

### MARKET INFORMATION

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L<sup>3</sup> CORPORATION

RICK SPECTOR
DESIGNATED MANAGING BROKER

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#### POPULATION ANALYSIS

POPULATION	HOUSEHOLDS	AVG HH INCOME
<u>3 MILE</u>	<u>3 MILE</u>	<u>3 MILE</u>
23,917	9,725	\$102,598
<u>5 MILES</u>	<u>5 MILES</u>	<u>5 MILES</u>
61,581	23,737	\$104,143
10 MILES	10 MILES	10 MILES
208,617	84,544	\$87,840



# VIEW & DOWNLOAD:

### DEMO REPORT

- O'FALLON HAS INVESTED OVER \$30 MILLION IN THE PAST DECADE TO DEVELOP A PREMIER SPORTS
  DESTINATION FOR BASEBALL AND SOCCER, LOCATED JUST 7 MINUTES FROM FOUR POINTS
- O'FALLON PARKS ATTRACT MORE THAN 3 MILLION VISITORS ANNUALLY
- MEMORIAL EAST HOSPITAL DRAWS 100,000 NEW VISITORS EACH YEAR, WHILE ST. ELIZABETH'S HOSPITAL BRINGS IN 250,000 VISITORS TO THE EMERGING "HEALTHCARE HIGHWAY" ON I-64
- SCOTT AIR FORCE BASE EMPLOYS 13,000 PEOPLE, WITH A PAYROLL OF NEARLY \$2.4 BILLION, CONTRIBUTING AN ANNUAL ECONOMIC IMPACT OF \$3 BILLION TO THE REGION
- THE REGIONAL APPEAL OF O'FALLON GENERATES NEARLY \$315 MILLION IN ANNUAL FOOD AND DRINK DEMAND AND OVER \$3 BILLION IN ANNUAL RETAIL DEMAND

### MCKENDREE METRO REC PLEX

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#### **AMENITIES INCLUDE**

- Facility: 160,000 square feet
- lce Rinks: Two NHL regulation rinks, including one with seating for over 2,500
- Swimming Pool: 25-meter by 25-yard competition pool with two 1-meter springboards, two 3-meter springboards, and a 5-meter diving board
- Recreational Pool: Features a zero-entry area and a four-lane practice lap pool
- Gymnasium and Fitness Center: Half-court gymnasium with fitness facilities
- Event Hosting: Ideal for birthday parties, annual conventions, ice and aquatic tournaments, boat and car shows

Annual Visitation: OVER 1,300,000



#### SERVING ORGANIZATIONS

- McKendree University: Supports ice and aquatic sports including men's and women's hockey, swimming and diving, and water polo
- Southern Illinois IceHawks: Local youth hockey association
- **Local High Schools:** Six teams participating in the Mississippi Valley Club Hockey Association
- Regional and Sectional Events: Capable of hosting hockey and ice skating events, as well as NCAA Division II tournaments in basketball, hockey, volleyball, and wrestling
- Seahawks Youth Swim Team: Provides facilities for local youth swimmers

SITE PLAN

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SF **SPACE METRO REC PLEX** 160,000 SF (NOW OPEN) LOT 1 3.95 AC LOT 3 0.65 AC LOT 4A 1.49 AC LOT 4B 1.56 AC LOT 4C 1.20 AC LOT 4D 1.26 AC LOT 4E 10.18 AC LOT 5 0.61 AC LOT 6 **UNDER CONSTRUCTION** 



MARKET AERIAL

PLEASE CONTACT:

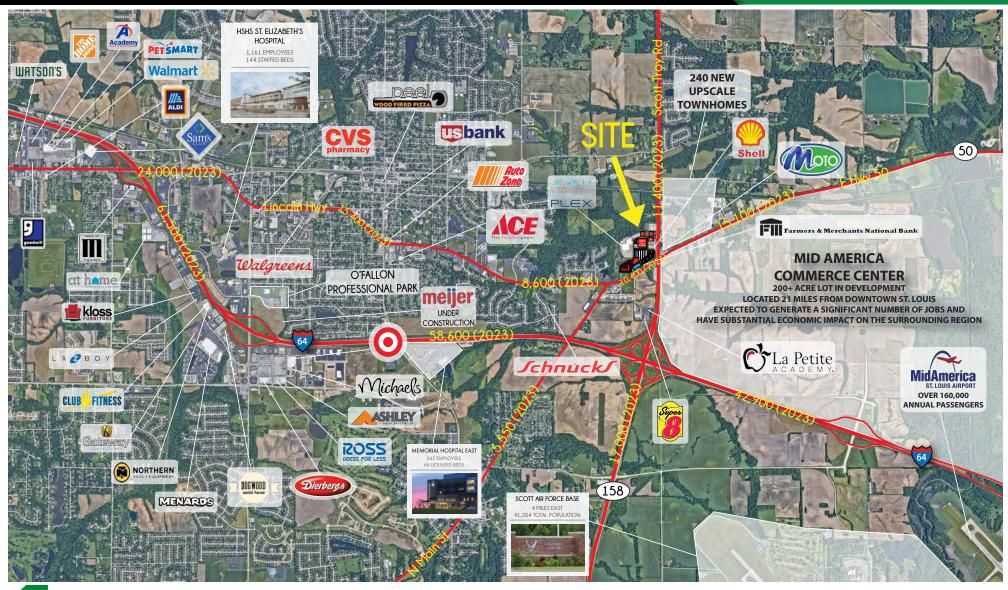
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