

The NTS logo consists of the letters 'NTS' in a bold, white, sans-serif font, set against a solid red rectangular background.

UofL HEALTH MEDICAL CENTER NORTHEAST
2401 Terra Crossing Boulevard, Louisville, KY



For more information or to schedule a tour, please contact:

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Although all information furnished regarding the property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other changes or conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.



NTS is pleased to present UofL Health Medical Center Northeast, an exciting leasing opportunity at 2401 Terra Crossing Boulevard. Built in 2009, UofL Health Medical Center Northeast features 4 floors with approximately 120,000 square feet of Class A Medical Office Space. Please see the information below and on the next page for more details:

- Prime Location in the Northeast Medical Corridor
- Serving the Fast-Developing East Louisville Population
- Class A Medical Office Building
- Excellent Variety of On-Site Services
- Ample Surface Parking
- Abundant Retail, Restaurants, and Amenities Nearby
- Professional Space Planning Provided
- Managed by NTS Development Company
- See Attached Floor Plans





HOSPITAL AFFILIATION

UofL Health is a fully integrated regional academic health system with five hospitals, four medical centers, nearly 200 physician practice locations, more than 700 providers, the Frazier Rehabilitation Institute and James Graham Brown Cancer Center. With more than 12,000 team members — physicians, surgeons, nurses, pharmacists and other highly skilled health care professionals—UofL Health is focused on one mission: delivering patient-centered care to each and every patient each and every day.

LOCATION HIGHLIGHTS

- Interstate 265 & Old Henry Rd. ADT – 56,258
- Old Henry Rd. & High Wickham Pl. ADT – 15,544
- Interstate 265 & Interstate 64 ADT – 89,800



Healthpeak

MEDICAL OFFICE PROPERTIES

Healthpeak Properties, Inc. (NYSE: PEAK), the property owner, is headquartered in Irvine, California, and is a fully integrated real estate investment trust (REIT) and S&P 500 company. Healthpeak owns and develops high-quality real estate in the three private-pay healthcare asset classes of Life Science, Senior Housing and Medical Office, designed to provide stability through the inevitable industry cycles. For more information regarding Healthpeak, visit www.healthpeak.com.



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