



**BIG LOTS**  
The Closeout Store.

**1150 ILLINOIS ROUTE 13**

CARBONDALE, IL 62901

**27,182 SF COMING AVAILABLE!**

**XTEAM**  
RETAIL ADVISORS

# 1150 ILLINOIS ROUTE 13

## SITE PLAN & DEMOGRAPHICS

PLEASE CONTACT:

L<sup>3</sup> CORPORATION




RICK SPECTOR  
DESIGNATED MANAGING BROKER

314.282.9827 (DIRECT)

314.708.2009 (MOBILE)

RICK@L3CORP.NET

## POPULATION ANALYSIS

POPULATION		<u>3 MILE</u>	<u>5 MILES</u>	<u>7MILES</u>	<u>10 MILES</u>
		23,029	31,617	43,619	65,496
HOUSEHOLDS		<u>3 MILE</u>	<u>5 MILES</u>	<u>7MILES</u>	<u>10 MILES</u>
		9,959	13,405	18,417	27,640
AVG HH INCOME		<u>3 MILE</u>	<u>5 MILES</u>	<u>7MILES</u>	<u>10 MILES</u>
		\$49,909	\$59,251	\$64,594	\$65,645

## VIEW & DOWNLOAD: DEMO REPORT

- OVER 22,000 VPD ON ILLINOIS ROUTE 13
- HIGH VOLUME HOBBY LOBBY WHO RECENTLY RENEWED
- SHADOW ANCHORED BY LOWE'S WITH SHARED ACCESS TO UNIVERSITY MALL
- BIG LOTS SPACE COMING AVAILABLE WITHIN A FEW MONTHS
- CURRENTLY PARKED AT +/- 5/1,000
- POSSIBLE OUTLOT FRONTING ILLINOIS ROUTE 13
- CALL BROKER FOR DETAILS





# 1150 ILLINOIS ROUTE 13

## SPACE PLAN

PLEASE CONTACT:

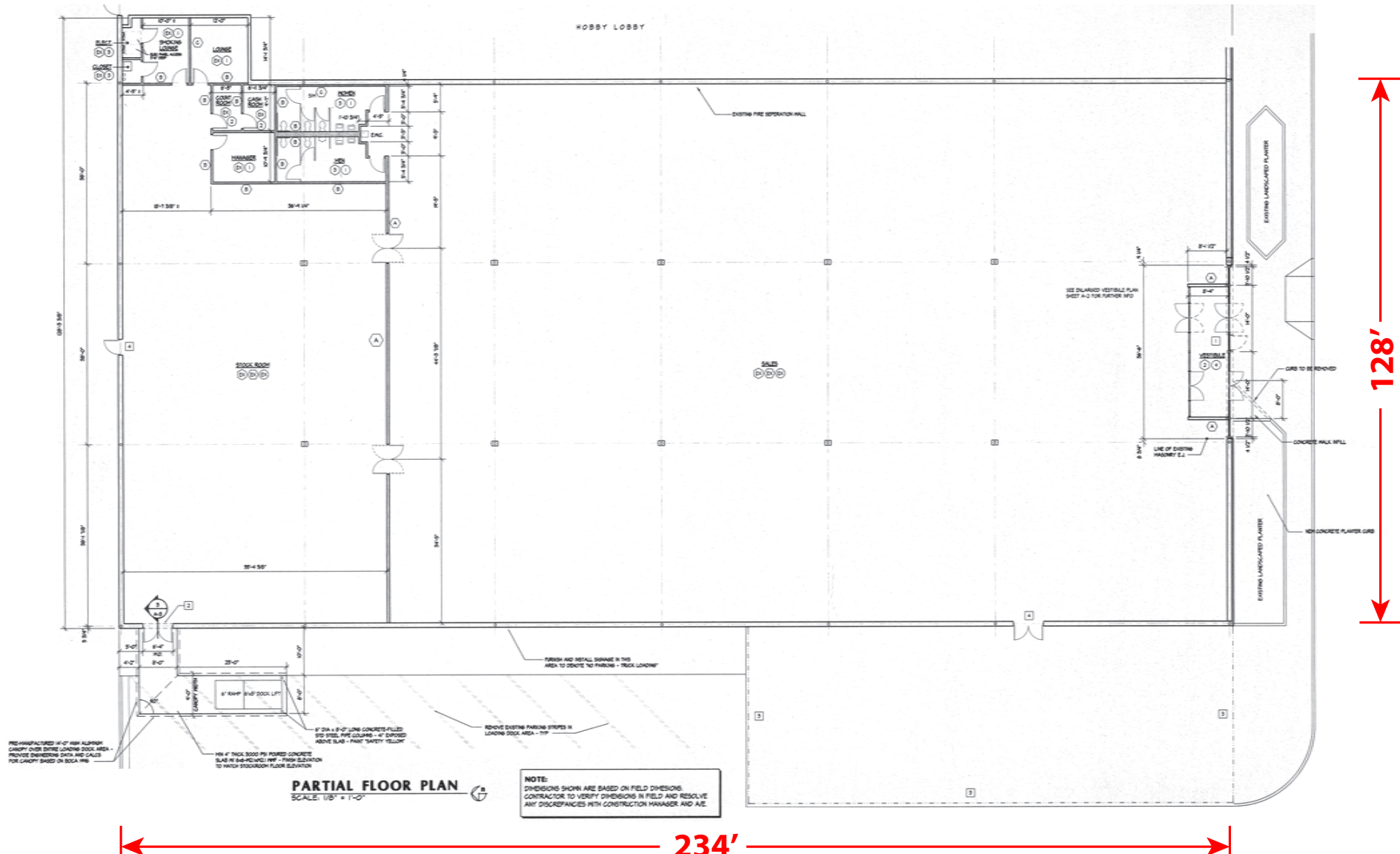
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## MARKET AERIAL

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