

TIMES SQUARE MARKETPLACE

7274 Broadway Street Mt. Vernon, IL 62864

PROPERTY

HIGHLIGHTS

Demographics	1 mile	3 miles	5 miles
Population	4,530	14,655	19,144
Avg. HH Income	\$75,699	\$71,974	\$75,897
Total Households	2,176	6,402	8,279

- Surrounding retailers include Walmart, Lowe's Kohl's and Kroger
- Ideally located just off the intersections of I-64 and I-57
- Located on the main retail corridor for Mt. Vernon, IL

NOTES

ANCHORS

- GLA: 263,459 SF
- Availabilities: 1,039 SF - 4,865 SF
- Traffic Count: 21,217 VPD Broadway St.

- Hobby Lobby, Ross, Big Lots, Dunham's, Ashley Furniture & Planet Fitness



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ASSET MANAGEMENT

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LEASE PLAN



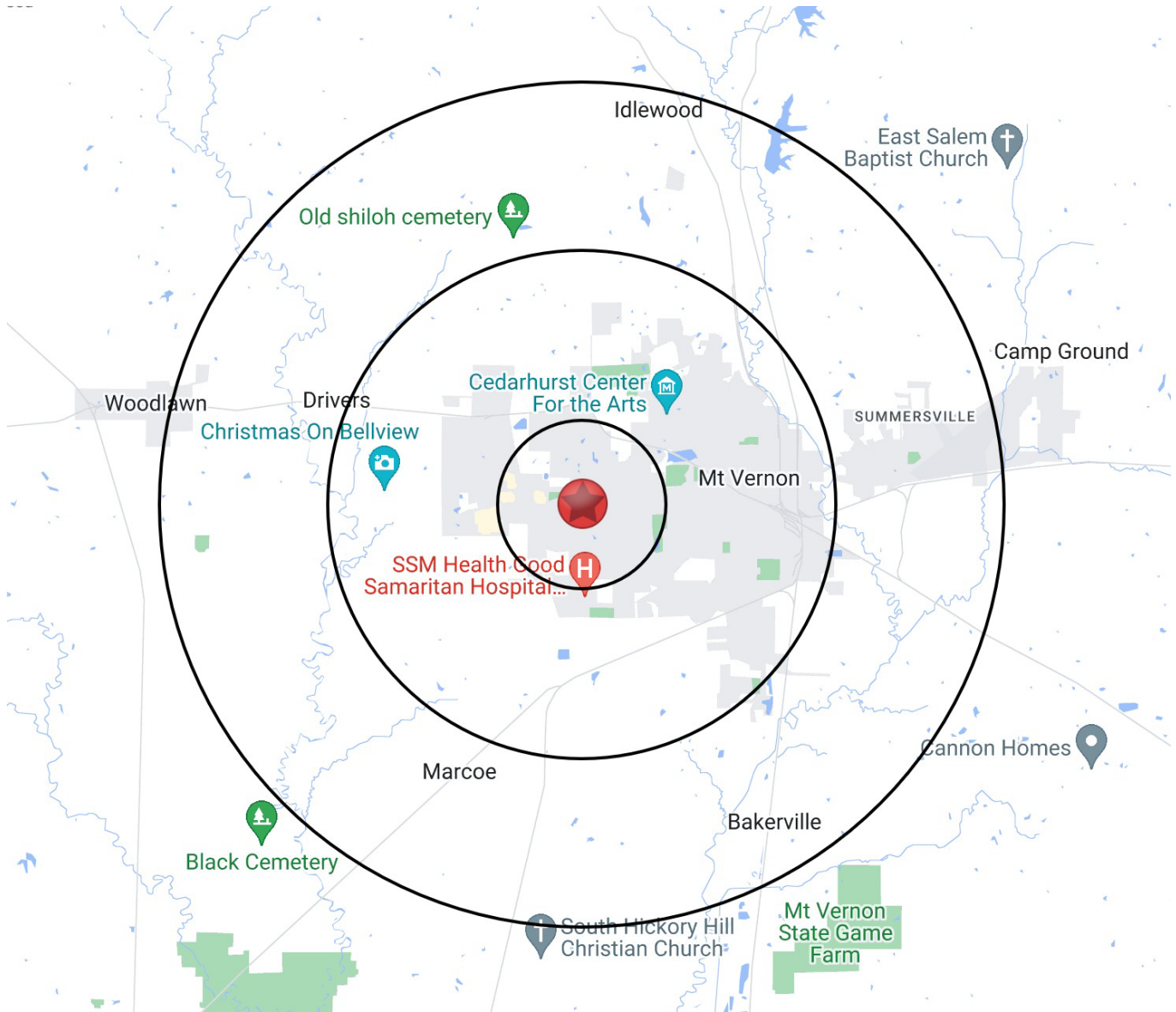
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RADIUS MAP



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