



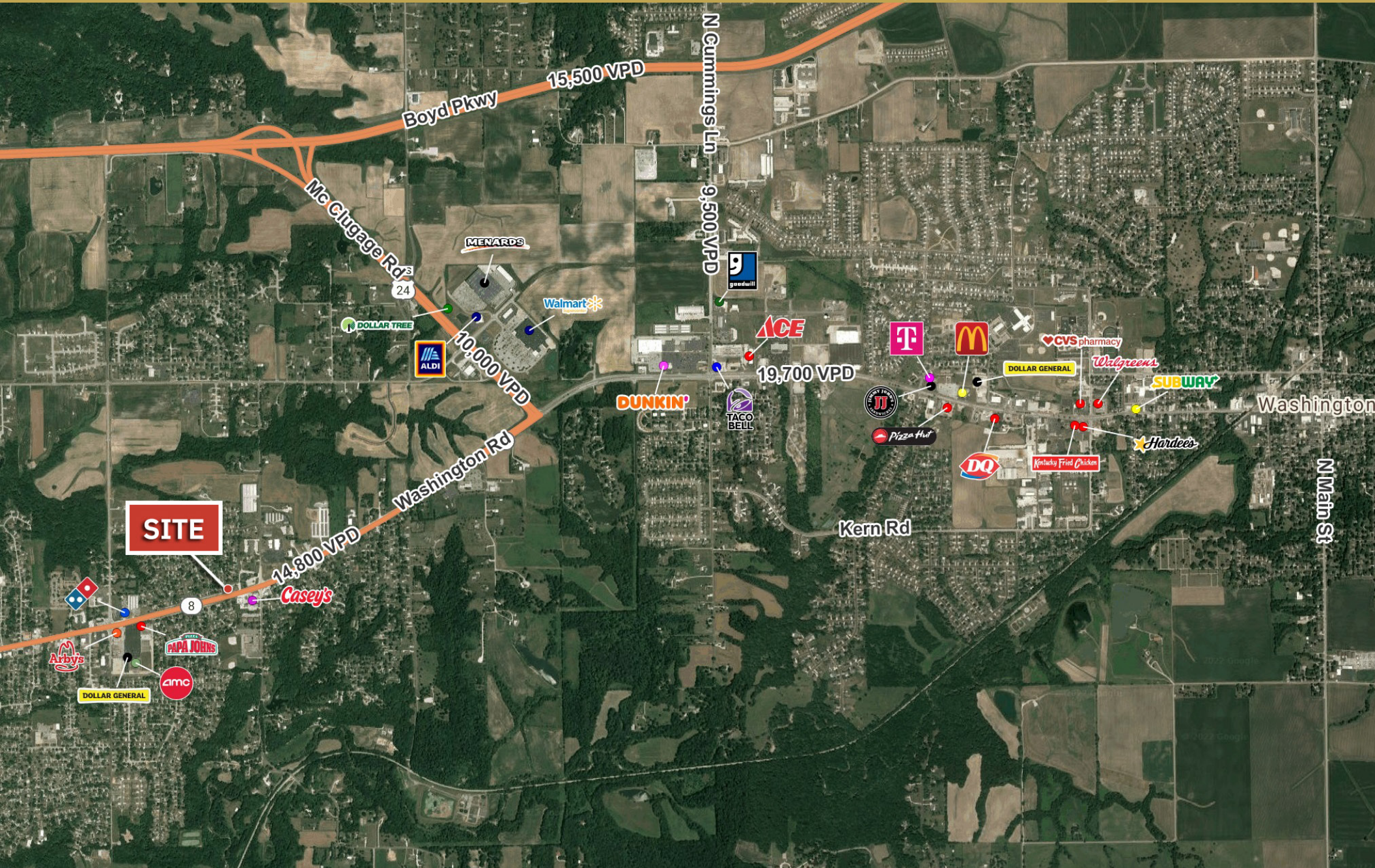
# ~ 30,000 SF LOT FOR SALE

2218 Washington Road  
Washington, IL

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AERIAL

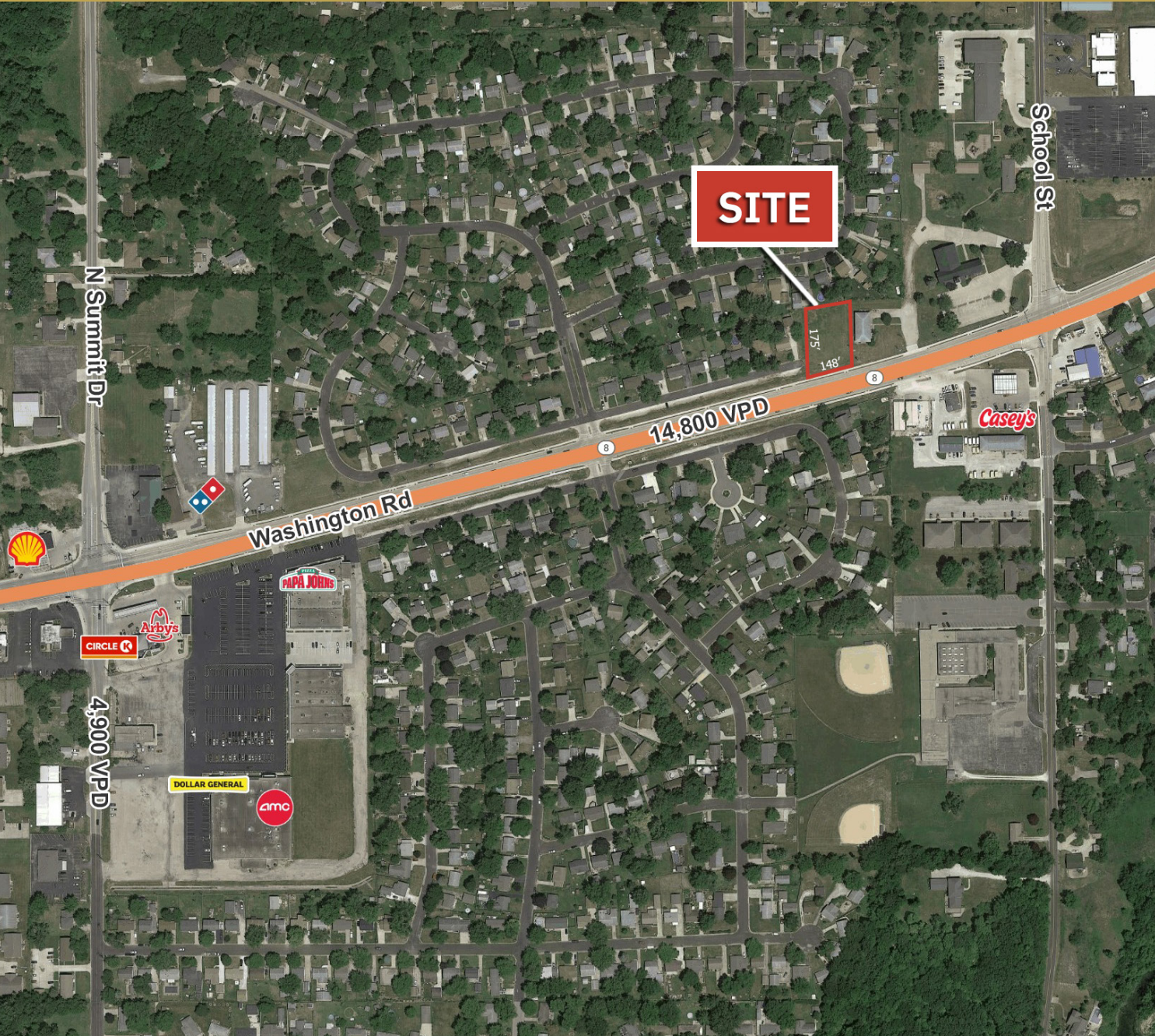


The information provided herein has either been given to us by the owner of the property or obtained from sources that we deem reliable. We have no reason to doubt its accuracy but we do not guarantee it. You should conduct a careful, independent investigation on the property and verify all information. Any reliance on this information is solely at your own risk.

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## PROPERTY OVERVIEW



- 30,000 SF commercial lot for sale with the ability to construct a drive-thru
- Average HH Income over \$100,000 in a 3-mile radius
- State Route 8/Washington Road: 14,800 CPD

### DEMOGRAPHICS

<b>TOTAL POPULATION</b>	1 MILE	5,445
	3 MILE	21,648
	5 MILE	46,987

<b>DAYTIME POPULATION</b>	1 MILE	709
	3 MILE	4,288
	5 MILE	16,292

<b>AVERAGE HH INCOME</b>	1 MILE	\$79,009
	3 MILE	\$100,085
	5 MILE	\$100,831