



1524 4th Avenue

Rock Island, Illinois

Lease Rate: \$6.50 PSF/yr (NNN)

Property Features

- Great location with a restaurant design and kitchen layout
- Equipment not included
- Located downtown Rock Island near entertainment, shopping and other dining
- Great historical character
- Upper level can be used for a banquet area
- Very low CAM's of \$421.00/month



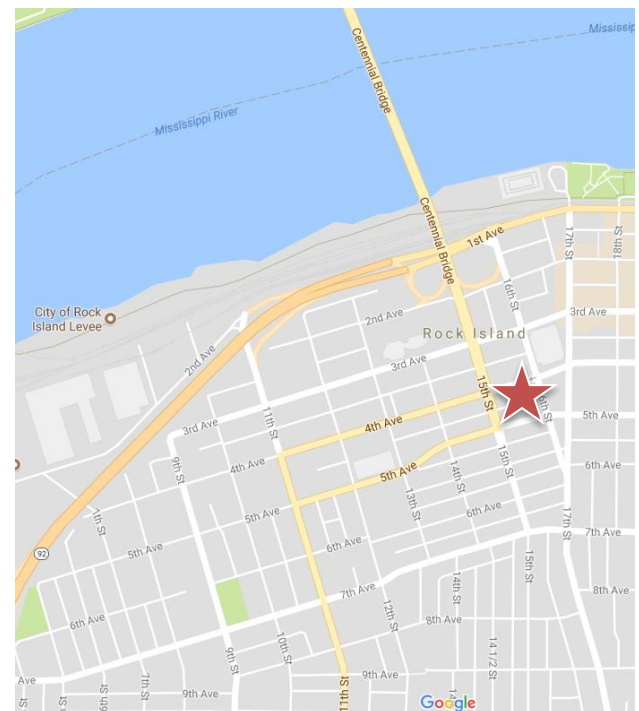
Shawn Langan

Commercial Sales Associate

direct: 563.823.5113

call or text: 563.343.6597

email: slangan@ruhlcommercial.com

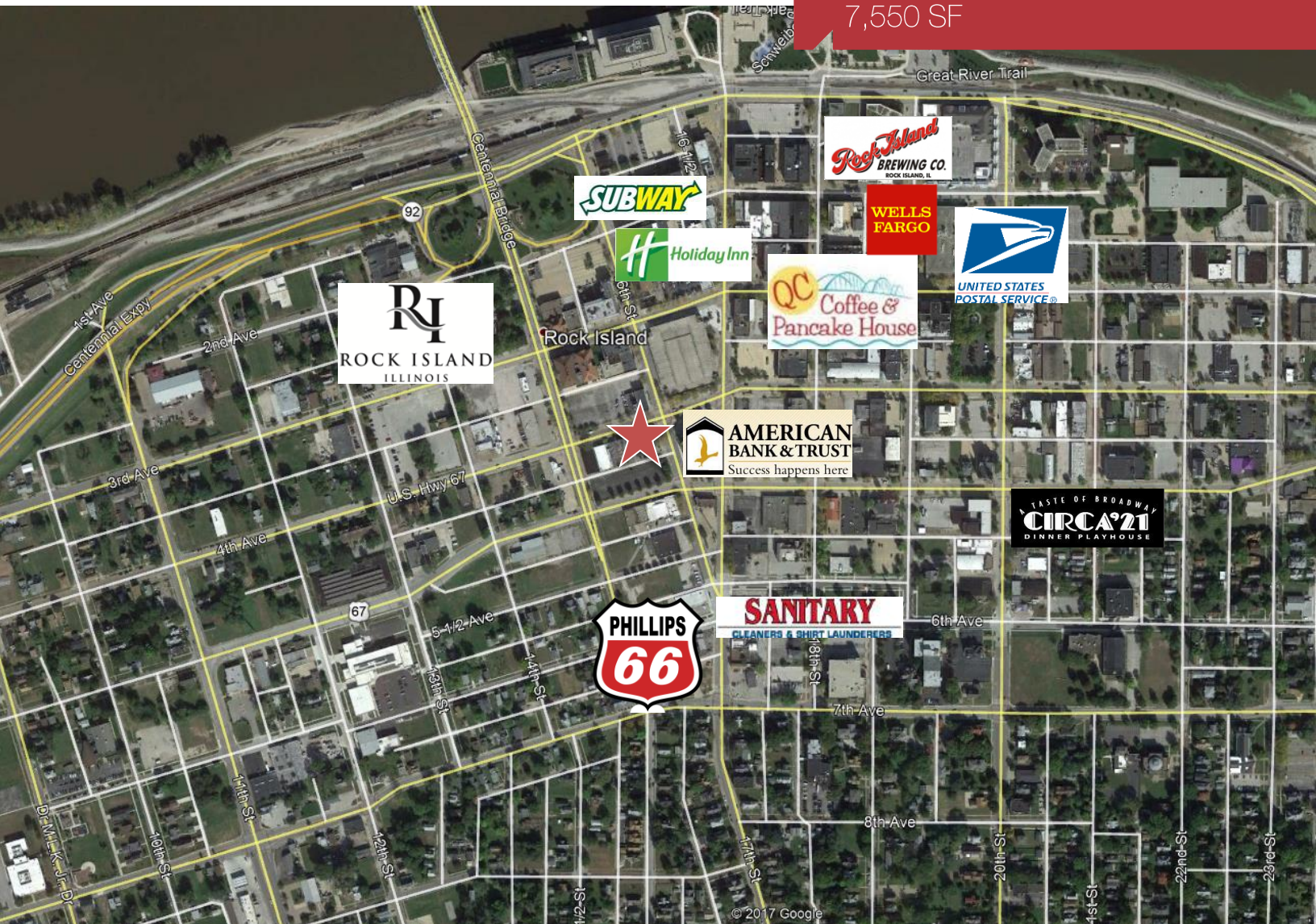


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UPDATED: 11/2017

5111 Utica Ridge Road
Davenport, IA 52807
563.355.4000
ruhlcommercial.com

For Lease
Historical Location
7,550 SF



2017 Demographics

	1 Mile	3 Miles	5 Miles
Total Households	3,674	34,953	69,622
Total Population	8,853	87,565	168,709
Median Household Income	\$25,686	\$39,508	\$45,190
Median House Value	\$73,560	\$96,797	\$117,758