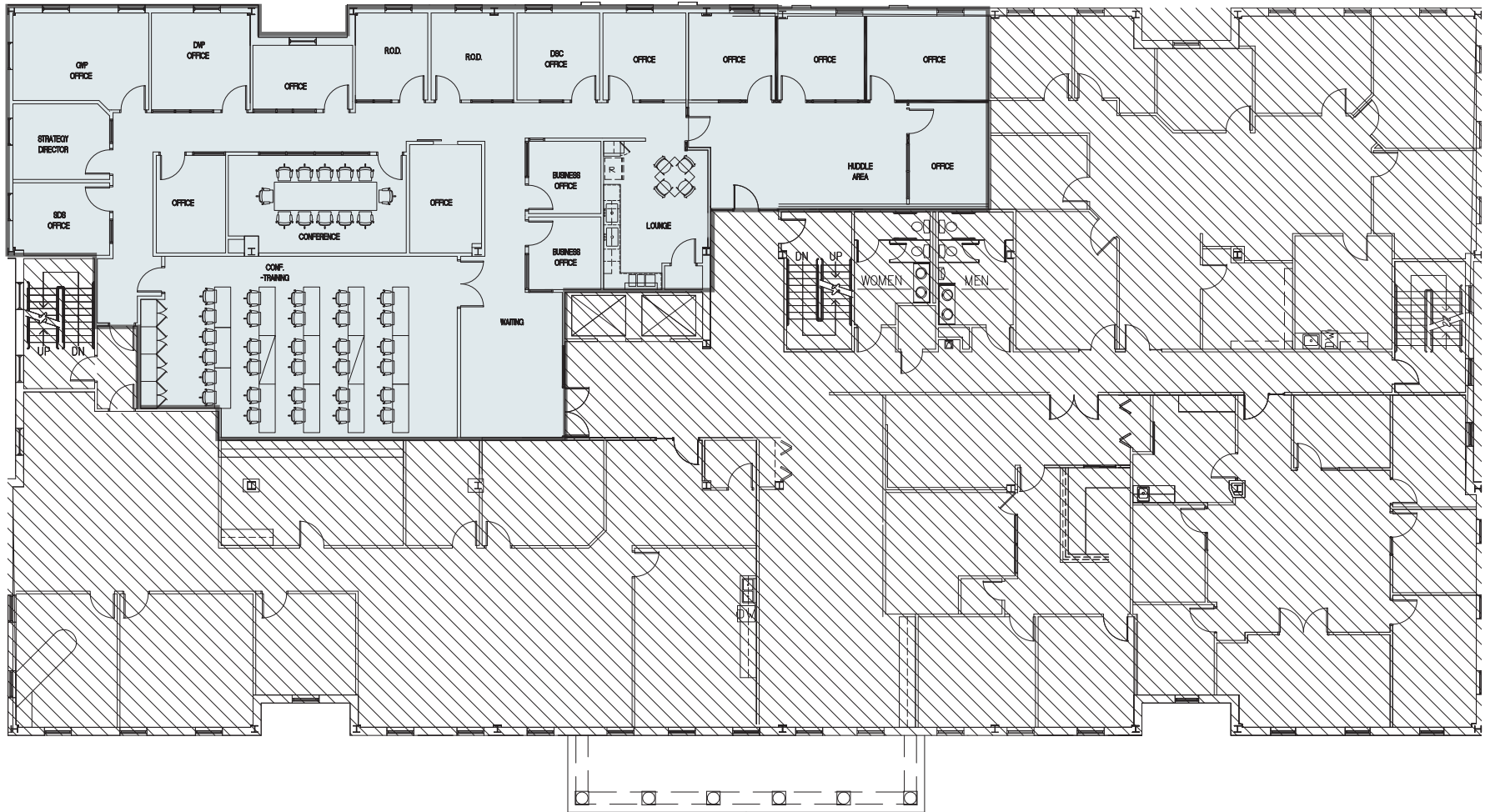
8280 MONTGOMERY ROAD | SUBLEASE

HIGHLIGHTS

- 5,243 SF office space for sublease
- Kenwood submarket
- Furniture can be made available
- Monument signage available
- Elevator lobby exposure
- Surrounded by various restaurants, shopping, banking, and fitness centers
- Master Lease expires 05/31/2028
- Asking \$15.75 /SF Gross



5,243 SF



Kenwood Commons is located in the heart of Kenwood and in proximity to a variety of amenities in Kenwood, Madisonville and Oakley.

**KENWOOD
TOWNE CENTRE**

KENWOOD

Kenwood Towne Centre	First Watch	El Rancho Grande	Graeter's Ice Cream
Crate & Barrel	Taste of Belgium	Bob Evans	Penn Station
Whole Foods	Dewey's Pizza	Hoppin' Vines	Jimmy John's
Dillard's	Panera Bread	Chuy's	Potbelly
Macy's	Red Lobster	Bibibop	Wendy's
Apple	Cooper's Hawk	Currito	Arby's
Nordstrom	Outback Steakhouse	Chipotle	Dunkin'
Crunch Fitness	Cheesecake Factory	Buffalo Wild Wings	Starbucks
Orangetheory	Maggiano's	McAlister's Deli	Hampton Inn
Trader Joe's	Embers	Skyline Chili	Best Western Plus
Staples	Texas Roadhouse	FUSIAN	+ more!

MADISONVILLE

Madisonville Recreation Center	The Cheesecake Bakery & Coffee Shop
Madison Bowl	Mad Llama Coffee Shop
Mazunte Taqueria	Red Sesame
Bee's Barbecue	Millie's Place
Wendy's	Bad Tom Smith Brewing
Taco Bell	Element Eatery
Rally's	Placebo
Izzy's	The Summit Hotel
Biggby Coffee	Holiday Inn

OAKLEY

Esporta	Chick-fil-a	Genki Ramen & Izakaya
Planet Fitness	Rasing Cane's	Wild Eggs
Crunch Fitness	MadTree Brewing	Jimmy John's
Orangetheory	Wingstop	Chicken Salad Chick
Target	Smoothie King	Tropical Smoothie Cafe
Meijer	Olive Garden	Starbucks
Kroger	Wings and Rings	Crumbl Cookies
At Home	Mi Cozumel	McAlister's Deli
PetSmart	MOD Pizza	Condado Tacos
Dollar Tree	Nektr Juice Bar	Holtman's Donuts
Cinemark	Tom & Chee	+ more!





CONTACT

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