

## SUNNYSIDE PLAZA

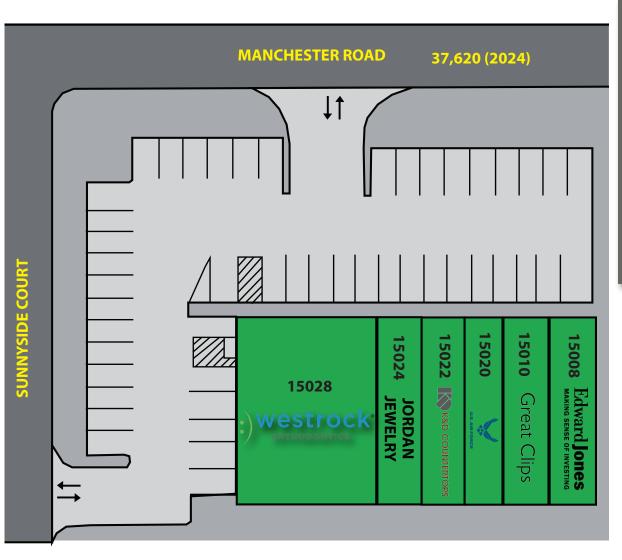
SITE PLAN & DEMOS

PLEASE CONTACT:

ALANA MOYLAN

314.282.9830 (DIRECT) 314.495.5013 (MOBILE) ALANA@L3CORP.NET L<sup>3</sup> CORPORATION RICK SPECTOR

314.282.9827 (DIRECT) 314.708.2009 (MOBILE) RICH@L3CORP.NET



- OVER 37,000 VEHICLES PER DAY ON MANCHESTER ROAD
- NEARBY TENANTS INCLUDE TARGET, LOWE'S, ROSS, FIVE BELOW, MARSHALLS, SCHNUCKS, HOBBY LOBBY, AND MORE
- EASY ACCESS AND AMPLE PARKING

## POPULATION ANALYSIS

## VIEW & DOWNLOAD: DEMO REPORT

POPULATION	HOUSEHOLDS	AVG HH INCOME
<u>1 MILE</u>	1 MILE	1 MILE
11,409	4,773	\$103,962
3 MILES	3 MILES	3 MILES
85,269	33,284	\$129,632
<u>5 MILES</u>	<u>5 MILES</u>	<u>5 MILES</u>
165,675	65,026	\$139,493



The information in this flyer has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

## SUNNYSIDE PLAZA

MARKET AERIAL

PLEASE CONTACT:

ALANA MOYLAN

314.282.9830 (DIRECT) 314.495.5013 (MOBILE) ALANA@L3CORP.NET L<sup>3</sup> CORPORATION

RICK SPECTOR

314.282.9827 (DIRECT) 314.708.2009 (MOBILE) RICK@L3CORP.NET

