

# JUNCTION CITY SHOPPING CENTER

5901 N PROSPECT AVE - PEORIA

Joseph & Camper  
COMMERCIAL



## FOR LEASE:

277 - 15,080 SF RETAIL/RESTAURANT/OFFICE  
NEGOTIABLE PRICING

### PROPERTY FEATURES

- Join a variety of up-scale shops and restaurants in Junction City Shopping Center.
- Commercial space available for lease in the heart of Peoria on the principal north/south corridor of Knoxville Ave near the corner of Prospect Road.
- Retail/ Restaurant and office space available with sizes range from 277 SF to 7,560 SF.
- Available spaces include former restaurants with some equipment remaining as well as former salons with plumbing in place.
- Average Daily Traffic Counts of 21,800 and a high surrounding population base with strong demographics.





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### Junction City Proper Building

Suite	Tenant
JC - 1	Rachel Rene
<b>JC - 2</b>	<b>1,929 SF Restaurant</b>
<b>JC - 3A</b>	<b>1,005 SF Retail</b>
JC - 3B	Princess Gallery
JC - 4	Apricot Lane
<b>JC - 5A</b>	<b>7,560 SF Restaurant</b>
	<b>(can combine with 5B - 15,080 SF)</b>
<b>JC - 5B</b>	<b>7,520 SF (with vault)</b>
JC - 6A	The Bronze Frog
JC - 6B	Mohr & Kerr Engineering & Land Surveying
JC - 7A	YouAre Launched
JC - 7B	Management Office
<b>JC - 8</b>	<b>1,098 SF (salon space)</b>
JC - 9	Junction City Barbers
JC - 10	Tavern on Prospect
JC - 11	Gysin Eye Care
<b>JC - 12</b>	<b>1,332 SF Retail</b>
JC - 13	Junction City Pub
JC - 14A	John M. Mabree
<b>JC - 14B</b>	<b>400 SF Office</b>
JC - 14C	BrightStar Care
JC - 14E	Peoria Public School Foundation
<b>JC - 14F1</b>	<b>311 SF Office</b>
<b>JC - 14F2</b>	<b>311 SF Office</b>
JC - 14G	Real Estate Drop Box
JC - 15	Sweet Cece's
JC - 18	Random
JC - 19	GKB Candle Co.

### The Warehouse Building

Suite	Tenant
WH - A1A	Shampoo Bar
WH - A1B	Shampoo Bar
WH - A2	New You Health
<b>WH - A3</b>	<b>277 SF</b>
WH - B/C	Benjamin F Edwards Co.
WH - D1	Jacaranda Yoga
WH - D2	New You Health
WH - D3	Jacaranda Yoga
WH - E	Preckshot Pharmacy
WH - F	G.P. Miller Floral
WH - G	Natural Nails
WH - H1	Mathnasium
WH - H2	Fashionably Late Consignment
WH - I	Fashionably Late Consignment
WH - J	Asia Grill
WH - K	Eat & Evolve
WH - L	Farrell's Extreme Bodyshaping

### Junction City Retail Building

Suite	Tenant
JCR - 1	Hacienda El Mirador
JCR - 2	Pink Sugar
JCR - 2A	Silk Road Inspirations
JCR - 3	Hounds & Co.
JCR - 4	Studio B Hair Design
JCR - 5	Childers Eatery

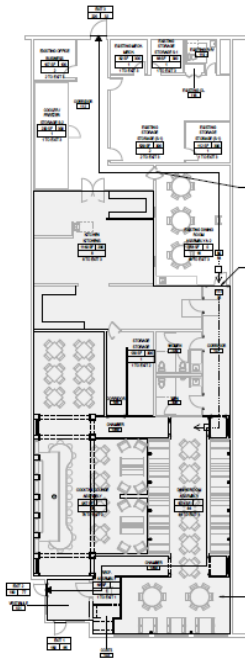
### Townhall Building

Suite	Tenant
TH - 101A	Real Smooth Foods
TH - 101B	Carle Health
TH - 105	Nikki Burk Counseling Services
TH - 106	Beauty Lounge
TH - 107	Rebel Roots Hair Haus
TH - 201A	Mead & Hunt
TH - 201B	Rantisi Law LLC
TH - 202	Life Stance Health

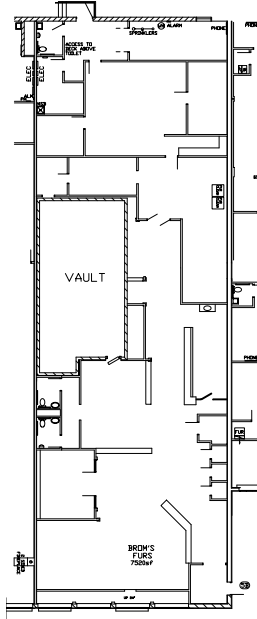


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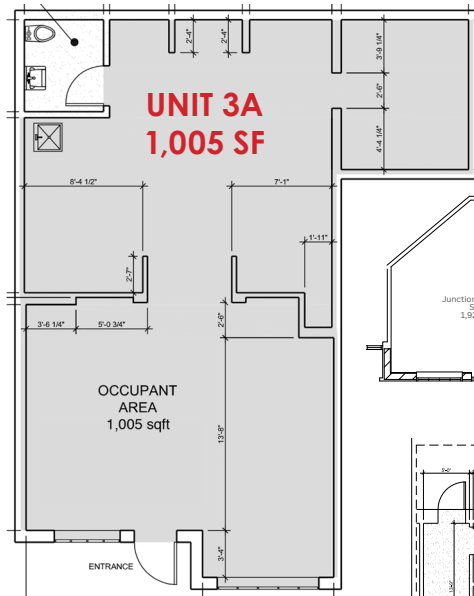


**UNIT 5A**  
**7,560 SF**

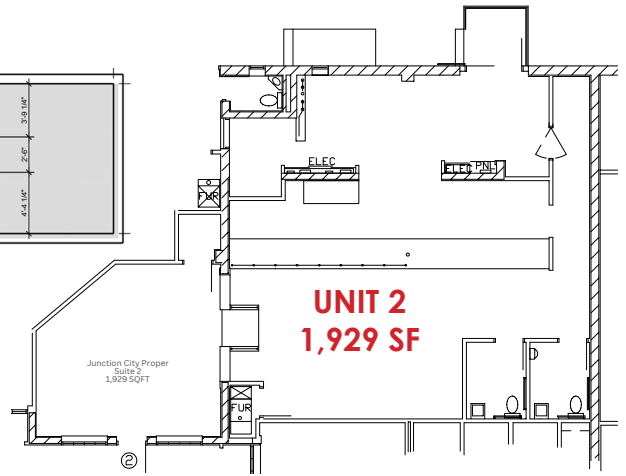


**UNIT 5B**  
**7,520 SF**

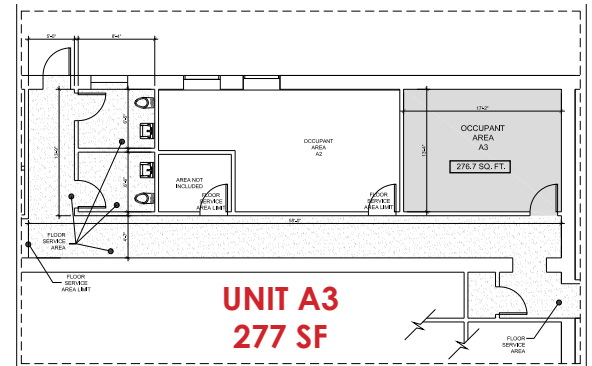
**CAN COMBINE TO  
OFFER 15,080 SF**



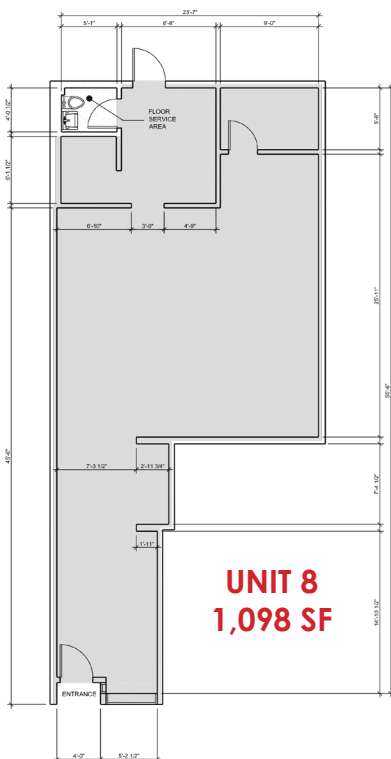
**UNIT 3A**  
**1,005 SF**



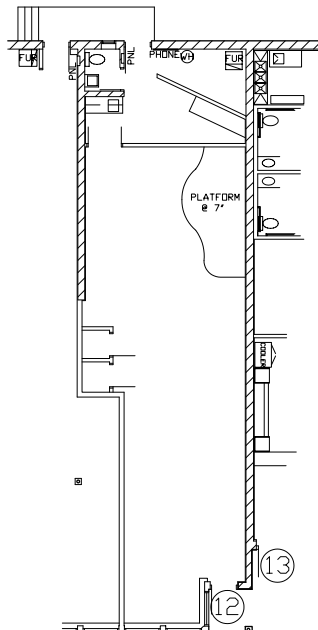
**UNIT 2**  
**1,929 SF**



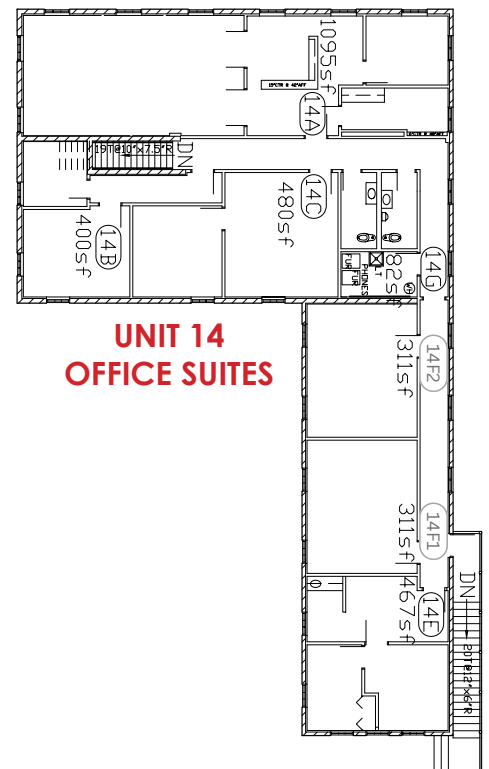
**UNIT A3**  
**277 SF**



**UNIT 8**  
**1,098 SF**



**UNIT 12**  
**1,332 SF**



**UNIT 14**  
**OFFICE SUITES**



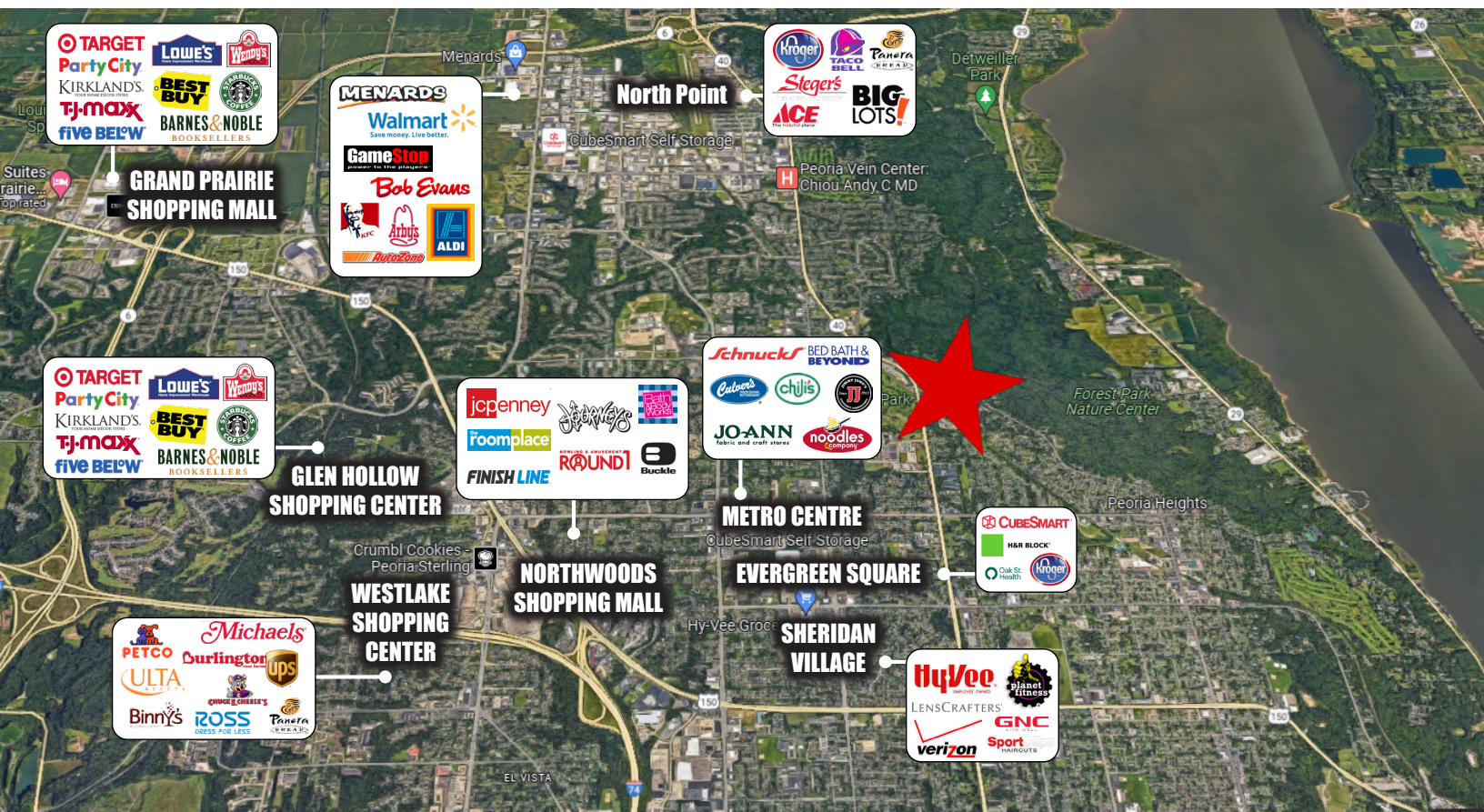
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Junction City Shopping Center is home to a variety of sophisticated shops and restaurants set in a unique railroad-themed center. Junction City was constructed in the 1960's and designed to resemble an early 1900's train station. The center was styled to complement the exterior of the former adjacent Vonachen's Old Place Restaurant, a long standing Peoria institution, that featured a vintage dining car and caboose. Junction City's aesthetic was completed with a boardwalk, town hall, and water tower brought to Peoria from Colorado. The center has been extensively renovated and developed over the years in a manner that maintains its original charm. Junction City has always been a place to gather for live music, art shows and festivals of all kinds. Many of the basic services offered by the original shops - barber shop, hair salon, and restaurants- are still offered today. With its elegant dining, gourmet carryout, designer fashions, and one-of-a-kind home accessories, Junction City is a neighborhood retail center as well as a leisure-time destination.





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## PROPERTY DETAILS

PROPERTY TYPE	RETAIL/OFFICE/ RESTAURANT
SPACE AVAILABLE	SEE CHART ON PG 2
ZONING	C-2
PARKING	LARGE ON-SITE LOT
LEASE PRICE	NEGOTIABLE
LEASE TYPE	NNN



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