

FOR LEASE

WHITE OAKS PLAZA

3003 S Veterans Parkway
Springfield, Illinois



SITE SUMMARY

- 320,933 SF Regional Shopping Center
- Anchored by Kohl's, TJ Maxx and HomeGoods
- Ranks in top 12% of Shopping Centers in Illinois
- Located in the Heart of Springfield's Retail Corridor
- Prime Visibility along Veterans Parkway and Wabash Avenue



Eric Gonsler
egonsler@rhjohnson.com | 816.268.2434

Mike Johnson
mjohnson@rhjohnson.com | 816.268.2424

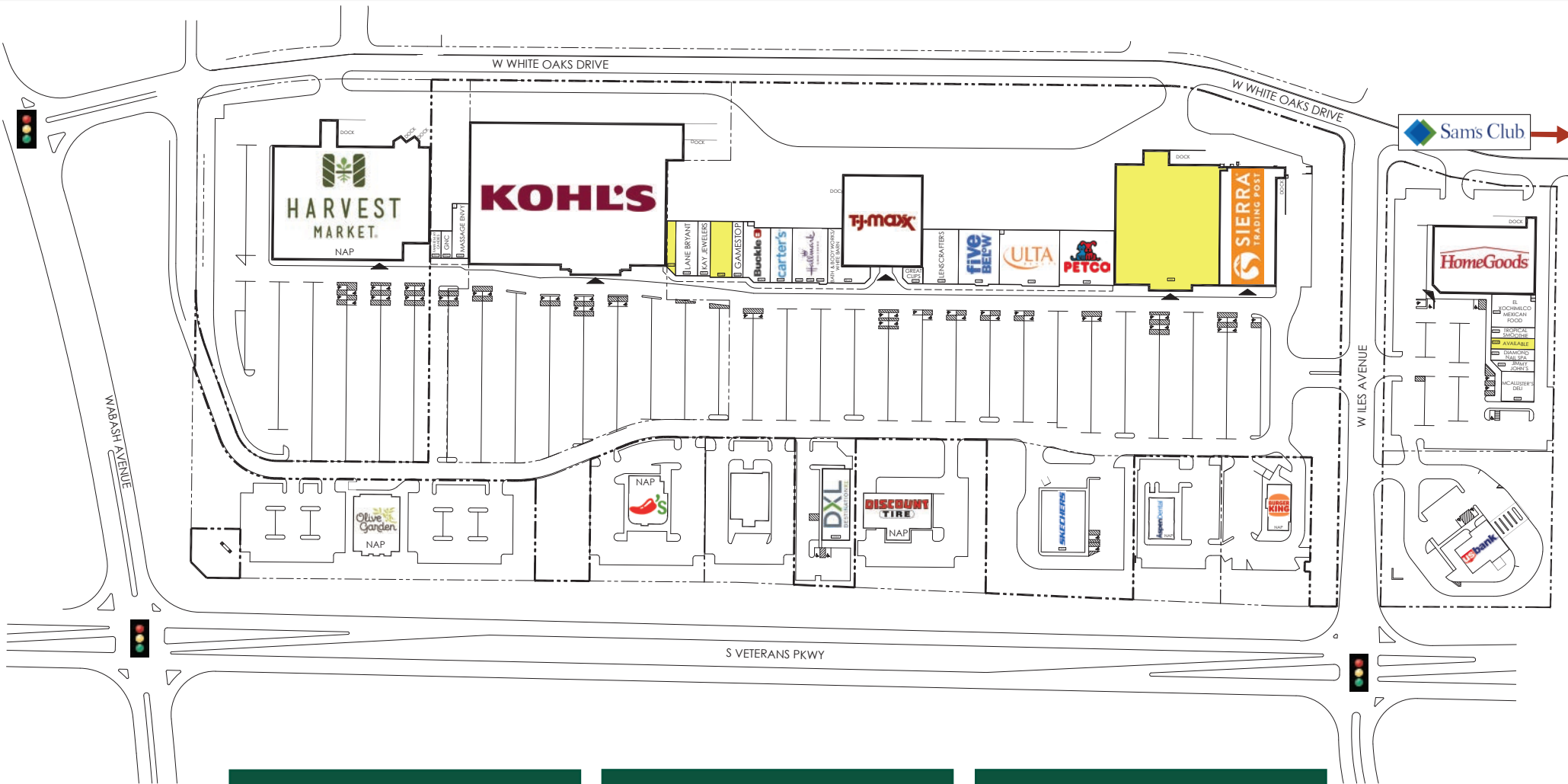
4520 Madison Avenue, Suite 300 • Kansas City, MO 64111 • 816.561.5551 • rhjohnson.com

While this information is deemed correct, no representation is made as to the accuracy thereof. This information is subject to errors, omissions and change of terms at any time. The property may be withdrawn from the market without notice.





SITE PLAN



Suite	Tenant	SF
AO1	Fannie May Candies	1,000 SF
AO2	GNC	1,000 SF
AO3	Consumer Cellular	2,949 SF
XJ	Kohl's	97,245 SF
B01A	AVAILABLE	2,300 SF
B02	Kay Jewelers	2,300 SF
B03B	AVAILABLE	4,093 SF
B04A	Gamestop	2,057 SF
B06A	Buckle	4,993 SF
B06B	Carter's	4,000 SF

Suite	Tenant	SF
B07-B09	Hallmark	6,534 SF
B12	Bath & Body Works/White Barn	4,087 SF
XB	TJ Maax	25,000 SF
C01	Great Clips	1,060 SF
C02	Lenscrafters	6,500 SF
C03B	Five Below	7,559 SF
C07A	Ulta	11,108 SF
C09	Petco	10,000 SF
XA	AVAILABLE	45,194 SF
XG	Sierra	23,181 SF

Suite	Tenant	SF
XH01	HomeGoods	23,800 SF
D01A	El Xochimilco Mexican Food	4,700 SF
D03	Tropical Smoothie	1,600 SF
D04	AVAILABLE	1,600 SF
D05	Diamond Nail Spa	1,653 SF
D06	Jimmy John's	1,400 SF
D09	McAllister's Deli	3,260 SF
LL05A	DXL	6,665 SF
LL03	Skechers	9,000 SF
LL10	US Bank	5,025 SF

While this information is deemed correct, no representation is made as to the accuracy thereof. This information is subject to errors, omissions and change of terms at any time. The property may be withdrawn from the market without notice.

PROPERTY OVERVIEW



PROPERTY OVERVIEW



Summary Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
 Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 39.765/-89.7077

White Oaks Plaza	1 mi	3 mi	5 mi
3003 S Veterans Pkwy, Springfield, IL 62704	radius	radius	radius
Population			
2025 Estimated Population	6,962	50,829	100,111
2030 Projected Population	6,870	49,718	98,055
2020 Census Population	7,047	50,565	100,152
2010 Census Population	6,869	49,695	100,397
Projected Annual Growth 2025 to 2030	-0.3%	-0.4%	-0.4%
Historical Annual Growth 2010 to 2025	-	0.2%	-
2025 Median Age	48.9	43.1	40.1
Households			
2025 Estimated Households	3,329	24,085	46,122
2030 Projected Households	3,322	23,822	45,655
2020 Census Households	3,317	23,854	45,527
2010 Census Households	3,106	23,019	44,629
Projected Annual Growth 2025 to 2030	-	-0.2%	-0.2%
Historical Annual Growth 2010 to 2025	0.5%	0.3%	0.2%
Race and Ethnicity			
2025 Estimated White	79.7%	77.8%	71.4%
2025 Estimated Black or African American	10.3%	12.9%	20.2%
2025 Estimated Asian or Pacific Islander	6.2%	4.6%	3.3%
2025 Estimated American Indian or Native Alaskan	0.1%	0.1%	0.2%
2025 Estimated Other Races	3.7%	4.5%	4.9%
2025 Estimated Hispanic	2.6%	3.3%	3.4%
Income			
2025 Estimated Average Household Income	\$126,521	\$119,377	\$99,546
2025 Estimated Median Household Income	\$93,124	\$86,885	\$72,952
2025 Estimated Per Capita Income	\$60,570	\$56,669	\$46,056
Education (Age 25+)			
2025 Estimated Elementary (Grade Level 0 to 8)	0.6%	1.2%	2.1%
2025 Estimated Some High School (Grade Level 9 to 11)	2.6%	2.6%	5.0%
2025 Estimated High School Graduate	21.2%	21.5%	25.8%
2025 Estimated Some College	19.2%	20.2%	20.6%
2025 Estimated Associates Degree Only	9.0%	8.5%	8.5%
2025 Estimated Bachelors Degree Only	27.5%	25.9%	22.1%
2025 Estimated Graduate Degree	19.9%	20.0%	15.9%
Business			
2025 Estimated Total Businesses	875	2,222	4,526
2025 Estimated Total Employees	11,961	27,018	65,405
2025 Estimated Employee Population per Business	13.7	12.2	14.5
2025 Estimated Residential Population per Business	8.0	22.9	22.1

©2025, Sites USA, Chandler, Arizona, 480-491-1112 Demographic Source: Applied Geographic Solutions 5/2025, TIGER Geography - RS1

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

