



## 2025 DEMOGRAPHICS

1 Mile | 3 Miles | 5 Miles



### Population

9,579 | 46,196 | 100,478



### Daytime Population

8,093 | 36,423 | 70,274



### Median Household Income

\$47,539 | \$65,557 | \$72,665

## LAND FOR SALE

4529 West Main Street | Belleville, Illinois 62226

0.27 Acres | Sale Price: \$350,000

### PROPERTY DETAILS

Signalized corner

Excellent visibility

Pylon signage available

Access from North Belt West & West Main Street

Area retailers include Schnucks, Walmart, Aldi, Save A Lot, CVS, Target, Home Depot, & PetSmart

West Main Street - 3,750 VPD | North Belt West - 13,900 VPD

**Connor Wiemann**

314.785.7627

cwiemann@paceproperties.com

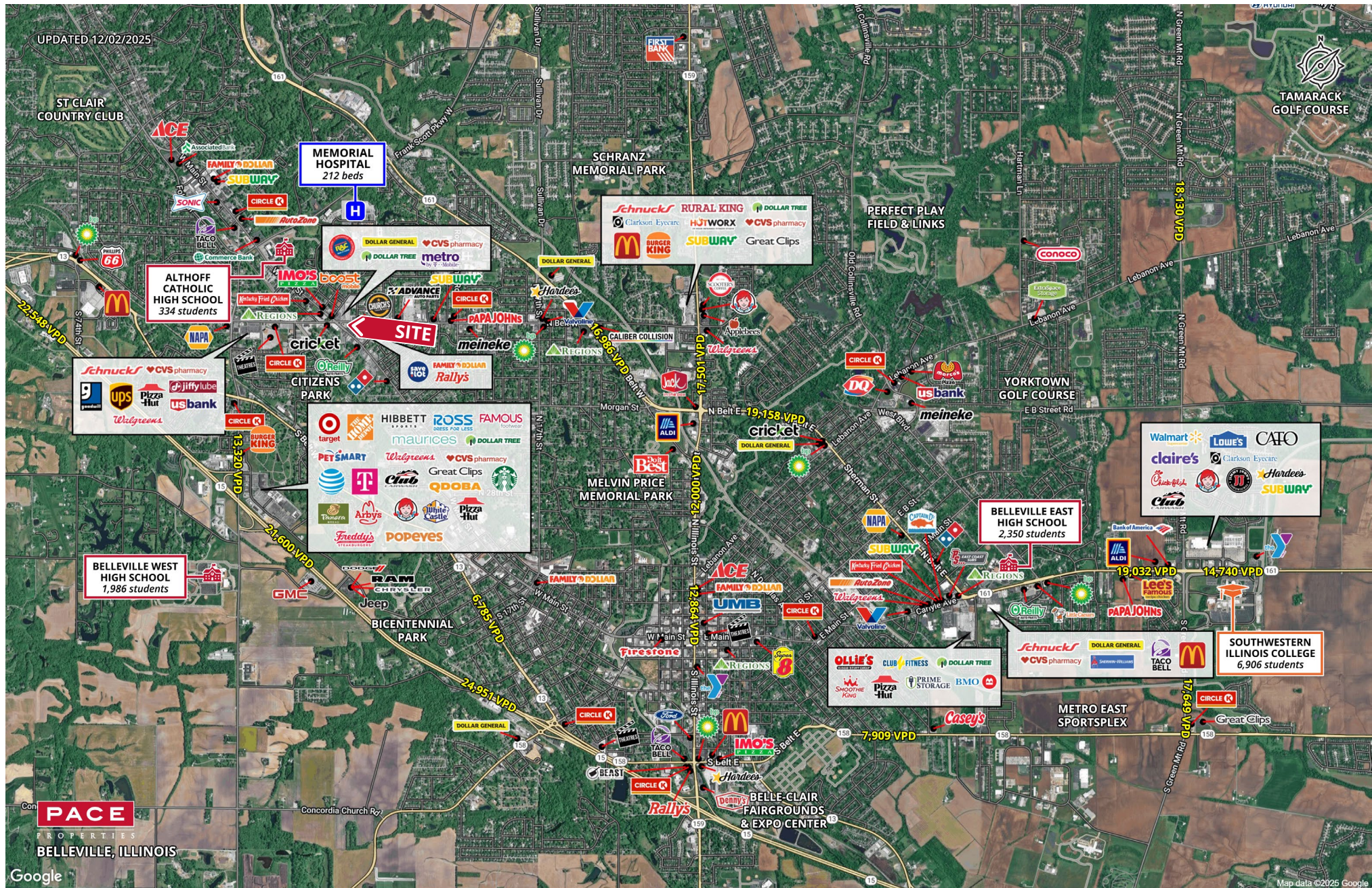
PACEPROPERTIES.COM | 314.968.9898

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

The information contained herein is not warranted, although it has been obtained from the owner/landlord of the subject property or from other sources that Pace Properties, Inc. deems reliable, and is subject to change without notice. Owner/landlord and Pace Properties, Inc. make no representations as to the environmental condition of the subject property and recommend tenant's independent investigation.



# Trade Area Aerial



PACEPROPERTIES.COM | 314.968.9898

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

The information contained herein is not warranted, although it has been obtained from the owner/landlord of the subject property or from other sources that Pace Properties, Inc. deems reliable, and is subject to change without notice. Owner/landlord and Pace Properties, Inc. make no representations as to the environmental condition of the subject property and recommend tenant's independent investigation.