



1,883 SF REMAINING SPACE AVAILABLE ON VETERANS PARKWAY

313 Veterans Parkway

Normal, IL



GREAT STREET



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AERIAL



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PROPERTY OVERVIEW



- 1,883 SF in-line space remaining on 2.1 acres for lease in front of the College Hills Mall (Target, Von Maur, and many more) in Normal, IL
- Direct frontage to Veteran's Parkway which has more than 37,000 CPD
- Bloomington-Normal is home to the State Farm Headquarters (14,731 employees), Country Financial (1,972 employees), and Illinois State University (21,039 students)
- Pylon sign available on Veteran's Parkway

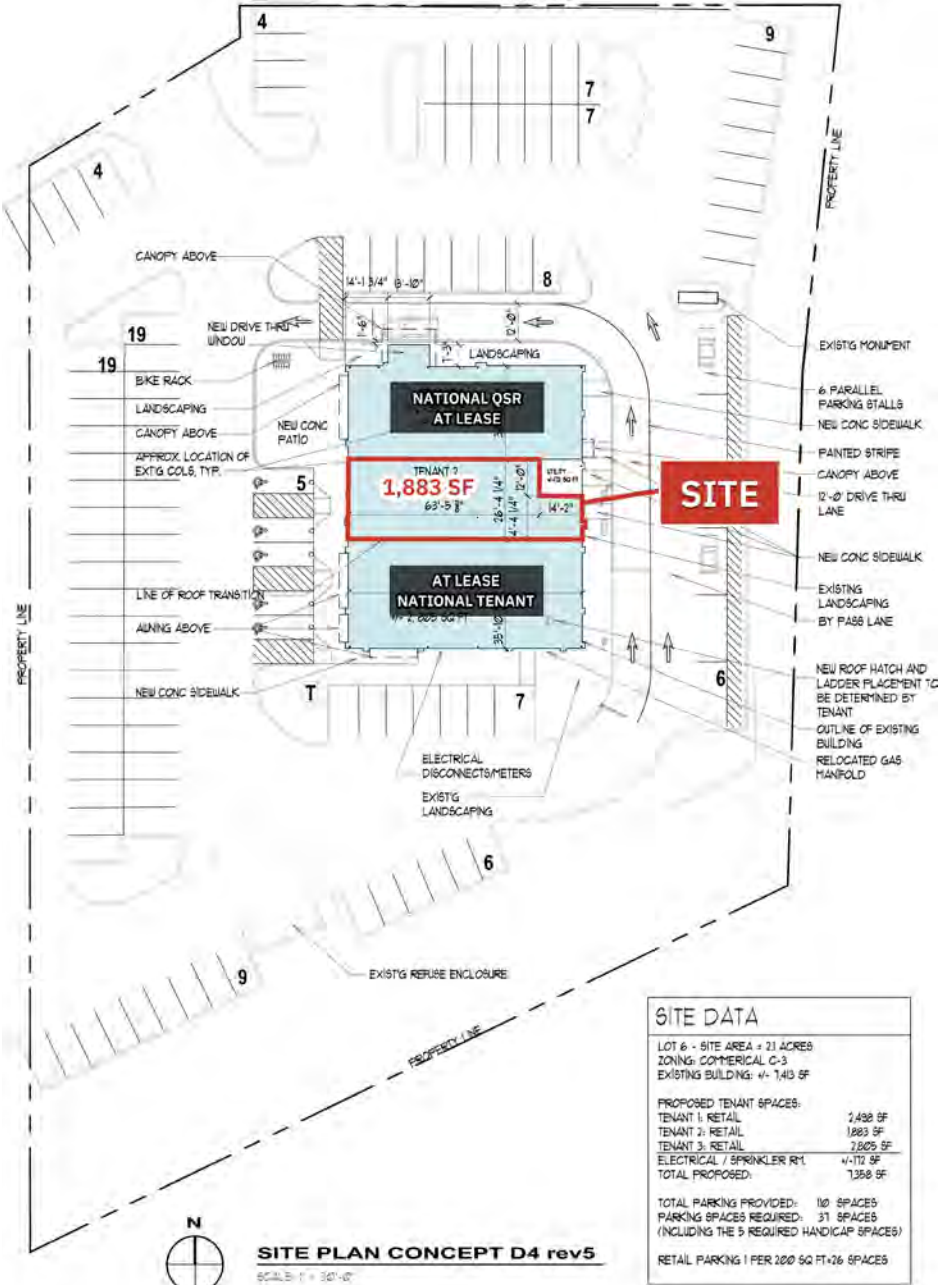
DEMOGRAPHICS

TOTAL POPULATION	1 MILE	10,580
	3 MILE	96,313
	5 MILE	130,508
DAYTIME POPULATION	1 MILE	6,082
	3 MILE	36,631
	5 MILE	50,035
AVERAGE HH INCOME	1 MILE	\$95,676
	3 MILE	\$105,635
	5 MILE	\$105,873

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SITE PLAN

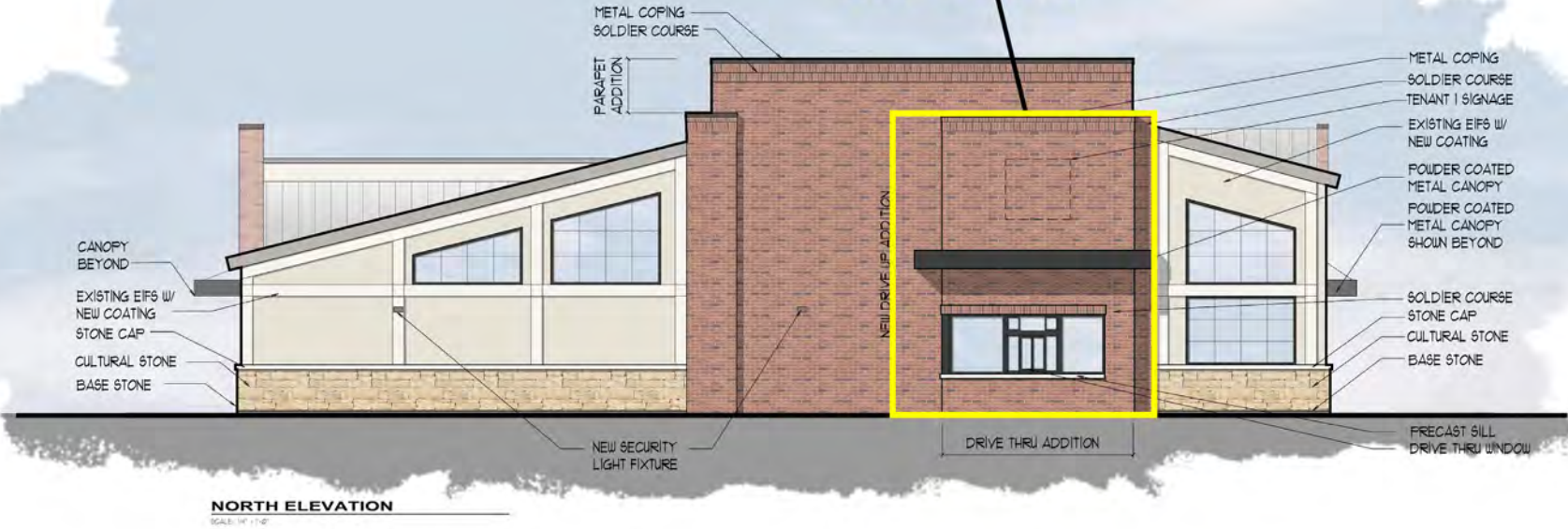




ELEVATIONS - NORTH

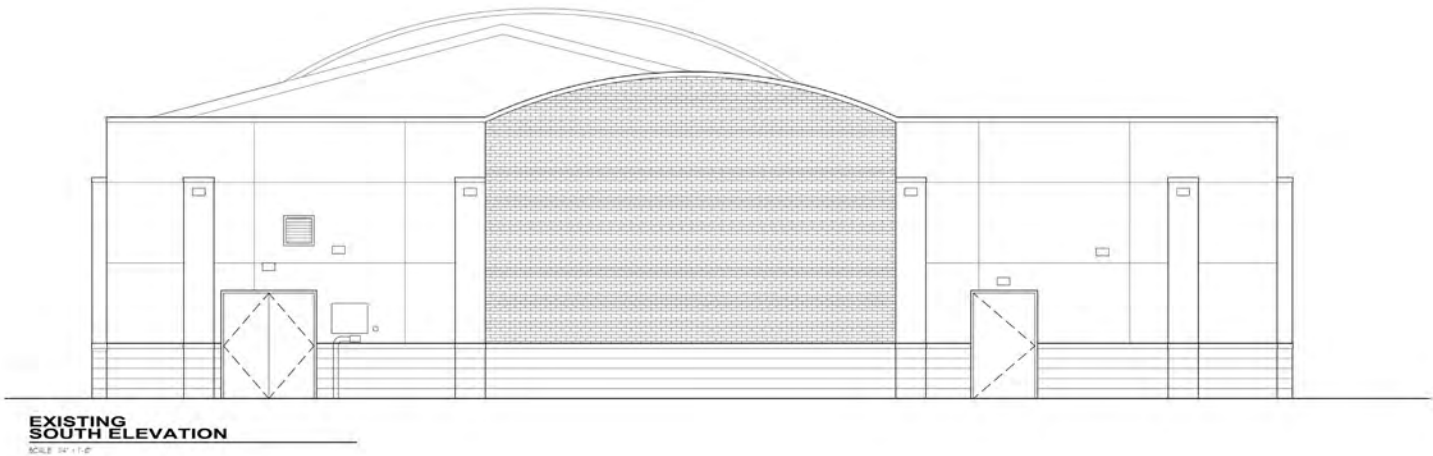


PROPOSED DT



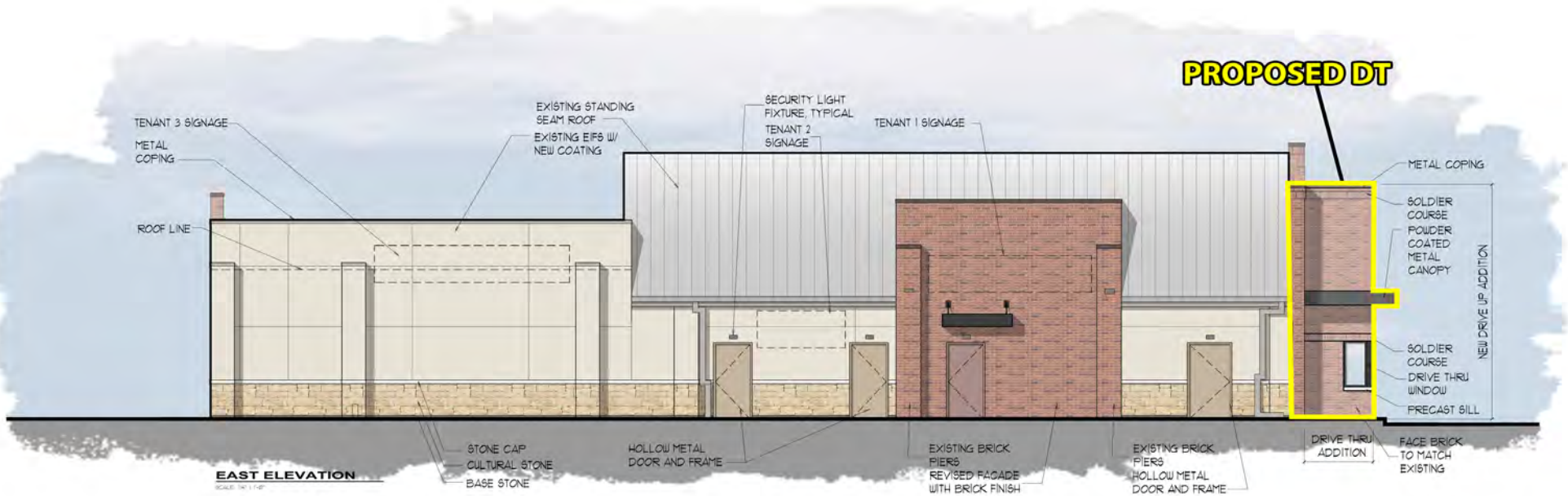


ELEVATIONS - SOUTH





ELEVATIONS - EAST





ELEVATIONS - WEST



EXISTING
WEST ELEVATION
SCALE: 1/4" = 1'-0"

