

OFFICE FOR LEASE

HBT - QUINCY

3215 MAINE STREET, QUINCY, IL 62301



GARRISON GROUP KELLER WILLIAMS

739 S Fifth St
Springfield, IL 62703



Each Office Independently Owned and Operated

PRESENTED BY:

AUGUST KLEINSCHMIDT

O: (217) 241-0202
akleinschmidt@garrisongroupinc.com
475186705, Illinois

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3215 MAINE STREET



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EXECUTIVE SUMMARY

3215 MAINE STREET



OFFERING SUMMARY

LEASE RATE:	\$10.00
LEASE TERM:	36 to 60 months
BUILDING SF:	8,853
RENTABLE SF:	1,575
AVAILABLE SF:	1,575
BUILDING CLASS:	A
FLOORS:	2
PARKING:	On Site

PROPERTY OVERVIEW

Prime location in a professional building with great exposure set on the corner of Maine and 33rd. Space located in the lower-level walkout with 2 adjoining units. Base rent plus CAM cost average \$175.00 for the 1st year. Space is without flooring and can be a negotiating item.



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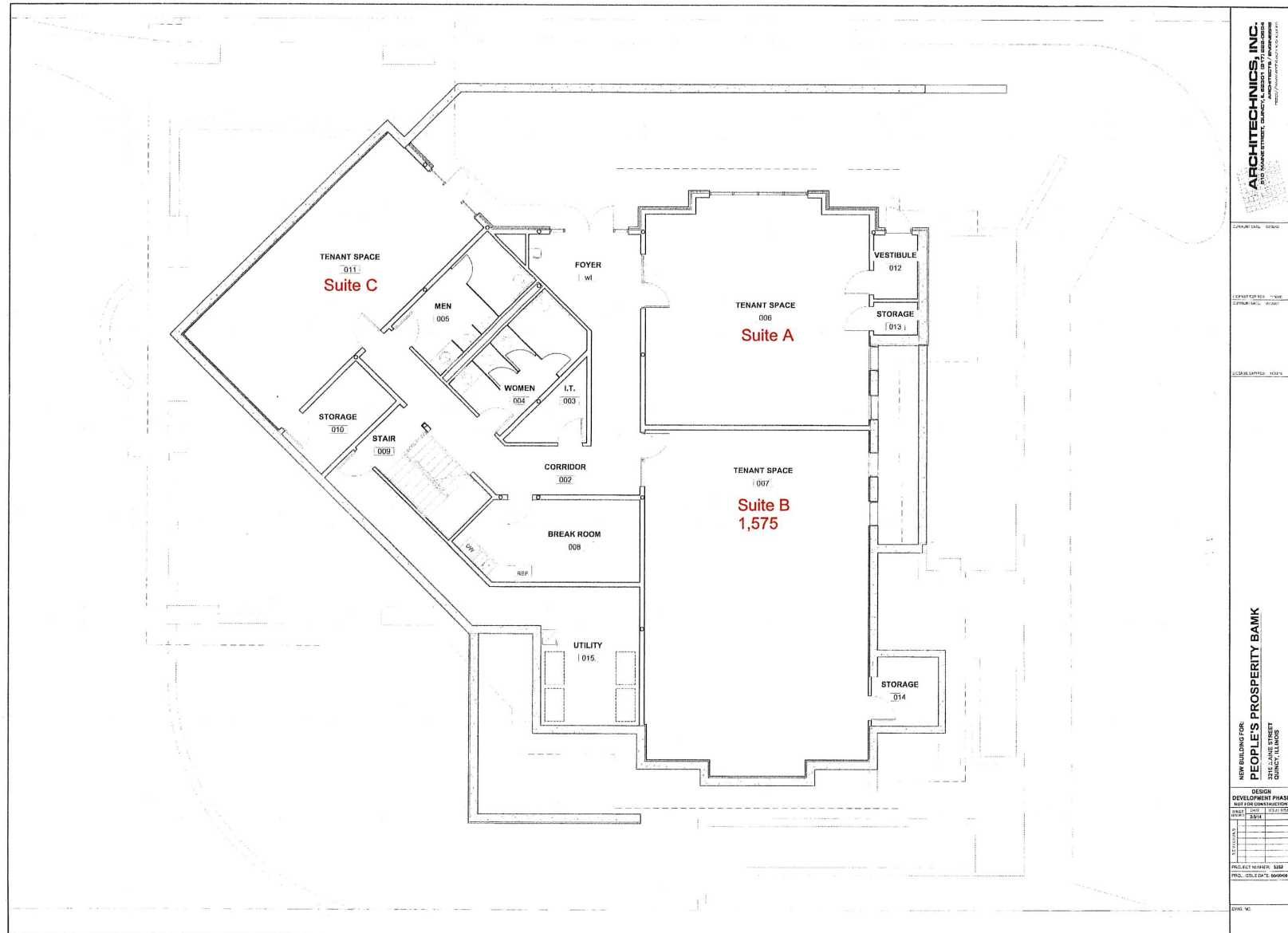


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ATTACHMENT 1

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LOCATION MAPS

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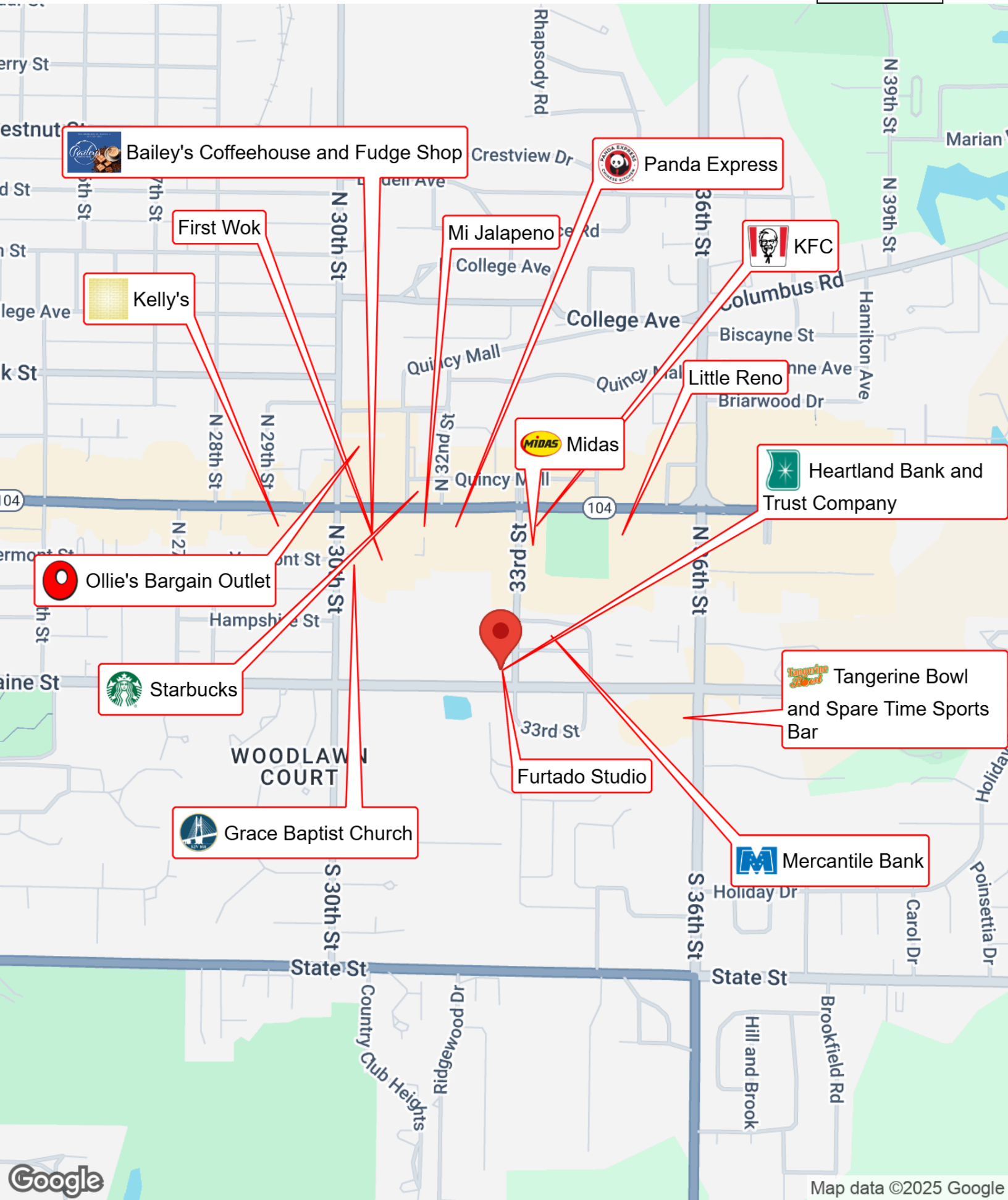


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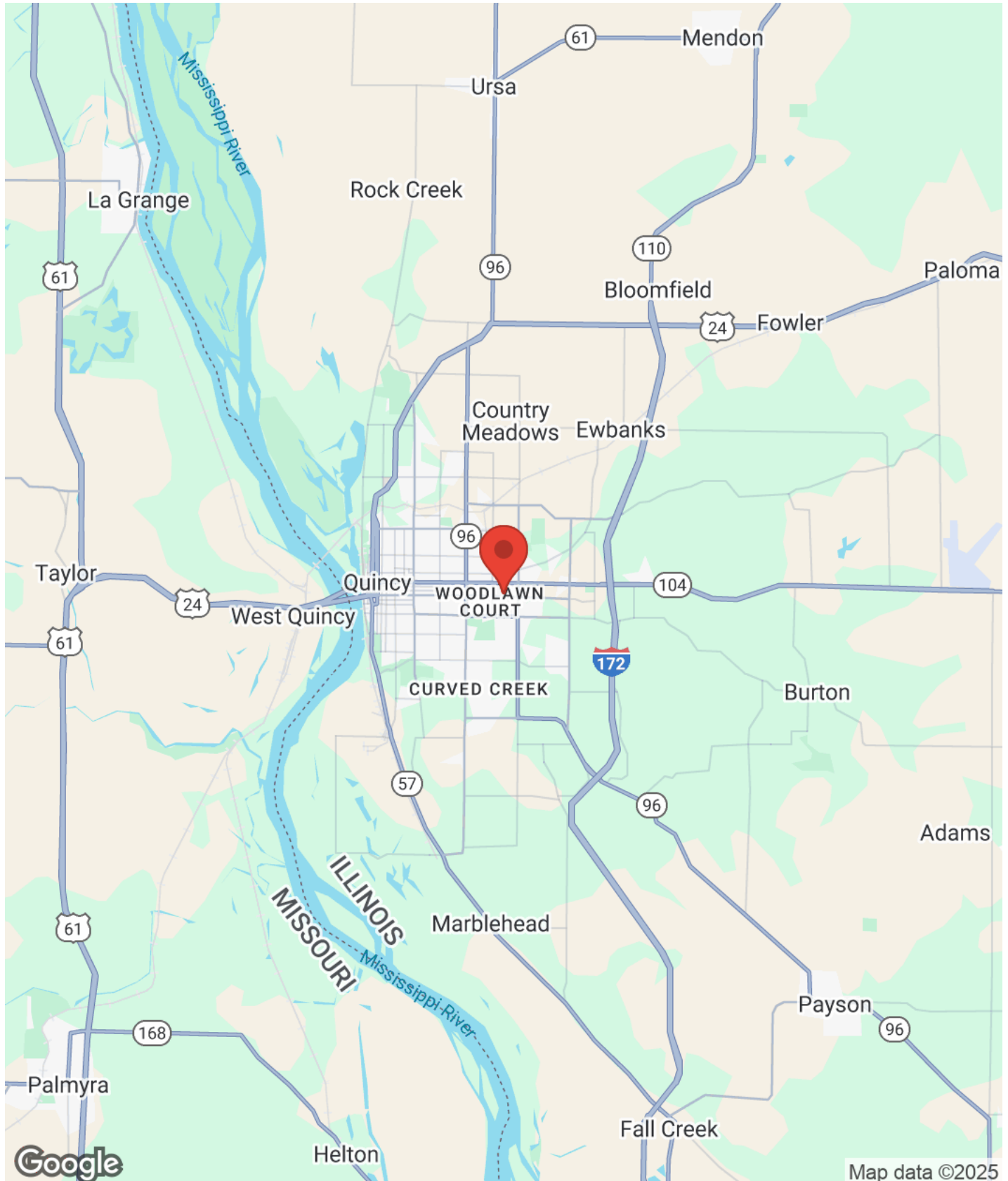
BUSINESS MAP

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REGIONAL MAP

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AERIAL MAP

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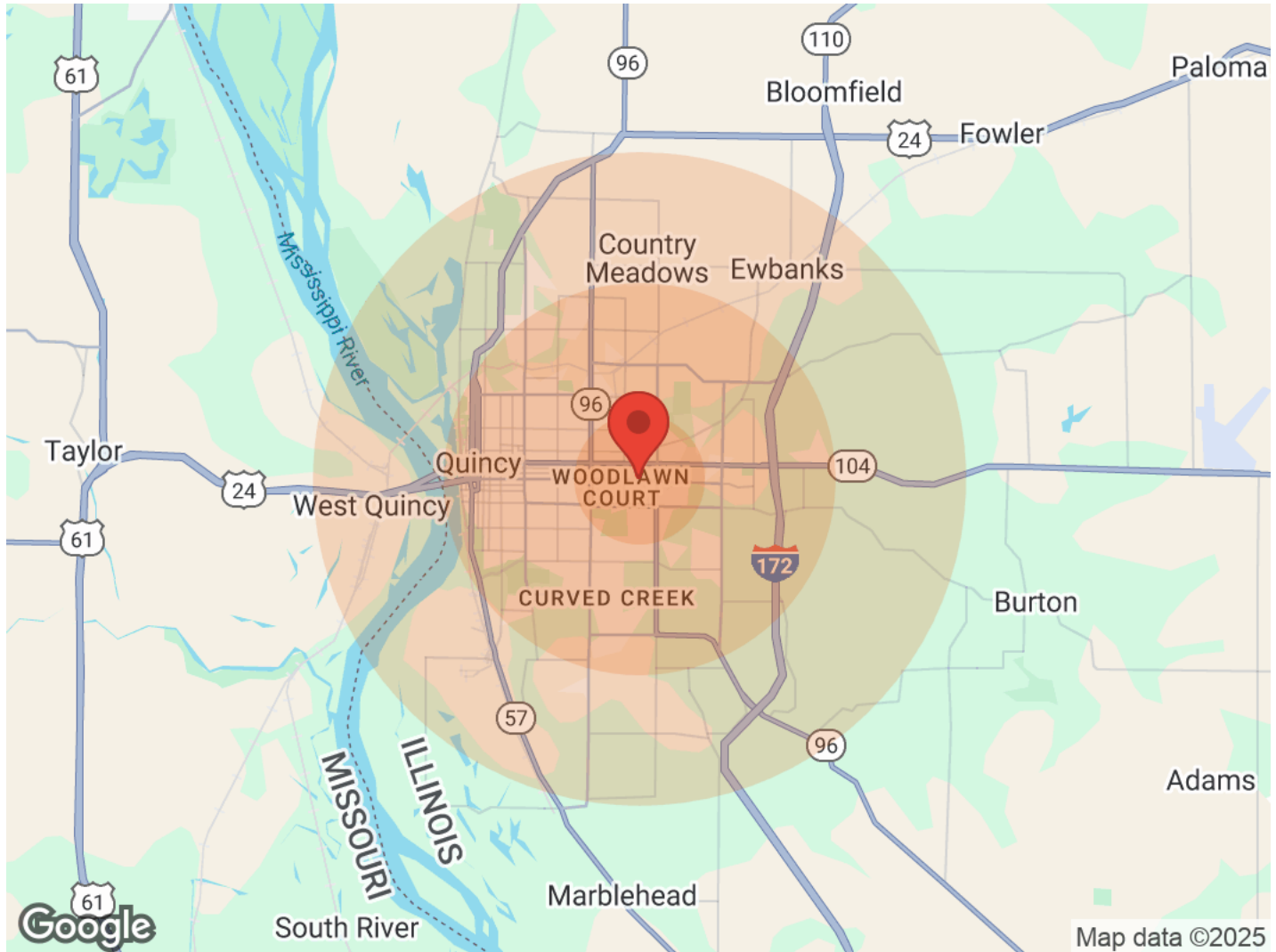


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DEMOGRAPHICS

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Population	1 Mile	3 Miles	5 Miles	Income	1 Mile	3 Miles	5 Miles
Male	3,027	21,229	23,875	Median	\$39,920	\$38,872	\$39,876
Female	3,323	23,276	26,158	< \$15,000	449	2,992	3,349
Total Population	6,350	44,505	50,033	\$15,000-\$24,999	414	2,754	2,990
				\$25,000-\$34,999	306	2,463	2,696
				\$35,000-\$49,999	437	2,896	3,211
				\$50,000-\$74,999	465	3,405	3,770
				\$75,000-\$99,999	401	1,979	2,270
				\$100,000-\$149,999	266	1,263	1,631
				\$150,000-\$199,999	67	338	396
				> \$200,000	51	469	477
Age	1 Mile	3 Miles	5 Miles	Housing	1 Mile	3 Miles	5 Miles
Ages 0-14	1,128	8,220	9,177	Total Units	3,122	21,219	23,665
Ages 15-24	770	5,717	6,476	Occupied	2,968	19,552	21,872
Ages 25-54	2,039	16,774	18,892	Owner Occupied	2,122	12,949	14,935
Ages 55-64	796	5,241	5,949	Renter Occupied	846	6,603	6,937
Ages 65+	1,617	8,553	9,539	Vacant	154	1,667	1,793
Race	1 Mile	3 Miles	5 Miles				
White	6,068	42,371	47,816				
Black	139	1,371	1,418				
Am In/AK Nat	N/A	4	4				
Hawaiian	N/A	N/A	N/A				
Hispanic	57	241	243				
Multi-Racial	198	1,300	1,372				

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