



Property Features

- 117,259 SF Shopping Center
- Join Kmart, Kroger, Dollar Tree, and Fresenius Medical
- Strategically located on the west side of town at the intersection of I-57 & Route 149, between Marion to the south and Benton to the north

Location Map

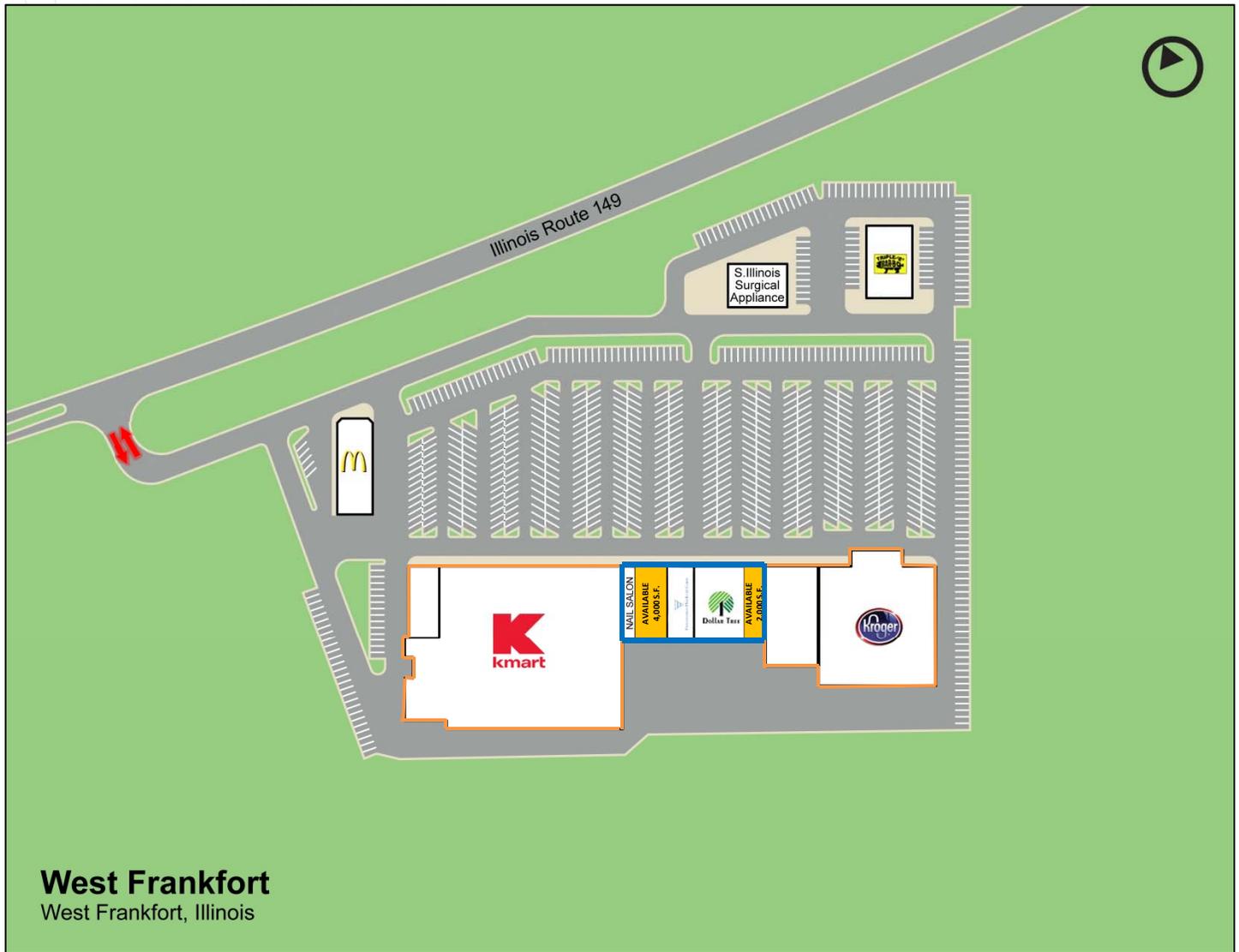


Demographics

2016 (Estimate)	3 MILE	5 MILE	10 MILE
Population	10,337	13,337	56,320
Average Household Income	\$37,325	\$41,388	\$42,577
Number of Households	4,278	5,691	24,146
Traffic Counts: I-57	35,000 ADT		
Traffic Counts: Main St.	7,000 ADT		
Parking Spaces:	617		

Contact Information

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West Frankfort
West Frankfort, Illinois

Availability

- 4,000 S.F.
- 2,000 S.F.

Ownership

Agree Realty Corporation

Brentwood Realty Associates

617 Parking Spaces

BUILDING & SITE DATA		RETAIL A	
KMART	60,842 S.F.	NAIL SALON	2,000 S.F.
KROGER	26,410 S.F.	AVAILABLE	4,000 S.F.
RETAIL A	30,069 S.F.	FRESENIUS MEDICAL CENTER	4,000 S.F.
		DOLLAR TREE	8,000 S.F.
		AVAILABLE	2,000 S.F.
TOTAL	117,321 S.F.	TOTAL	20,000 S.F.

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