



# UNIVERSITY PLACE

1300 E. MAIN STREET CARBONDALE, IL 62901

MULTIPLE SPACES AVAILABLE UP TO 12,004 SF

# UNIVERSITY PLACE

## DEMOGRAPHICS

PLEASE CONTACT: L<sup>3</sup> CORPORATION

**RICK SPECTOR**  
DESIGNATED MANAGING BROKER

314.282.9827 (DIRECT)

314.708.2009 (MOBILE)

RSPECTOR@L3CORPORATION.COM

GO TO:

**SITE PLAN**

**PICTURES**

**MARKET AERIAL**

### VISIT METRICS

JAN 1<sup>st</sup>, 2025 - DEC 31<sup>st</sup>, 2025 • DATA PROVIDED BY PLACER.

VISITS/YEAR



4.2 M

VISITORS



418.5 K

VISIT FREQUENCY



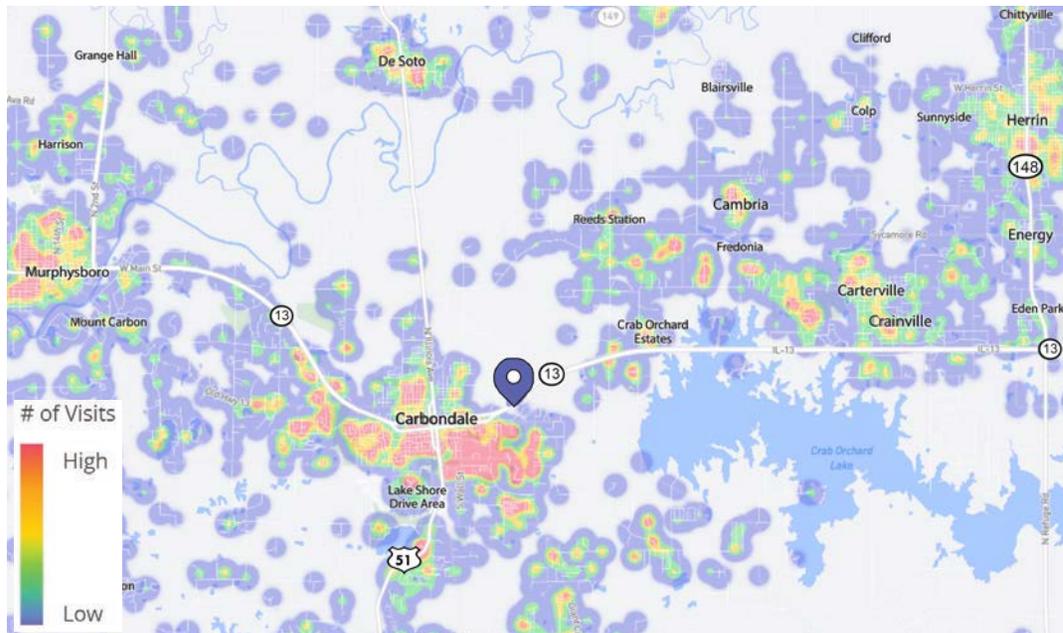
9.99

AVG. DWELL TIME



45 MIN

### HEAT MAP • PER PLACER.AI



### POPULATION ANALYSIS

POPULATION	3 MILE	5 MILES	7 MILES	10 MILES
	20,112	29,384	42,247	65,419
HOUSEHOLDS	3 MILE	5 MILES	7 MILES	10 MILES
	9,115	13,059	18,558	28,606
AVG HH INCOME	3 MILE	5 MILES	7 MILES	10 MILES
	\$47,838	\$58,530	\$64,300	\$64,968



VIEW & DOWNLOAD:

**PLACER.AI REPORT**

**DEMO REPORT**

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# UNIVERSITY PLACE

## SITE PLAN

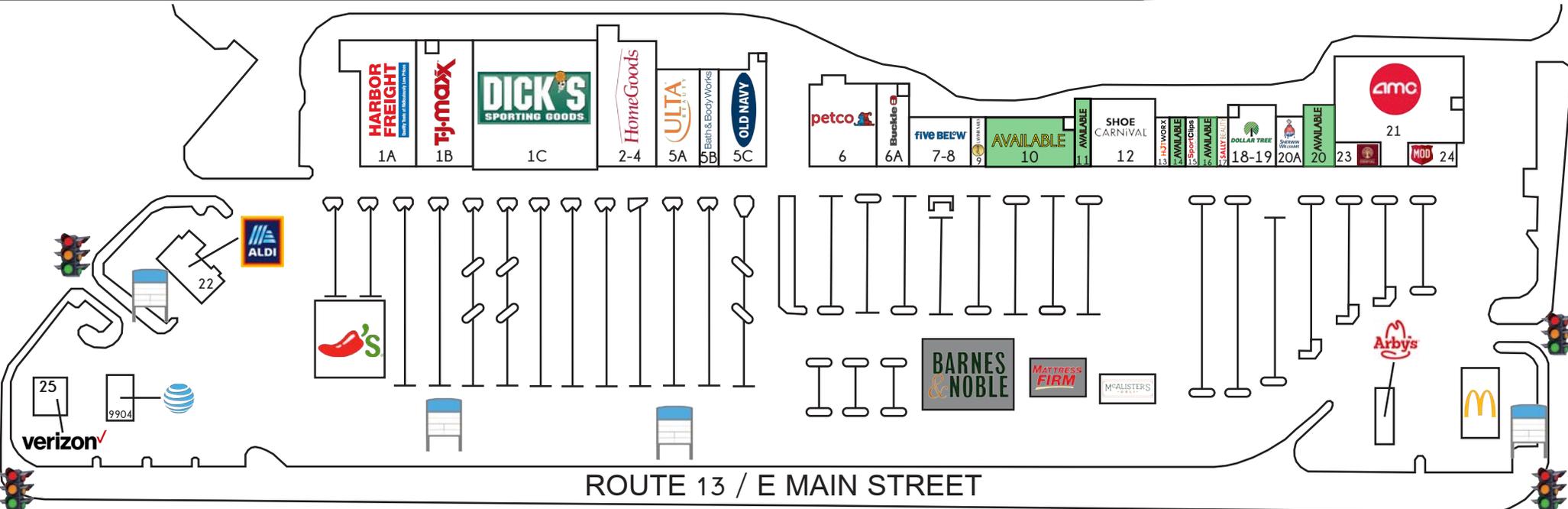
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SPACE	TENANT	SF	SPACE	TENANT	SF
	CHILI'S GRILL & BAR	9,100 SF	12	SHOE CARNIVAL	11,848 SF
	McALISTER'S DELI	3,500 SF	13	HOTWORX	1,585 SF
1A	HARBOR FREIGHT TOOLS	14,612 SF	14	AVAILABLE	1,735 SF
1B	T.J. MAXX	24,000 SF	15	SPORTCLIPS	1,840 SF
1C	DICK'S SPORTING GOODS	45,000 SF	16	AVAILABLE	2,400 SF
2-4	HOMEGOODS	21,266 SF	17	SALLY BEAUTY SUPPLY	1,600 SF
5A	ULTA BEAUTY	11,820 SF	18-19	DOLLAR TREE	8,000 SF
5B	BATH & BODY WORKS	5,029 SF	20	AVAILABLE	5,064 SF
5C	OLD NAVY	12,500 SF	20A	SHERWIN-WILLIAMS	3,936 SF
6	PETCO	15,000 SF	21	AMC THEATRES	31,088 SF
6A	BUCKLE	7,872 SF	22	ALDI FOOD MARKET	
7-8	FIVE BELOW	7,900 SF	23	UNIVERSITY PLACE DENTAL	1,862 SF
9	LAVISH NAILS	1,600 SF	24	MOD PIZZA	2,567 SF
10	AVAILABLE	12,004 SF	25	VERIZON	5,000 SF
11	AVAILABLE	3,000 SF	9904	AT&T WIRELESS	

- #1 RANKED POWER CENTER IN OVER 50 MILES PER PLACER.AI
- HOME TO WELL-PERFORMING LOCATIONS OF T.J. MAXX, HOMEGOODS, DICK'S SPORTING GOODS, AND FIVE BELOW
- UNIVERSITY PLACE DRAWS CUSTOMERS FROM OVER 60 MILES AWAY
- MULTIPLE SPACES AVAILABLE
- CALL BROKER FOR DETAILS

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## PICTURES

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## MARKET AERIAL

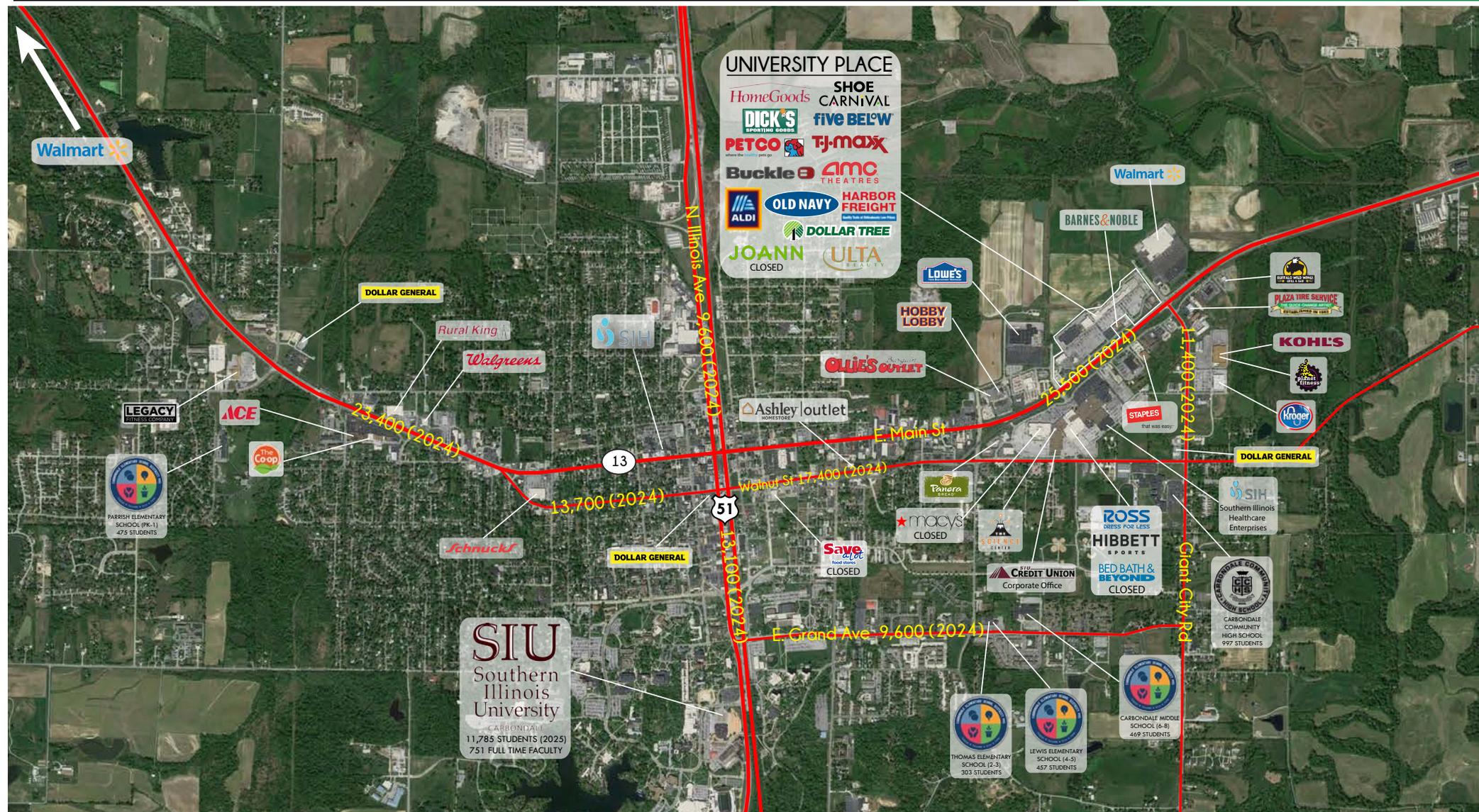
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