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MEDICAL OFFICE SPACE

FOR LEASE

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For Information:

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St. Mary's Good Samaritan Medical Office Building

2 GOOD SAMARITAN WAY | MOUNT VERNON, IL

medicaloffice.welltower.com

EXECUTIVE SUMMARY



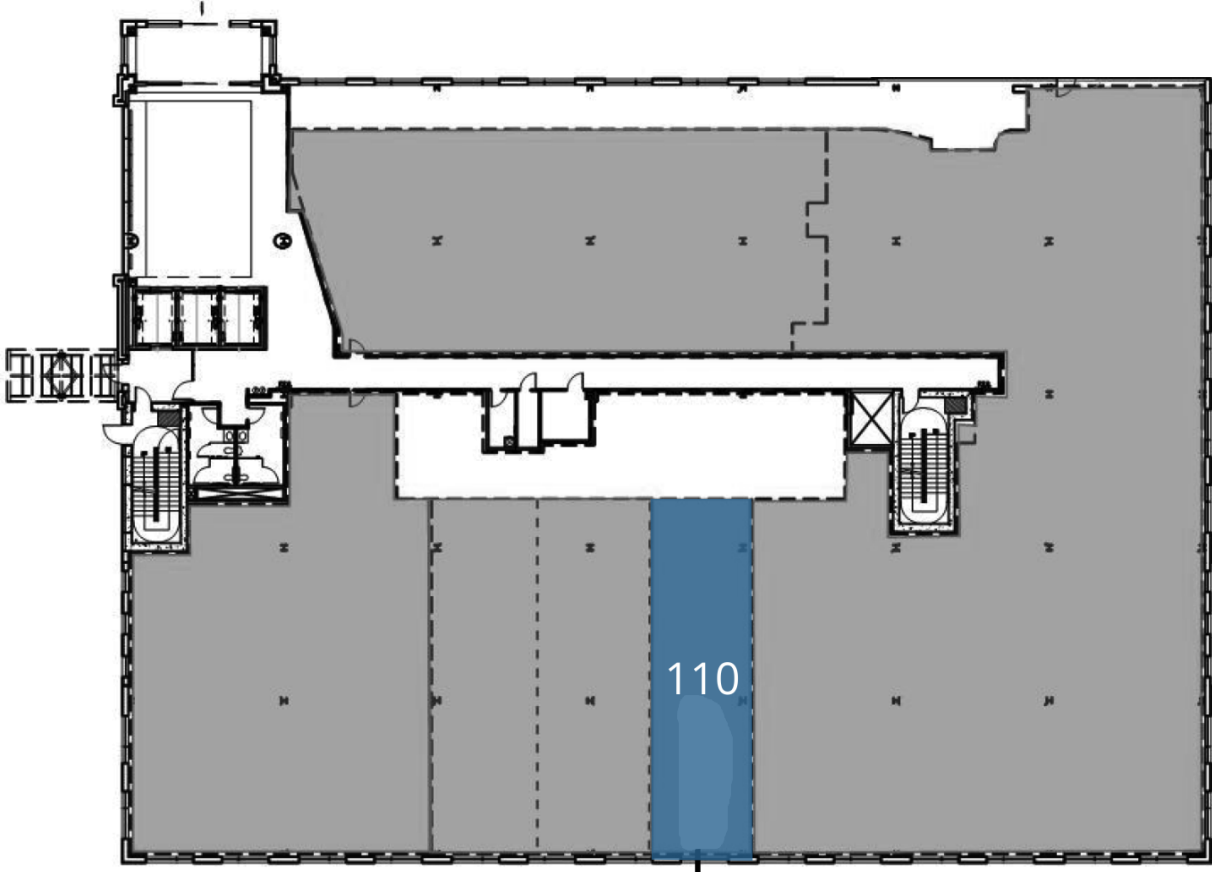
Location Description

Located on campus of St. Mary's Good Samaritan

Property Highlights

- 5 story Class A Medical Office Building
- Connected via sky bridge on all five floors to the hospital
- Integrated with the hospital to ease physician and patient access throughout the facility
- Directly on the campus of SSM Good Samaritan Hospital Mt. Vernon

FLOOR PLANS



Available Spaces

Suite	Size	Description
110	1,378 SF	Shell space capable of being built out to tenant's specifications. Last remaining space in the building.



DEMOGRAPHICS MAP & REPORT



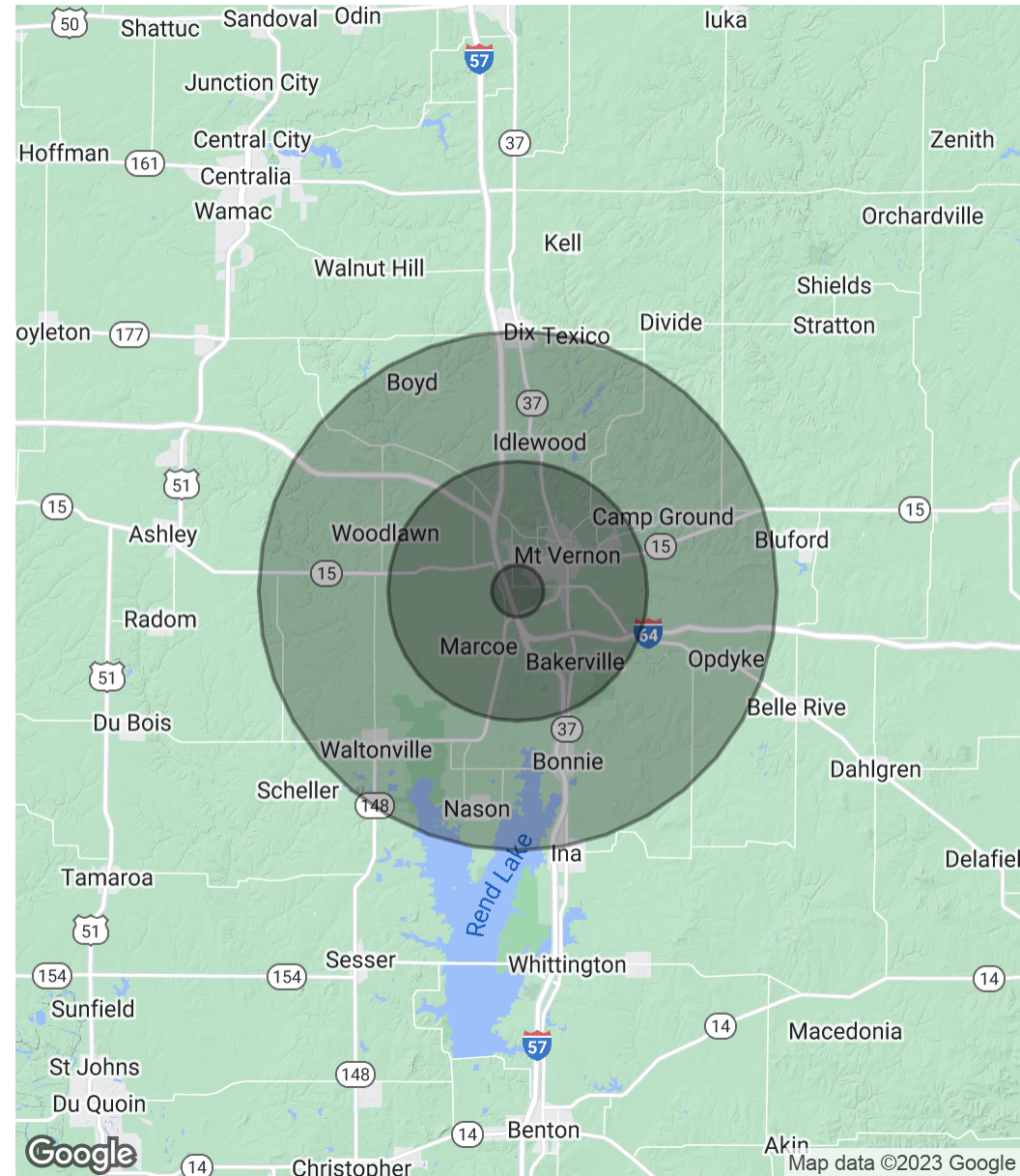
Population

	1 Mile	5 Miles	10 Miles
Total Population	623	19,983	34,871
Average Age	45.4	40.3	41.0
Average Age (Male)	38.5	37.2	38.5
Average Age (Female)	49.7	42.9	43.1

Households & Income

	1 Mile	5 Miles	10 Miles
Total Households	281	8,558	14,362
# of Persons per HH	2.2	2.3	2.4
Average HH Income	\$66,415	\$53,820	\$54,105
Average House Value	\$140,410	\$99,701	\$106,139

* Demographic data derived from 2020 ACS - US Census



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