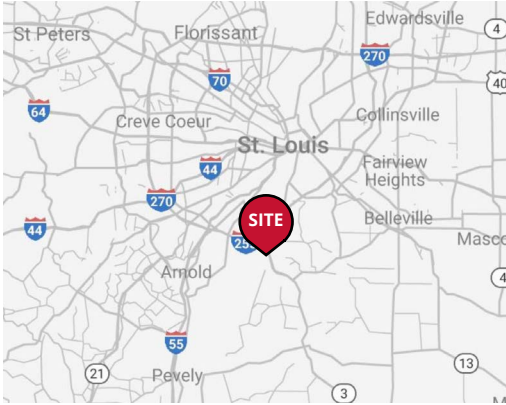


**New Construction!**



**2024 DEMOGRAPHICS**

3 Mile | 5 Miles | 10 Miles



**Population**

11,493 | 43,523 | 366,857



**Daytime Population**

6,927 | 24,264 | 227,540



**Median Household Income**

\$92,958 | \$85,695 | \$73,249

# OUTLOT PAD FOR LEASE

Southport Plaza

Palmer Road & Southport Drive | Columbia, Illinois 62236

1 Acre | Call for Details

## PROPERTY DETAILS

Ground lease or build-to-suit opportunity

Drive-thru potential

Visibility from Highway 3 (29,500 VPD)

New construction multi-use development adjacent to pad

Draws from soccer park and key stop Shell gas station

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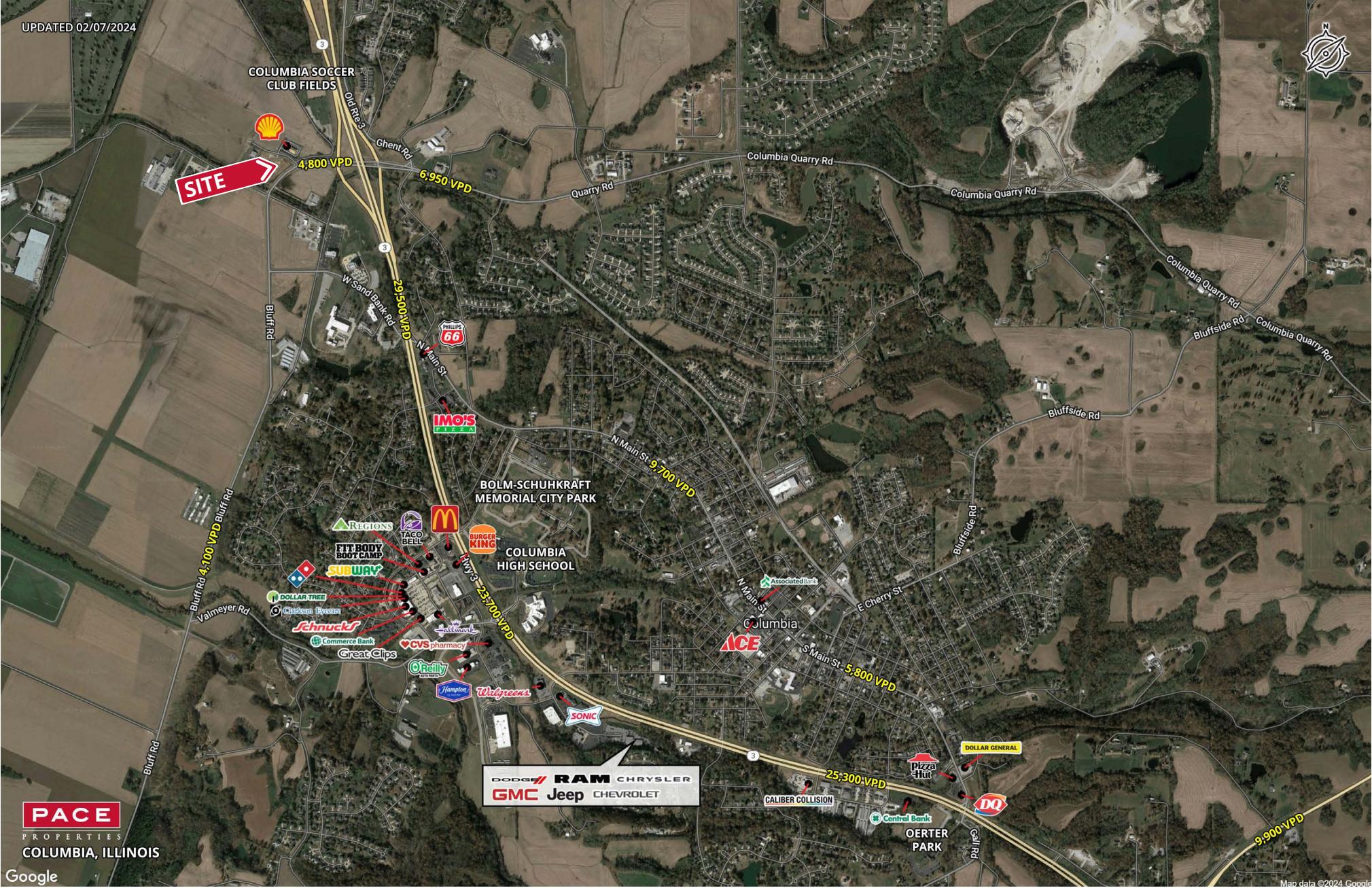
[PACEPROPERTIES.COM](https://www.paceproperties.com) | 314.968.9898

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

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# Trade Area Aerial



UPDATED 02/07/2024



**SITE**

COLUMBIA SOCCER CLUB FIELDS



4,800 VPD

6,950 VPD

25,500 VPD



IMO'S

BOLM-SCHUHKRÄFT MEMORIAL CITY PARK



COLUMBIA HIGH SCHOOL



FIT BODY BOOTCAMP

SUBWAY



Schnucks

Commerce Bank

CVS pharmacy



SOMC

DODGE RAM CHRYSLER  
GMC Jeep CHEVROLET

ACE

Columbia

E Cherry St

N Main St

S Main St

5,800 VPD

Pizza Hut

DOLLAR GENERAL

25,300 VPD

CALIBER COLLISION

Central Bank

OERTER PARK

DQ

9,900 VPD

**PACE**

PROPERTIES

COLUMBIA, ILLINOIS

Google

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# Site Plan

Space	Status	SF
302	AVAILABLE	1,525
304	Kish and Marshal Accounting and Tax	745
306	AVAILABLE	1,525
310	The Office Parlor	1,525
312	AVAILABLE	745
314	AVAILABLE	1,525
Outlot Pad	AVAILABLE	1.00 AC

**Proposed Future Buildings  
Up to 18,000 SF**





*Outlot Side View*



*Outlot from Rear*

