

# FORMER SEARS AVAILABLE

1607 36<sup>TH</sup> ST, PERU, IL

FOR SALE



## PROPERTY HIGHLIGHTS

- Anchor to Regional Peru Mall (GLA 460,678 SF)
- Co-Tenants Include JoAnn Fabrics, Marshalls, JCPenney, Maurice's and more
- Close Proximity to Interstate 80
- Lighted Access at 36th St & IL-251



## SITE DETAILS

<b>Price:</b>	CONTACT BROKER
<b>Building Size:</b>	98,858 SF
<b>Site Size:</b>	N/A
<b>Property Format:</b>	Sears & Auto Combo
<b>Zoning:</b>	C Commercial Business
<b>Parking Spaces:</b>	2,491
<b>Year Built:</b>	1974

<b>Building Configuration:</b>	Mall
<b>Ownership:</b>	Owned

### Adjacent Developments

<b>North:</b>	Hobby Lobby, Target, Home Depot
<b>South:</b>	Harbor Freight, Dunham's, HyVee
<b>East:</b>	Menards, Big Lots, Goodwill
<b>West:</b>	Land

CONTACT  
INFORMATION:

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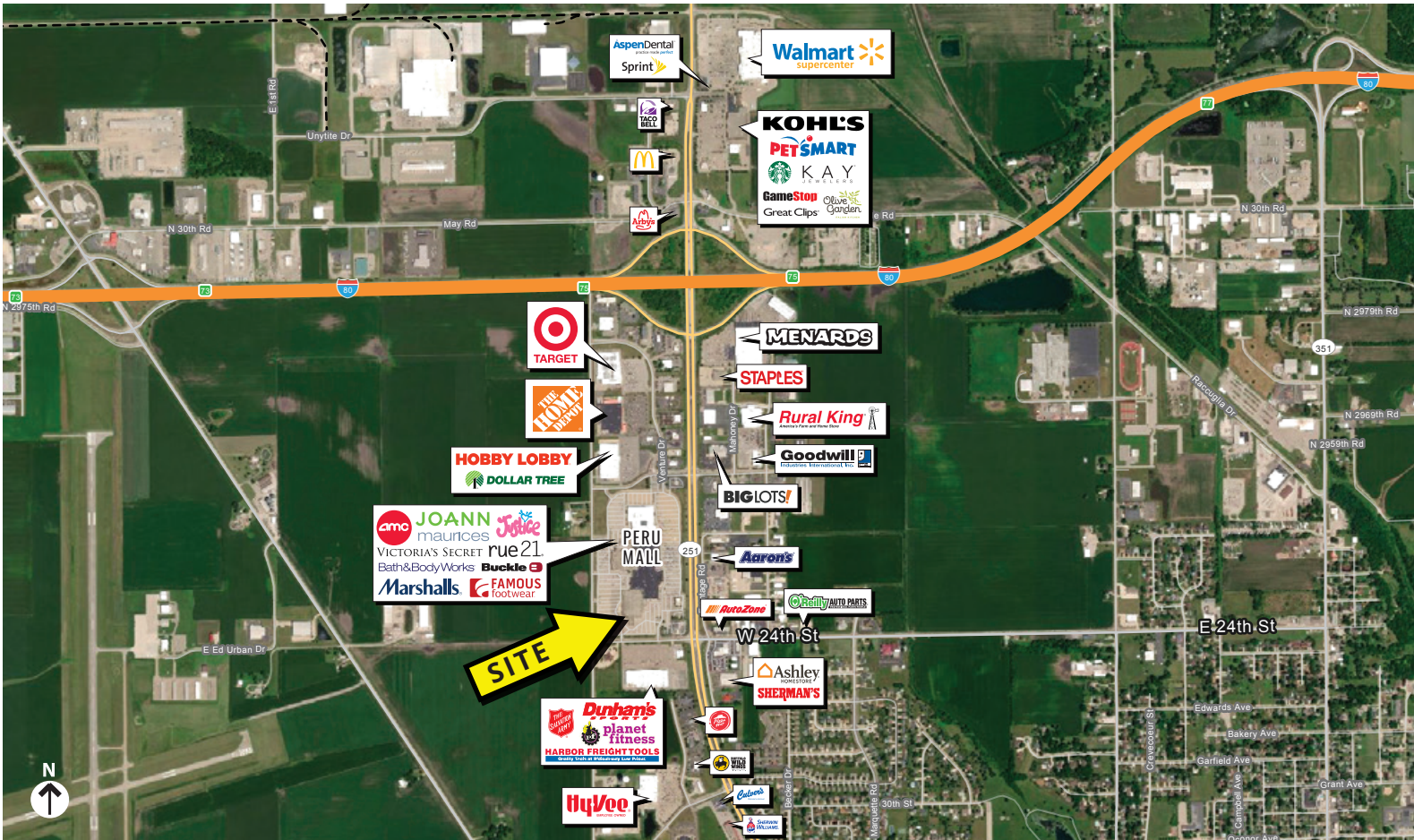


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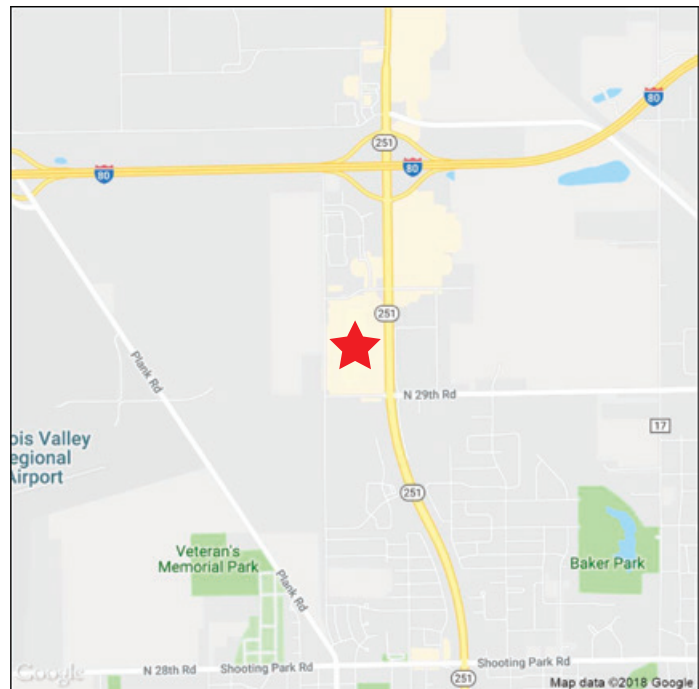


## DEMOGRAPHICS

	3 MILES	5 MILES	7 MILES
TOTAL POPULATION	19,449	27,344	34,088
DAYTIME POPULATION	21,153	28,474	33,420
MEDIAN INCOME	\$50,930	\$52,279	\$54,672
AVERAGE AGE	42.2	41.9	42.0

## TRAFFIC COUNTS

IL-251	13,691 VPD
Peoria St	6,899 VPD
36th St / N 29th Rd	6,531 VPD
I-80	29,254 VPD



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