



15,142 SF AVAILABLE

THE LEVEE DISTRICT

W WASHINGTON ST, EAST PEORIA, IL

FOR LEASE

CONTACT: GARY GREENFIELD ggreenfield@metrocre.com 847.412.9898

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PROPERTY HIGHLIGHTS

- 15,142 SF Available
- Located on W Washington Street (7,180 VPD)

AREA TENANTS INCLUDE



DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	2,258	45,986	105,813
DAYTIME POPULATION	6,513	53,653	85,903
HOUSEHOLDS	1,044	19,184	45,403
AVG HH INCOME	\$66,337	\$60,874	\$67,386

TRAFFIC COUNTS

	COUNT
W WASHINGTON ST	7,180 VPD
SPINDER DR	8,801 VPD
MAIN ST	36,579 VPD

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SPACE	TENANT	SF
2020	ULTA Salon	11,000
2030	Ross Dress for Less	25,000
2060	Encore Shoe Dept	10,400
2065	Carpet Weavers	14,489
2070	Best Buy	35,079
2070	AVAILABLE	15,142
2080	Lane Bryant	5,000
2082	Carters	3,975
2088	Eggcellent Café	2,406
2084	AVAILABLE	966
2086	AVAILABLE	6,320
4012	AVAILABLE	2,175
4010	T-Mobile	1,800
4015	OSF Healthcare	3,552
TOTAL CENTER SIZE		137,334



- AVAILABLE
 - LEASED
 - CULLINAN PROPERTIES OWNED
 - NOT A PART

CONTACT
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