

Northwoods Mall Anchor & Pad Site

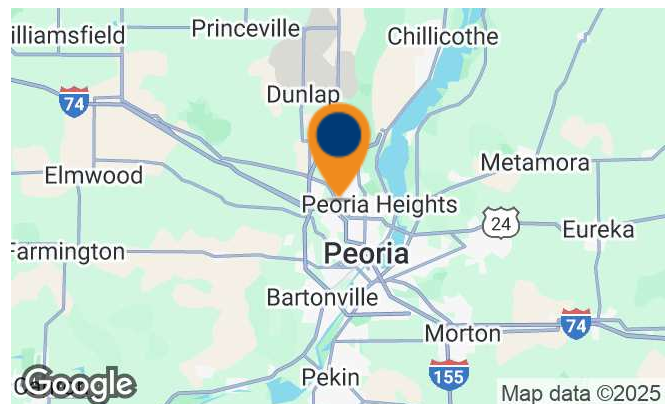
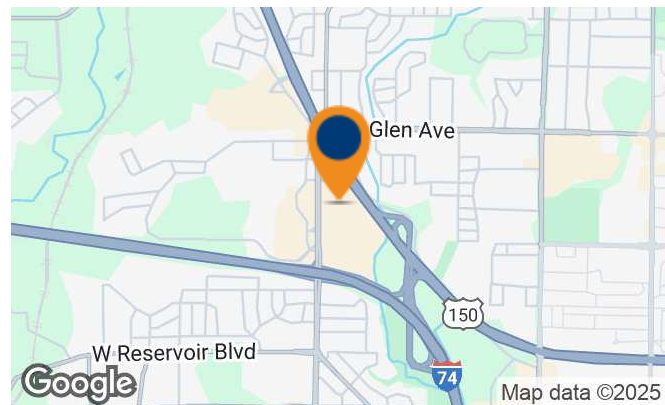
2200 W War Memorial Dr
Peoria, IL 61613



132,405 SF AND PAD SITE AVAILABLE

Property Highlights

- Anchor space opportunity in the heart of Peoria at Northwoods Mall.
- 1.34-acre pad site available with great visibility to W. War Memorial Drive.
- Excellent demographics including 173,000 daytime population within 15-minute drive and traffic counts of 24,000 VPD on W War Memorial Drive.
- Join JC Penney, Hibbett, Titled 10 and other nearby retailers such as Burlington, Ross, Petco and more
- Well located directly off I-74 with visibility to 40,000 VPD and with direct access to I-474.
- Only minutes to downtown Peoria, Peoria International Airport and Peoria Lake.
- All property is offered in as-is condition. Please inquire for more information.



Demographics	1 Miles	3 Miles	5 Mile
Total Households	4,201	31,460	50,963
Total Population	8,877	72,448	117,924
Average HH Income	\$69,131	\$80,012	\$79,393

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Chick-fil-*&*
CHIPOTLE MEXICAN GRILL
PANDA EXPRESS CHINESE KITCHEN

DUNKIN'
crumbl cookies
T Mobile

Northwoods Mall
JCPenney HIBBETT
rue21 Bath & Body Works TILTED 18
zumiez maurices
FINISH LINE AMERICAN EAGLE OUTFITTERS

Westlake Shopping Center
ROSS DRESS FOR LESS petco
ULTA BEAUTY Michaels
FIVE GUYS BURGERS and FRIES Guitar Center

SONIC

Arbys verizon
sleep number



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