



UNIVERSITY PLACE

1300 E. MAIN STREET CARBONDALE, IL 62901

MULTIPLE SPACES AVAILABLE UP TO 12,004 SF

XTEAM
RETAIL ADVISORS

UNIVERSITY PLACE

DEMOGRAPHICS

PLEASE CONTACT: L³ CORPORATION

ALANA MOYLAN

314.282.9830 (DIRECT)

314.495.5013 (MOBILE)

ALANA@L3CORP.NET

RICK SPECTOR

DESIGNATED
MANAGING BROKER

314.282.9827 (DIRECT)

314.708.2009 (MOBILE)

RICK@L3CORP.NET

GO TO:

SITE PLAN

PICTURES

MARKET AERIAL

VISIT METRICS

JULY 1st, 2024 - JUNE 30th, 2025 • DATA PROVIDED BY PLACER

VISITS/YEAR



4 M

VISITORS



423.6 K

VISIT FREQUENCY



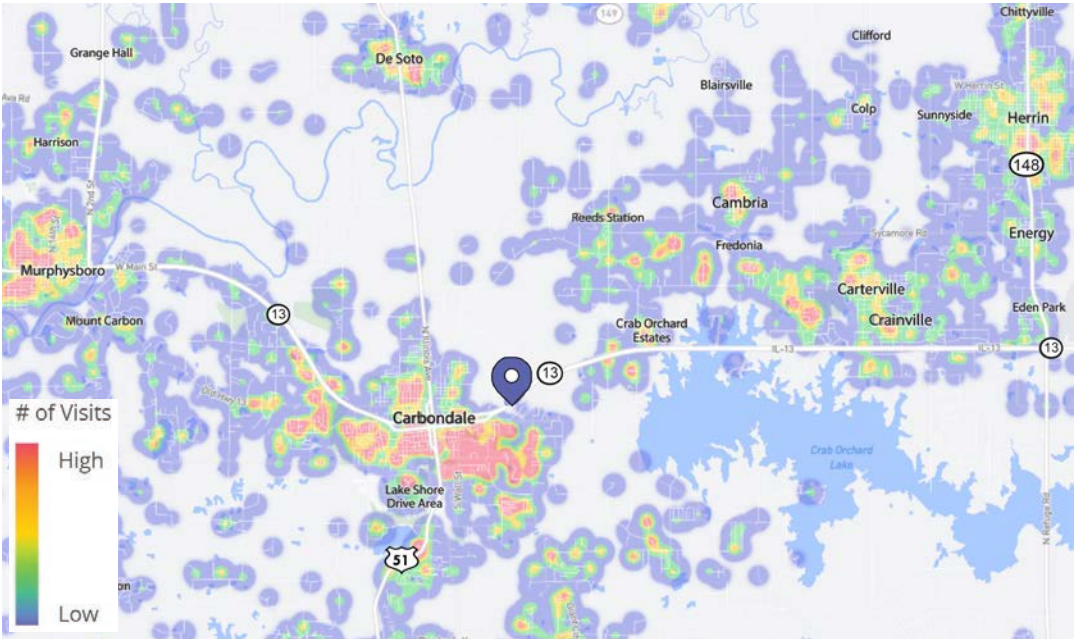
9.57

AVG. DWELL TIME



48 MIN

HEAT MAP • PER PLACER.AI



POPULATION ANALYSIS

POPULATION	 <u>3 MILE</u>	<u>5 MILES</u>	<u>7 MILES</u>	<u>10 MILES</u>
	20,112	29,384	42,247	65,419
HOUSEHOLDS	 <u>3 MILE</u>	<u>5 MILES</u>	<u>7 MILES</u>	<u>10 MILES</u>
	9,115	13,059	18,558	28,606
AVG HH INCOME	 <u>3 MILE</u>	<u>5 MILES</u>	<u>7 MILES</u>	<u>10 MILES</u>
	\$47,838	\$58,530	\$64,300	\$64,968



VIEW & DOWNLOAD:

PLACER.AI REPORT

DEMO REPORT

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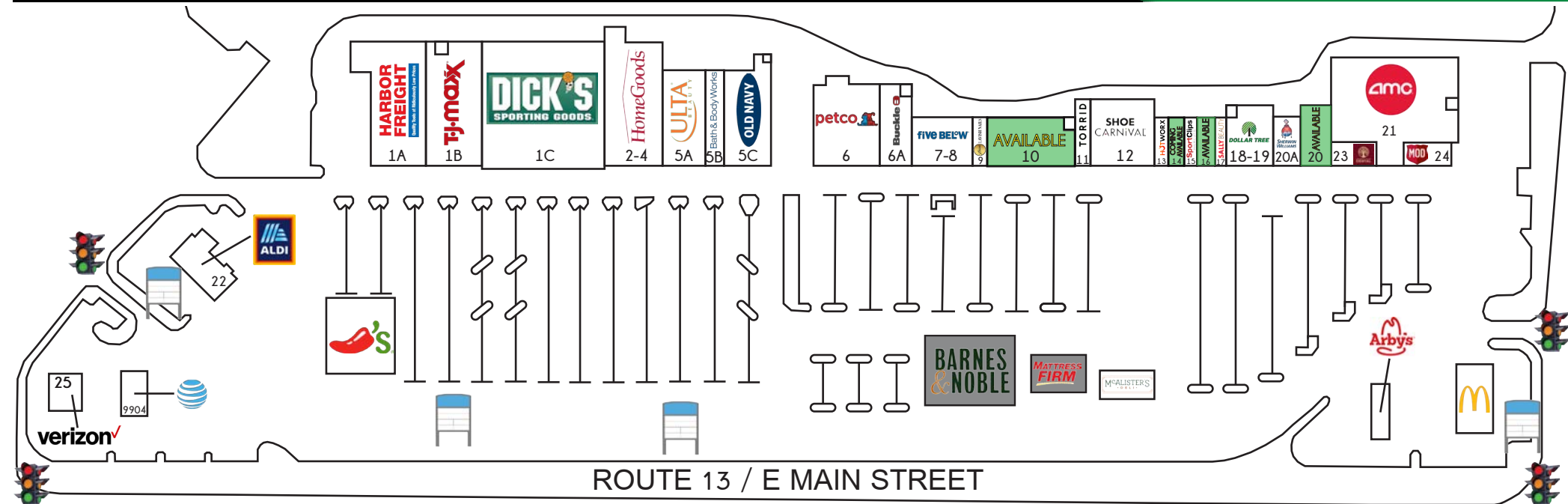
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ROUTE 13 / E MAIN STREET

SPACE	TENANT	SF	SPACE	TENANT	SF
	CHILI'S GRILL & BAR	9,100 SF	12	SHOE CARNIVAL	11,848 SF
	McALISTER'S DELI	3,500 SF	13	HOTWORX	1,585 SF
1A	HARBOR FREIGHT TOOLS	14,612 SF	14	COMING AVAILABLE 1/31/2026	1,735 SF
1B	T.J. MAXX	24,000 SF	15	SPORTCLIPS	1,840 SF
1C	DICK'S SPORTING GOODS	45,000 SF	16	AVAILABLE	2,400 SF
2-4	HOMEGOODS	21,266 SF	17	SALLY BEAUTY SUPPLY	1,600 SF
5A	ULTA BEAUTY	11,820 SF	18-19	DOLLAR TREE	8,000 SF
5B	BATH & BODY WORKS	5,029 SF	20	AVAILABLE	5,064 SF
5C	OLD NAVY	12,500 SF	20A	SHERWIN-WILLIAMS	3,936 SF
6	PETCO	15,000 SF	21	AMC THEATRES	31,088 SF
6A	BUCKLE	7,872 SF	22	ALDI FOOD MARKET	
7-8	FIVE BELOW	7,900 SF	23	UNIVERSITY PLACE DENTAL	1,862 SF
9	LAVISH NAILS	1,600 SF	24	MOD PIZZA	2,567 SF
10	AVAILABLE	12,004 SF	25	VERIZON	5,000 SF
11	TORRID	3,000 SF	9904	AT&T WIRELESS	

- #1 RANKED POWER CENTER IN OVER 50 MILES PER PLACER.AI
- HOME TO WELL-PERFORMING LOCATIONS OF T.J. MAXX, HOMEGOODS, DICK'S SPORTING GOODS, AND FIVE BELOW
- UNIVERSITY PLACE DRAWS CUSTOMERS FROM OVER 60 MILES AWAY
- MULTIPLE SPACES AVAILABLE
- CALL BROKER FOR DETAILS

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