

Wm. BOUDOURES Co.

COMMERCIAL • RETAIL • REAL ESTATE SERVICES



FOR LEASE

DEMOGRAPHICS

	3 Mi	5 Mi	7 Mil.
Population	39,080	63,440	89,881
Med. HH Income	\$102,501	\$98,417	\$94,386
# of Households	15,916	25,639	37,137

TRAFFIC VOLUME

Route 159:	26,900 VPD
Cottonwood Road:	15,200 VPD

FOR MORE INFO CONTACT:

WILLIAM BOUDOURES

wboudoures@boudoures.com

314-420-0888

ANDREW BOUDOURES

andrew@boudoures.com

224-808-1766

WM. BOUDOURES CO.

8029 Clayton Road

St. Louis, MO 63117

314-725-1997

www.boudoures.com



COTTONWOOD PLAZA

300 Junction Drive | Glen Carbon, IL 62034

PROPERTY HIGHLIGHTS

- High traffic center with excellent visibility
- Strong demographics

AREA RETAILERS INCLUDE:



RETAIL AVAILABLE



KEY

- Available:
- Leased:
- Future Site:
- Not a Part:



SITE SUMMARY	
266,119 SQ. FT.	
1. Walmart	184,409 sq. ft.
2. OfficeMax	23,500 sq. ft.
3. Goodwill	16,500 sq. ft.
4. Slackers	4,000 sq. ft.
5. Spencer Gifts	3,000 sq. ft.
6. Axes PT	3,500 sq. ft.
7. PetSmart	22,910 sq. ft.
8. CATO	5,300 sq. ft.
9. Subway	1,500 sq. ft.
10. Sport Clips	1,500 sq. ft.
11. Chase Bank ATM	
12. Papa John's	
14. Apple Bee's	

AERIAL

