



Longacre Drive 11,400 (2021)

Lincoln Trail 3,500 (2022)

159

North Illinois Street 26,600 (2022)

# LINCOLN PLACE

10850 LINCOLN TRAIL FAIRVIEW HEIGHTS, IL 62208

END CAP AVAILABLE





# LINCOLN PLACE

## DEMOGRAPHICS

PLEASE CONTACT:

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L<sup>3</sup> CORPORATION

RICK SPECTOR

DESIGNATED MANAGING BROKER

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GO TO:

SITE PLAN

MARKET AERIAL

RETAIL RANKINGS

## VISIT METRICS

SEPT 1<sup>st</sup>, 2022 - AUG 31<sup>st</sup>, 2023 • DATA PROVIDED BY PLACER.AI

VISITS/YEAR



3.2 M

VISITORS



774.8 K

VISIT FREQUENCY



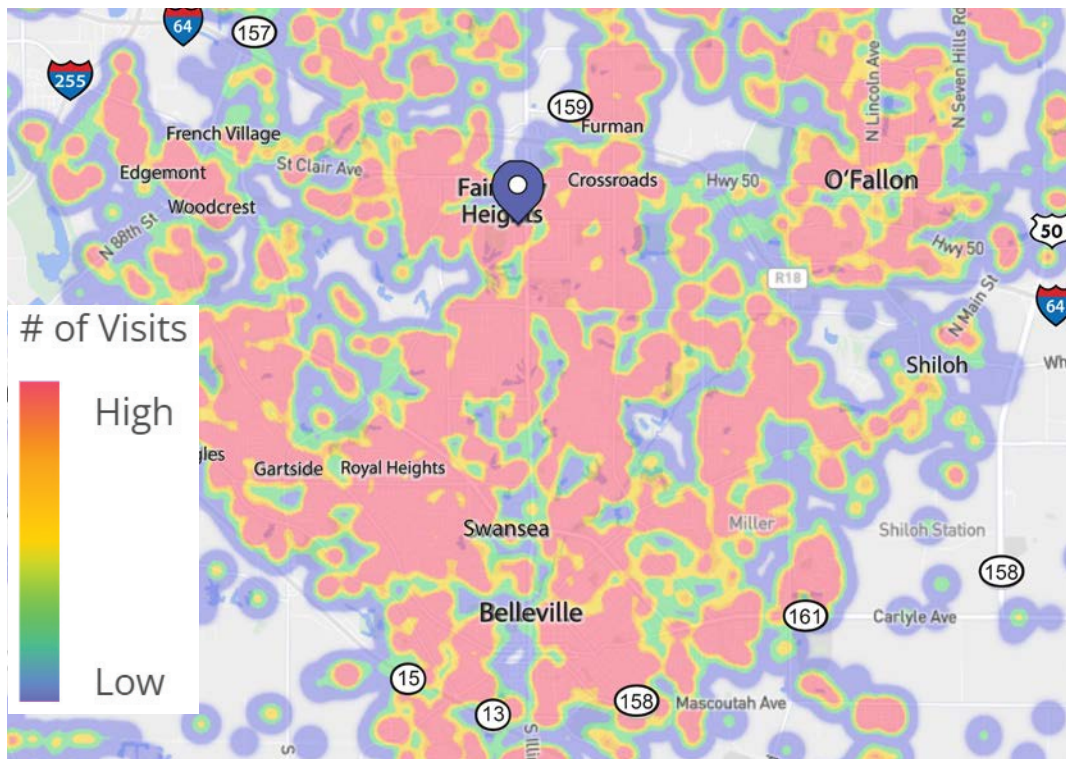
4.15

AVG. DWELL TIME



49 MIN

## HEAT MAP • PER PLACER.AI



## POPULATION ANALYSIS

POPULATION



3 MILE

33,596

5 MILES

121,730

7 MILES

184,537

10 MILES

244,371

HOUSEHOLDS



3 MILE

13,804

5 MILES

49,579

7 MILES

74,250

10 MILES

96,461

AVG HH INCOME



3 MILE

\$95,685

5 MILES

\$85,727

7 MILES

\$82,580

10 MILES

\$80,272



VIEW & DOWNLOAD:

PLACER.AI REPORT

DEMO REPORT

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# LINCOLN PLACE

## SITE PLAN

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SPACE	TENANT	SF
1	Panera	4,500
2	Nothing Bundt Cake	2,115
3	Pizza Hut/Wing Street	1,357
4	AVAILABLE	1,050
5	Firehouse Subs	1,950
6	Carter's	5,000
7	Game Stop	1,250
8	ProNails	1,250
9	AVAILABLE	1,507
10	AVAILABLE	2,000
11	Total Wine & More	20,769
12	Aldi	22,858
13	Five Below	8,768
14	Marshalls	30,000
15	Shoe Carnival	15,344
16	Ross	27,718
17	Old Navy	20,000
18	pOpshelf	9,040
19	Longhorn Steakhouse	7,200
20	Kohl's	86,854
21	Valvoline	2,100

- #1 RANKED POWER CENTER IN REGION PER PLACER.AI
- SMALL SHOP SPACE AVAILABLE ALONG HIGHWAY 159
- SUITES 9 & 10 CAN BE COMBINED FOR A 3,507 SF END CAP
- 1 MILE SOUTH FROM I-64 WITH 87,900 (2021) VPD
- EXCELLENT VISIBILITY & MULTIPLE ACCESS POINTS FROM HIGHWAY 159
- CLOSE PROXIMITY TO ST. CLAIR SQUARE MALL
- 26,600 VPD ON HIGHWAY 159 IN FRONT OF CENTER
- CALL BROKER FOR DETAILS





# MARKET AERIAL

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# LINCOLN PLACE

## MARKET RETAILER 50 MILE RADIUS RANKINGS

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### RETAILER

### RANK

### RETAILER

### RANK

	1/5
	1/3
	17/76
	1/7
	1/8
	3/13
	10/15
	5/9
	2/9

	1/2
	4/14
	3/13
	31/75
	12/20
	1/8
	2/4
	4/5