

2023 DEMOGRAPHICS

1 Mile | 3 Miles | 5 Miles



Population

5,845 | 35,636 | 117,742



Daytime Population

8,315 | 26,622 | 71,817



Median Household Income

\$65,844 | \$91,490 | \$79,692

RETAIL FOR SALE OR LEASE

218 Lincoln Highway | Fairview Heights, Illinois 62208

2,928 SF on 1.10 Acres | Sale Price: \$875,000 | Lease Rate: Call for Details

PROPERTY DETAILS

Situated across from St. Clair Square,
over 1 million square feet of retail

Close proximity to IL Route 159, the primary
retail corridor in Fairview Heights, Illinois

Great visibility at the corner of Lincoln Highway & Judy Lane

With over 3 million square feet of retail, Fairview Heights is
dubbed the "retail hub of Southern Illinois"

Lincoln Highway - 18,600 VPD

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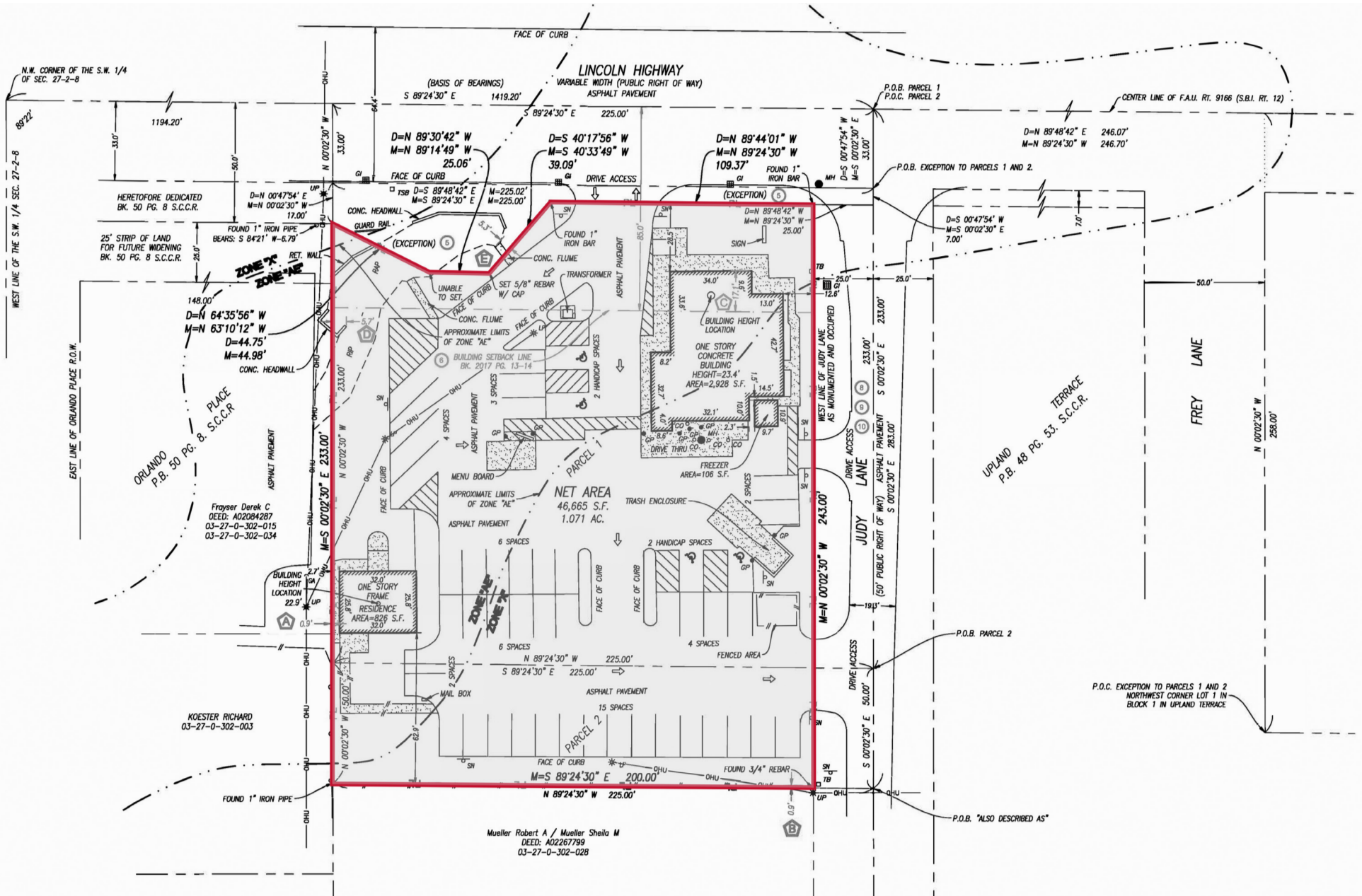
lberry@paceproperties.com

PACEPROPERTIES.COM | 314.968.9898

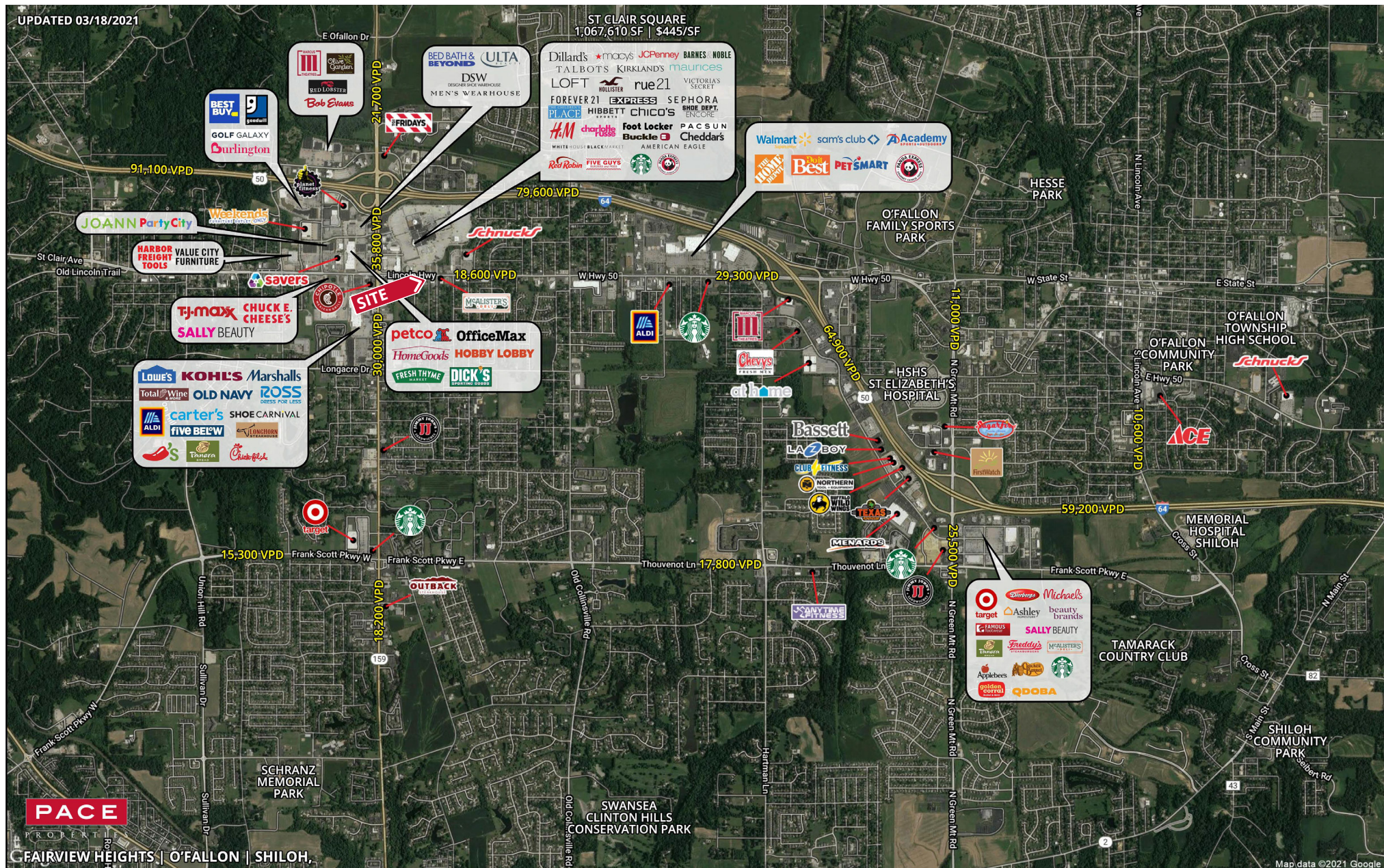
1401 South Brentwood Boulevard, Suite 900 | St. Louis, Missouri 63144

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Site Plan



Trade Area Aerial



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