



# RURAL KING CO-TENANT & OUTLOT OPPORTUNITIES

Champaign, Illinois



## HIGHLIGHTS

- Join Rural King, Sam's Club, Staples, PetSmart, Chipotle, Five Guys, and more
- Located off Interstate 74 with excellent highway visibility
- Trade area of over 270,000 people with average incomes over \$78,000
- Large employment base with over 70,000 employees within 5-mile radius
- Nearby University of Illinois enrolls over 33,600 students
- Highway-visible pylon signage available
- **AVAILABLE:**
  - Up to 25,000 SF
  - Up to 3.0 AC outlot on southeast portion of property

## DEMOGRAPHICS

POPULATION	5 MILE	10 MILE	15 MILE	20 MILE	30 MILE
2029 Projection	136,719	175,623	209,281	227,370	273,230
2024 Estimate	133,625	169,971	203,229	221,377	267,755
INCOME	5 MILE	10 MILE	15 MILE	20 MILE	30 MILE
2024 Average	\$72,064	\$78,464	\$79,004	\$79,513	\$78,850
2024 Median	\$49,571	\$55,035	\$56,539	\$57,618	\$58,130
DAYTIME POPULATION	5 MILE	10 MILE	15 MILE	20 MILE	30 MILE
2024 Employees	71,676	77,525	83,414	87,106	98,527

## LEASING INFORMATION

www.goodmanrealestate.com  
216.381.8200

### CLEVELAND

THE OFFICES OF LEGACY VILLAGE  
25333 CEDAR ROAD, SUITE 305  
CLEVELAND, OH 44124

### COLUMBUS

389 E. LIVINGSTON AVENUE  
COLUMBUS, OHIO 43215

### ALEX JUSTICE

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### MAGGIE JONES

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in conjunction with State of Illinois licensed broker



**CENTURY 21 KIMA PROPERTIES**  
1600 Broadway Avenue  
Mattoon, IL 61938



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