

# FOR LEASE

900 E Walnut St  
Carbondale, IL 62901



## PROPERTY DETAILS

- Prime Medical Office Suites For Lease:
  - Building Size: 24,960 SF
  - Suite 3: 3,494 SF
  - Suite 4: 1,629 SF — 2nd gen medical office/lab space
  - Suite 6: 2,629 SF — 2nd gen medical office space
  - Suite 8: 2,258 SF
- Ample on-site parking and easy patient access
- In the heart of Carbondale's medical provider setting
- Custom built-to-suit layouts to accommodate growth
- Close proximity to high-traffic retail and residential areas
- Convenient location and access to US-13 and Highway 51
- Just 1 mile from Memorial Hospital of Carbondale, SIH Prairie Heart Institute, and Southern Illinois Healthcare Medical Center
- Prominent signage opportunities available

## CONTACT

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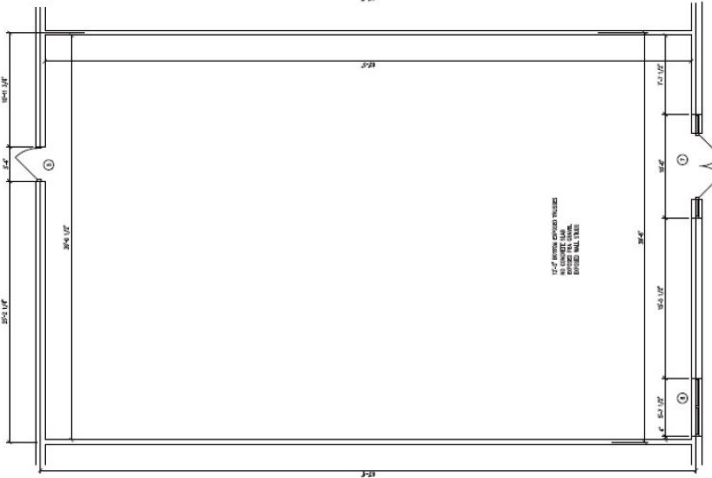
# FLOOR PLAN

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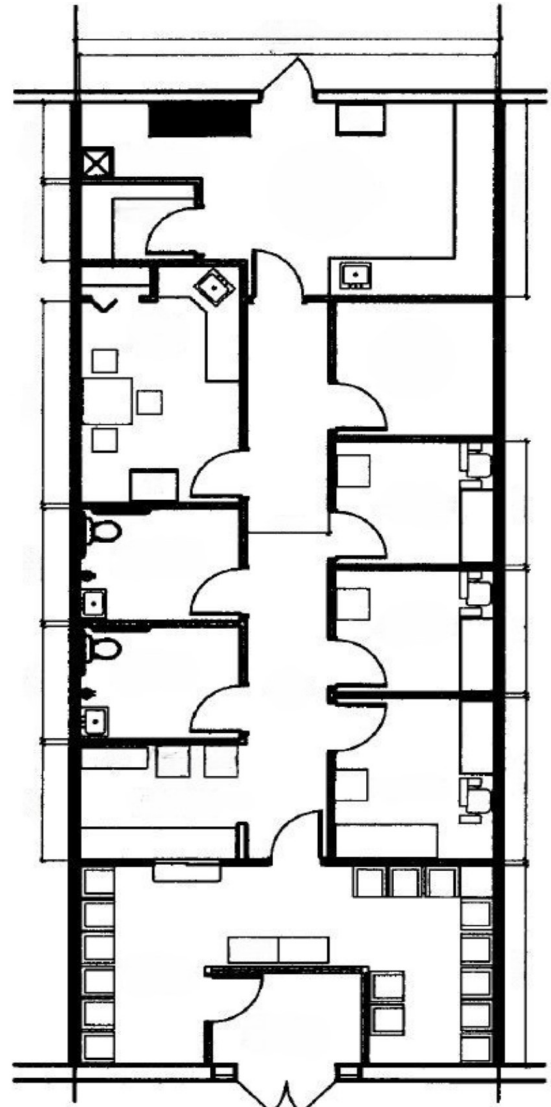


Building Size | 24,960 SF

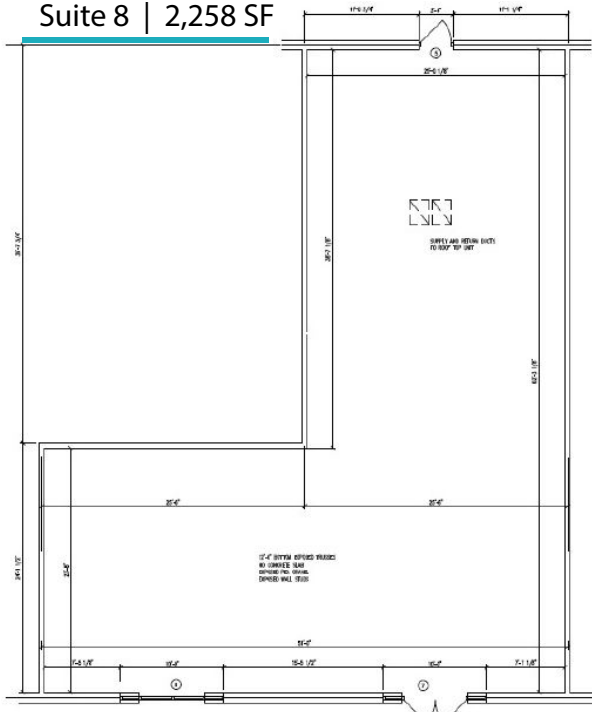
Suite 3 | 2,494 SF



Suite 4 | 1,629 SF



Suite 8 | 2,258 SF



Key Plan







## DEMOGRAPHICS (3 - mile radius)



168,611  
Population



38.5  
Median Age



72,699  
Households



\$54,707  
Per Capita  
Income



\$80,829  
Median Household  
Income



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