

SHAWNEE SQUARE



EDDIE CHERRY, CCIM

Phone: 314.647.6611 ext. 113

Eddie@ManorRealEstate.com

601 N. COMMERCIAL STREET

HARRISBURG, IL 62946

\$12-\$14 PSF NNN (\$1.90 PSF)

1,600-8,800 S.F.

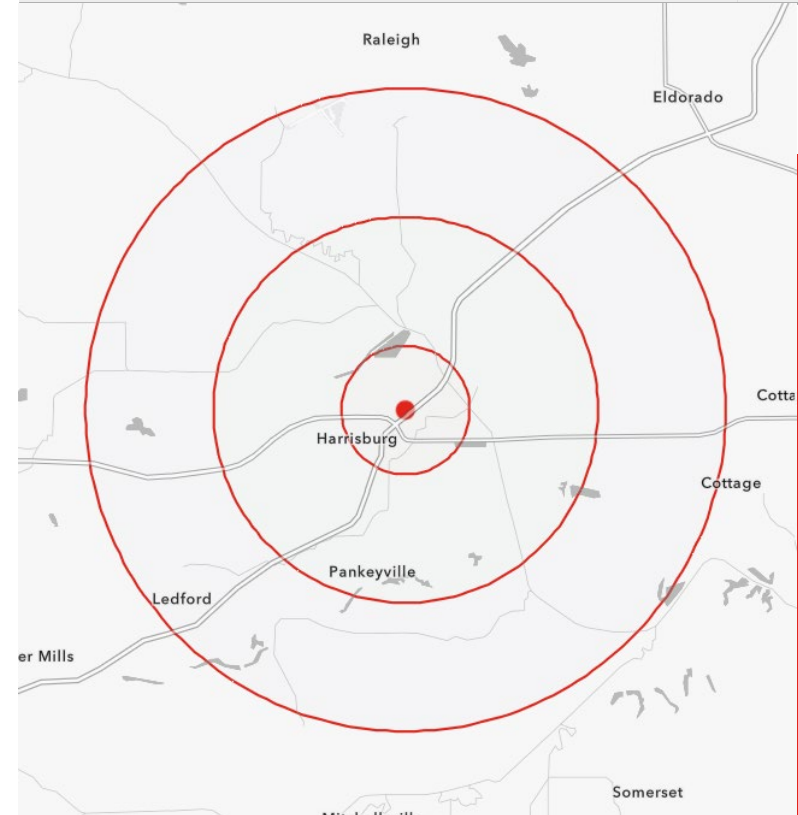
PROPERTY INFORMATION



- NOW LEASING 1,600-8,800SF AT SHAWNEE SQUARE!
- UNDER NEW OWNERSHIP
- ESTABLISHED KROGER & TRACTOR SUPPLY ANCHORED SHOPPING CENTER
- MAJOR FACADE RENOVATION COMPLETED IN 2025
- HARRISBURG HAS A POPULATION OF 9,000 PEOPLE
- TRADE AREA POPULATION EXCEEDS 33,000
- PYLON SIGNAGE & TENANT ALLOWANCE AVAILABLE

DEMOGRAPHICS

		1 MILE	3 MILES	5 MILES
POPULATION		1,477	8,455	10,147
HOUSEHOLDS		639	3,789	4,451
AVERAGE HH INCOME		\$55,967	\$70,510	\$75,465



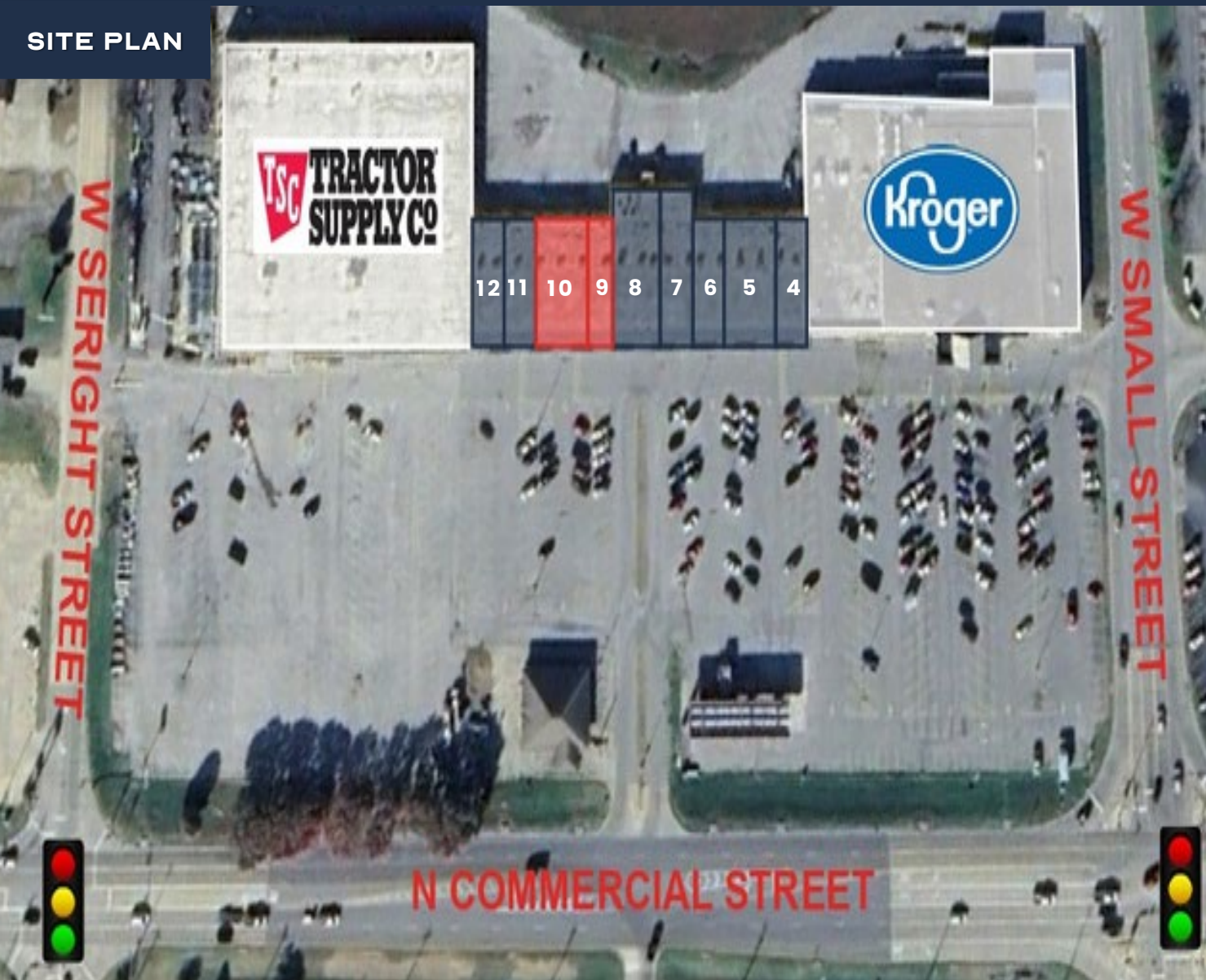
EDDIE CHERRY, CCIM

Phone: 314.647.6611 ext. 113

Eddie@ManorRealEstate.com

**601 N. COMMERCIAL STREET
HARRISBURG, IL 62946
\$12-\$14 PSF NNN (\$1.90 PSF)
1,600-8,800 S.F.**

SITE PLAN



TENANT PLAN

SUITE	TENANT	SIZE
4	Planet Hibachi	2,560 S.F.
5	Factory Connection	4,000 S.F.
6	Luxury Nails	2,400 S.F.
7	Vape	3,000 S.F.
8	Keith's Place Restaurant	5,000 S.F.
9	AVAILABLE	1,600 S.F.
10	AVAILABLE	7,200 S.F.
11	Vegas	1,280 S.F.
12	Spa	1,280 S.F.

EDDIE CHERRY, CCIM

Phone: 314.647.6611 ext. 113

Eddie@ManorRealEstate.com

**601 N. COMMERCIAL STREET
HARRISBURG, IL 62946
\$12-\$14 PSF NNN (\$1.90 PSF)
1,600-8,800 S.F.**

AERIAL



EDDIE CHERRY, CCIM

Phone: 314.647.6611 ext. 113

Eddie@ManorRealEstate.com

**601 N. COMMERCIAL STREET
HARRISBURG, IL 62946
\$12-\$14 PSF NNN (\$1.90 PSF)
1,600-8,800 S.F.**