

LAND FOR SALE

521 N. MAIN STREET

PEORIA, IL 61602

PRICE REDUCED



PROPERTY DESCRIPTION

1.28± Acre site located on Main Street in Peoria and is just a few blocks northwest of downtown and less than a mile east of Bradley University. The site also has 373' of frontage on Main Street.

Neighboring businesses include the adjacent Peoria NEXT Innovation Center, Campustown Shopping Center, Habitat for Humanity, and both major hospitals. Traffic counts range up to more than 17,000 cars per day.

OFFERING SUMMARY

Sale Price:	\$1,000,000
Lot Size:	1.28 Acres

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	783	15,771	51,039
Total Population	1,849	38,046	126,545
Average HH Income	\$57,066	\$46,141	\$51,554

DAN MALOOF

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