



±11.49 AC NORMAL, IL

795 Veterans Pkwy., Normal, IL 61761

Property Summary



DAILY TRAFFIC CONDITIONS

TRAFFIC COUNT	DAILY TRAFFIC
COUNT	26,789
STREET	Veterans Pkwy.
COUNT 2	39,546
STREET 2	I-55

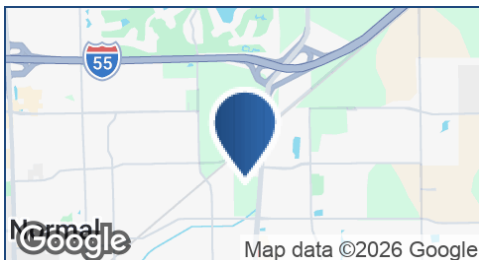
DEMOGRAPHICS - 2026

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Estimated Population	7,750	70,811	120,792
Average HH Income	\$108,790	\$113,692	\$108,566
Estimated Household	3,293	27,315	50,369

PROPERTY HIGHLIGHTS

- Located along Veterans Pkwy., which is the main commercial corridor in Bloomington-Normal, IL, home to major shopping centers and employers
- Approximately 3.5 miles from State Farm Corporate Headquarters (15,000 employees) and Country Financial (3,868 employees)
- Convenient access just off the I- 55 Interchange
- Less than 3 miles from Illinois State University (enrollment of over 20,000 students and 3,500 employees)

* Figures shown represent estimates



KEITH VALENTINE

678.718.1882

KValentine@retail-pa.com

MIKE SCHERTLER

312.377.8379

mike@greatstreetrealty.com

Retail Property Advisors // 678.718.1880 // 2100 RiverEdge Pkwy. // Suite 1050, Atlanta, GA 30328 // Retail-PA.com

ATLANTA // TAMPA // PASADENA, CA // AUBURN // SARASOTA // BALTIMORE

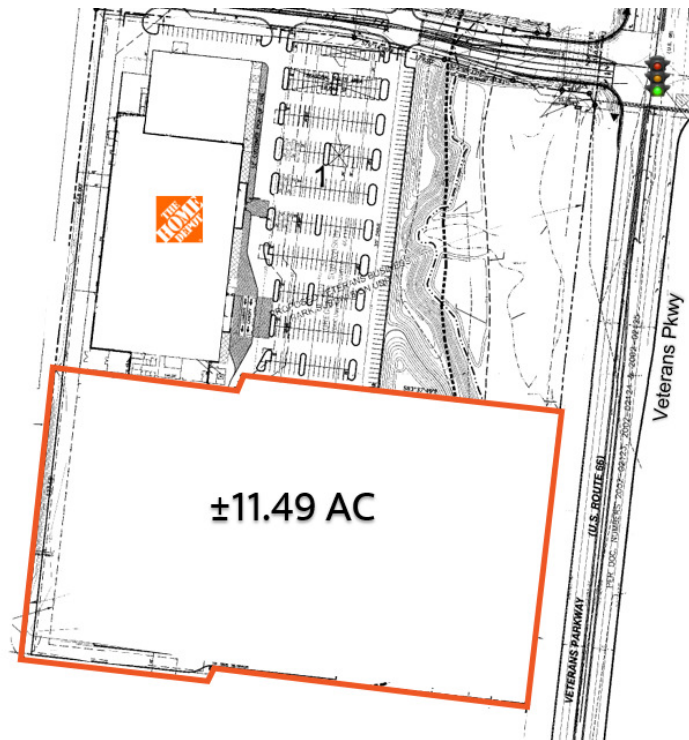
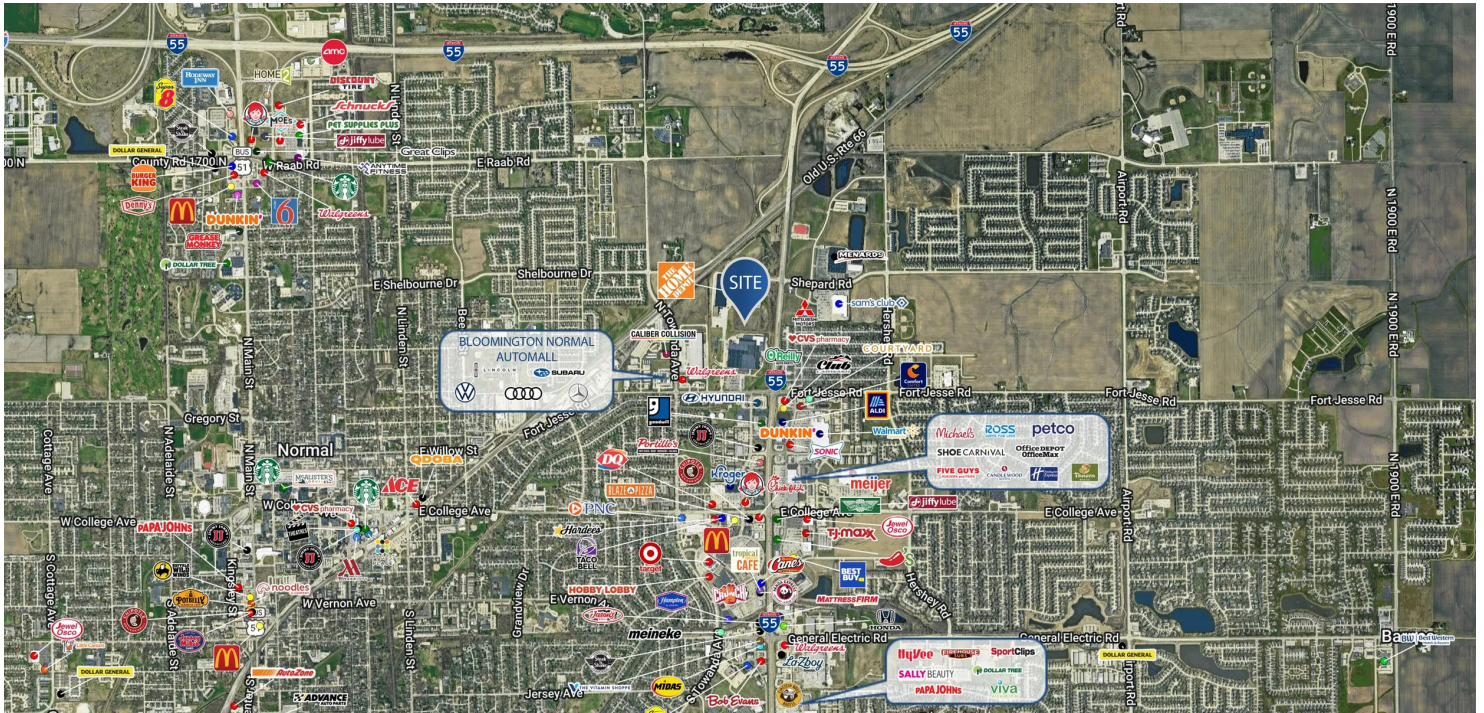
No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, any special list conditions imposed by our Principals.



±11.49 AC NORMAL, IL

795 Veterans Pkwy., Normal, IL 61761

Location Maps



KEITH VALENTINE

678.718.1882

KValentine@retail-pa.com

MIKE SCHERTLER

312.377.8379

mike@greatstreetrealty.com

Retail Property Advisors // 678.718.1880 // 2100 RiverEdge Pkwy. // Suite 1050, Atlanta, GA 30328 // Retail-PA.com

ATLANTA // TAMPA // PASADENA, CA // AUBURN // SARASOTA // BALTIMORE

No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, any special list conditions imposed by our Principals.