



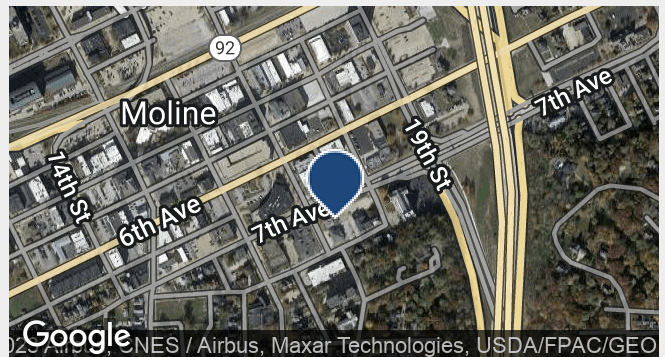
1702-1704 7th Avenue

Moline, Illinois 61265

Sale Price: \$139,000

Property Features

- Large private parking lot to the East of the building
- Full basement
- Can be split into two separate units
- Bathrooms are small, but plenty of space for expansion
- Property has had roof work done
- All brick exterior
- Good visibility from 7th Avenue
- Next to Mid-American and Fire Department



BUILDING SIZE:	3,277 SF
YEAR BUILT:	1942
ANNUAL TAXES:	\$5,020.36 (2015)
ZONING:	B-2
PARCEL ID:	081202
MLS ID #	7036004, 7036005

For more information:

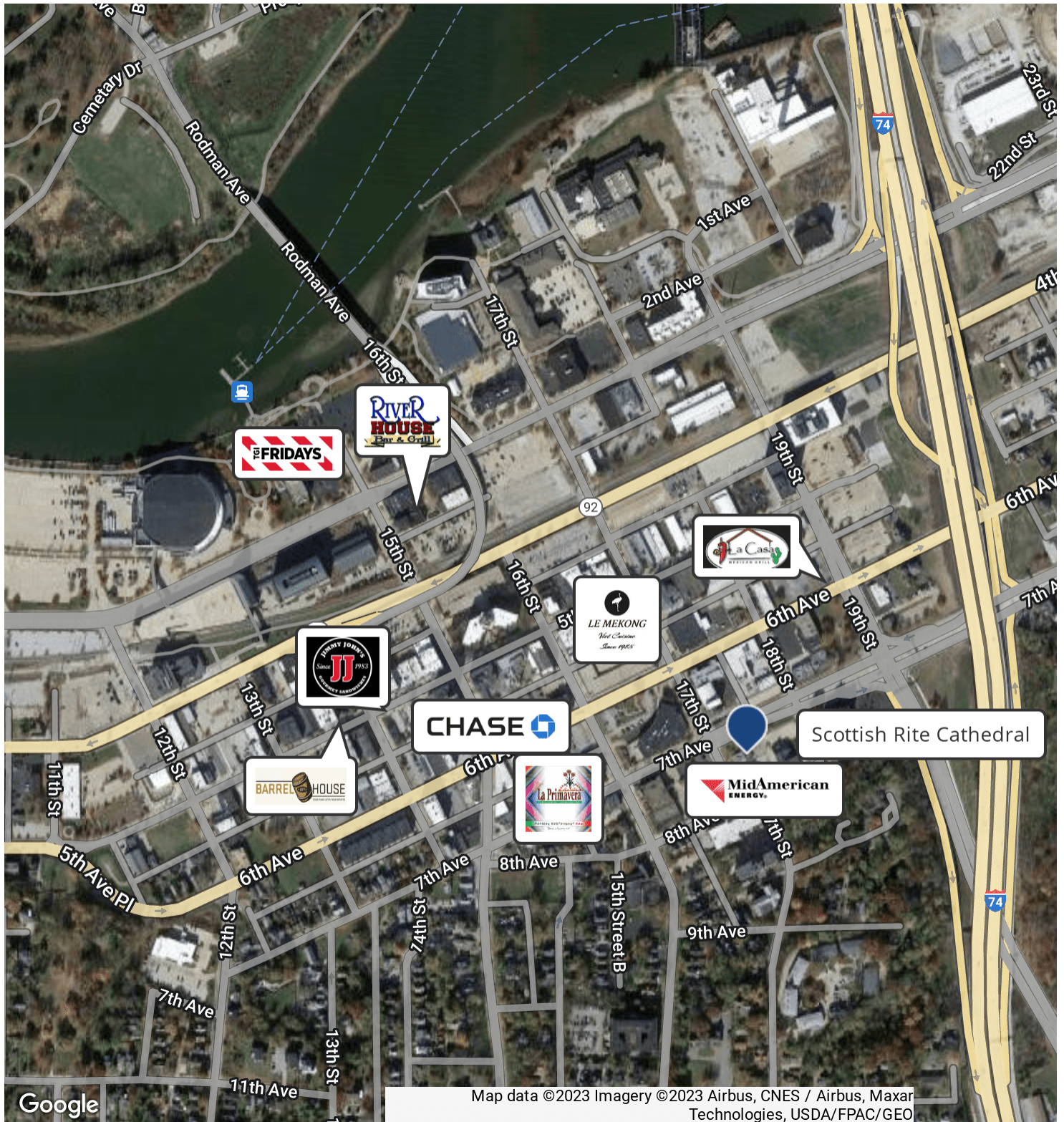
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For Sale

Office/Retail Space

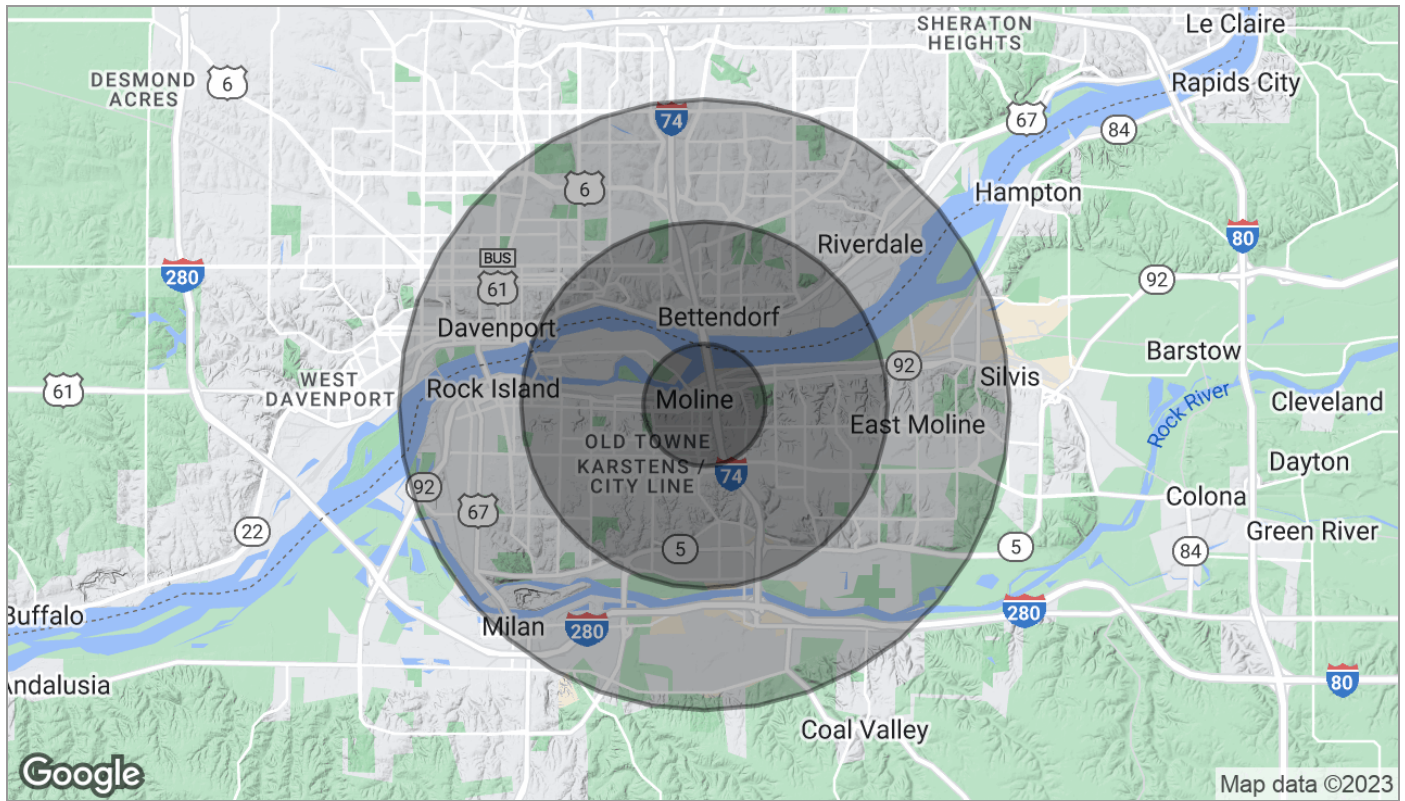
3,277 SF



For Sale

Office/Retail Space

3,277 SF



Population

	1 Mile	3 Miles	5 Miles
TOTAL POPULATION	11,812	77,458	180,808
MEDIAN AGE	31.3	38.1	38.3
MEDIAN AGE (MALE)	31.5	36.3	36.7
MEDIAN AGE (FEMALE)	31.6	39.2	39.6

Households & Income

	1 Mile	3 Miles	5 Miles
TOTAL HOUSEHOLDS	4,504	31,974	76,301
# OF PERSONS PER HH	2.6	2.4	2.4
AVERAGE HH INCOME	\$47,316	\$62,164	\$62,259
AVERAGE HOUSE VALUE	\$111,894	\$165,031	\$172,521



* Demographic data derived from 2020 ACS - US Census