

# TIMES SQUARE MARKETPLACE

7274 Broadway Street Mt. Vernon, IL 62864

## PROPERTY

| 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    |

## HIGHLIGHTS

- 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

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

## ANCHORS

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



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## LEASE PLAN



\*NOT OWNED

LEASED
  AVAILABLE



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## RETAILER MAP



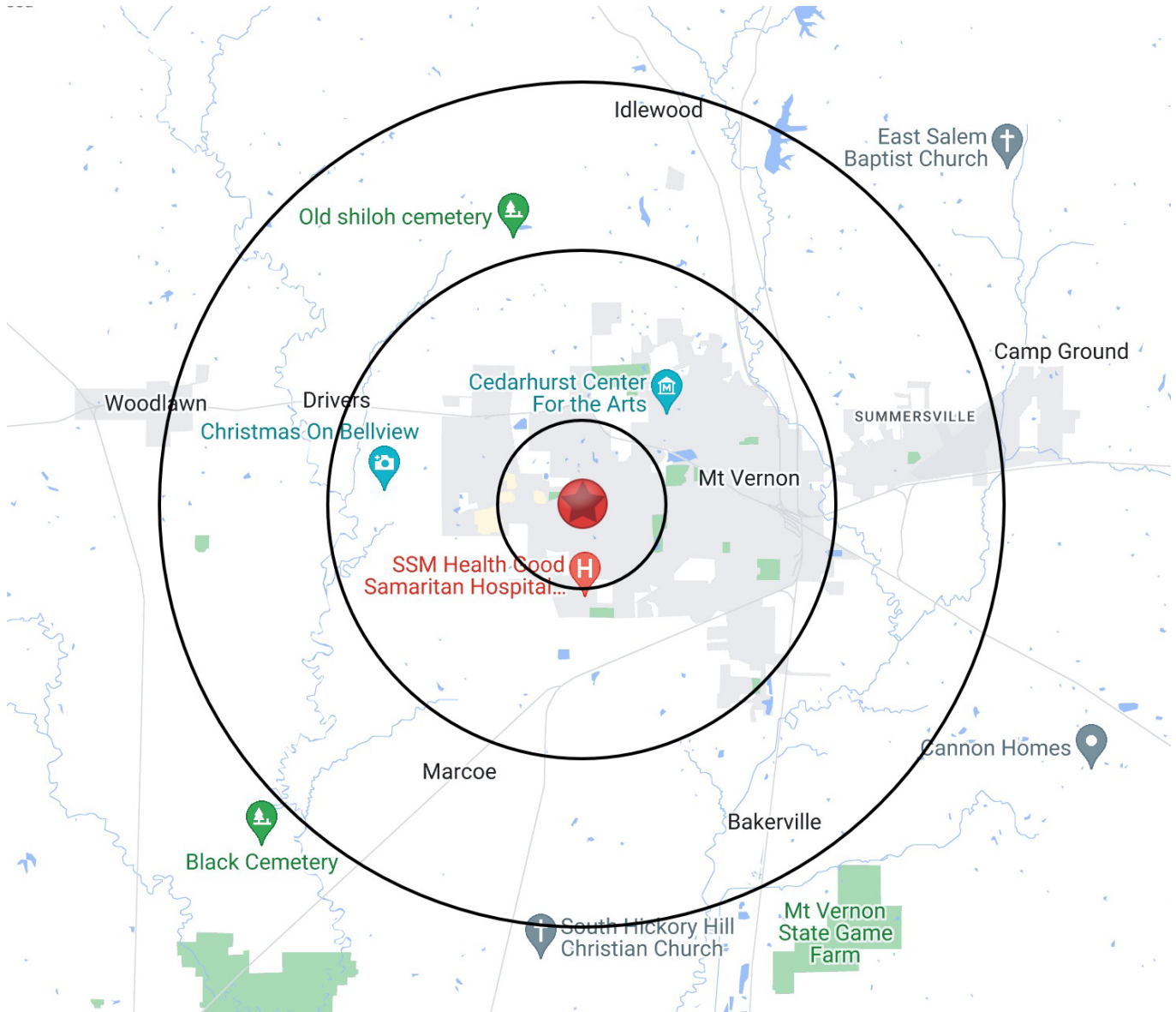
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## RADIUS MAP



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