



[VIDEO HERE!](#)



**736 FEDERAL STREET, DAVENPORT, IA 52803**

**\$11.00/SF, GROSS**

## PROPERTY FEATURES

- OFFICE/RETAIL SUITES IN THE GORDON-VAN TINE COMMONS, WHICH FEATURES 113 APARTMENTS SURROUNDING EIGHT GROUND LEVEL STORE FRONTS
- SUITES AVAILABLE RANGE FROM 210 SF UP TO 1,961 SF WITH TENANT INCENTIVES AVAILABLE
- THE COMBINATION OF RESIDENTIAL, RETAIL AND OFFICE SPACE CREATE A HIP AND TRENDY AREA WITH INCREDIBLE OPPORTUNITY FOR YOUR BUSINESS
- LOCATED OFF OF HIGHLY TRAVELED US-67 AND WITHIN WALKING DISTANCE TO THE VILLAGE OF EAST DAVENPORT, JAVA JAVA CAFÉ, AND RIVER DRIVE BIKE TRAILS
- ROOFTOP ACCESS TO TENANTS PROVIDES SPECTACULAR VIEWS OF MISSISSIPPI RIVER AND DOWNTOWN DAVENPORT
- STORAGE UNITS, POOL AND WORKOUT CENTER ARE ADDITIONAL AMENITIES AVAILABLE



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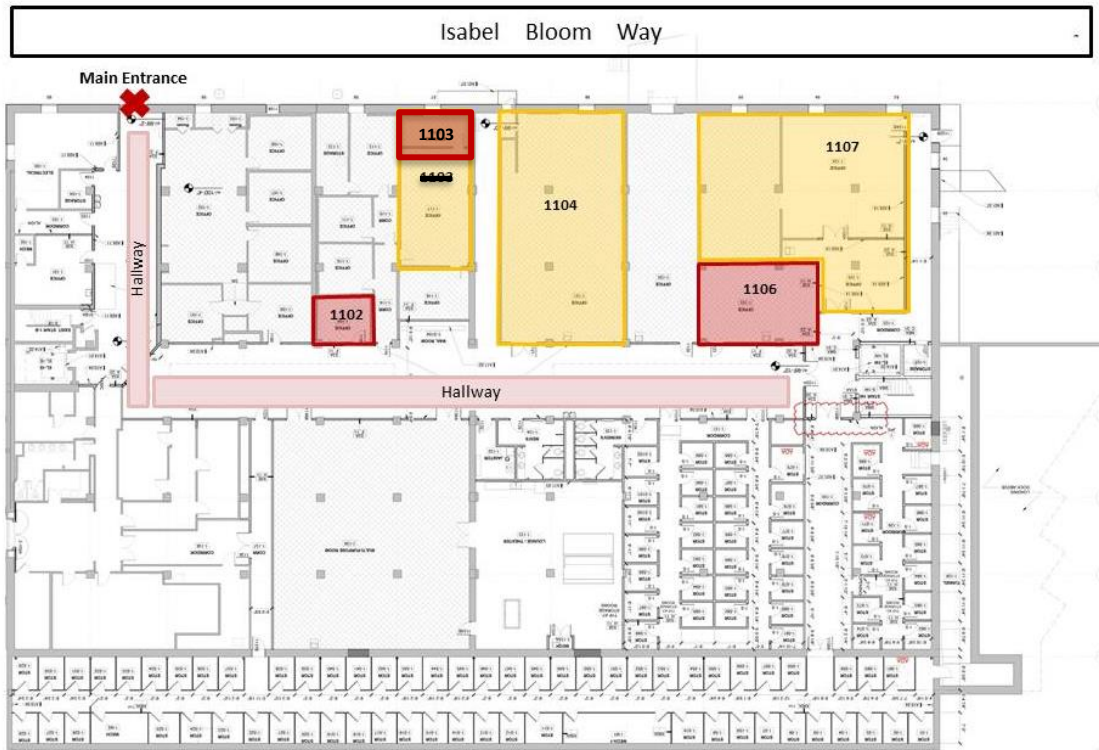
**LANGAN & HADJIS**

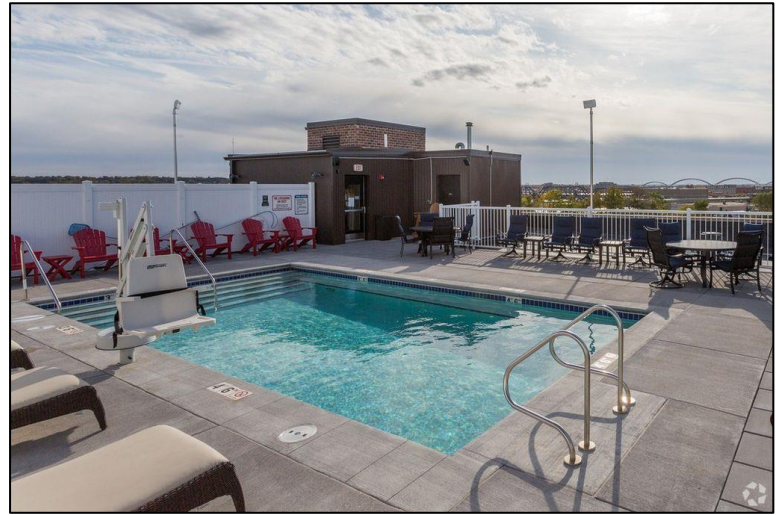
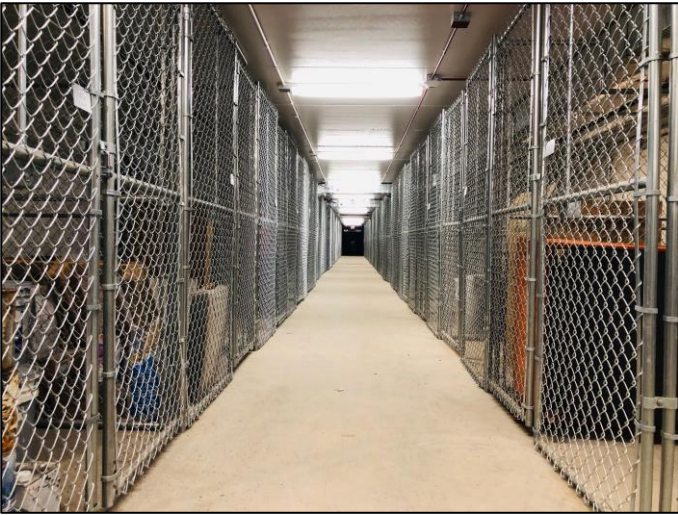
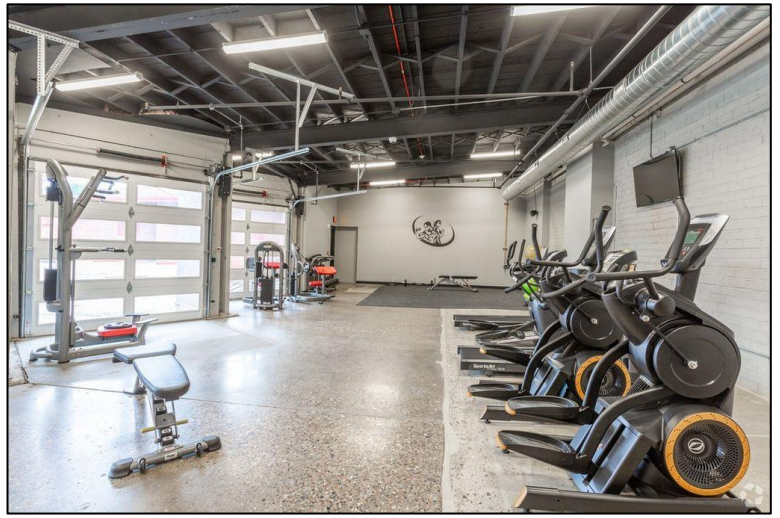
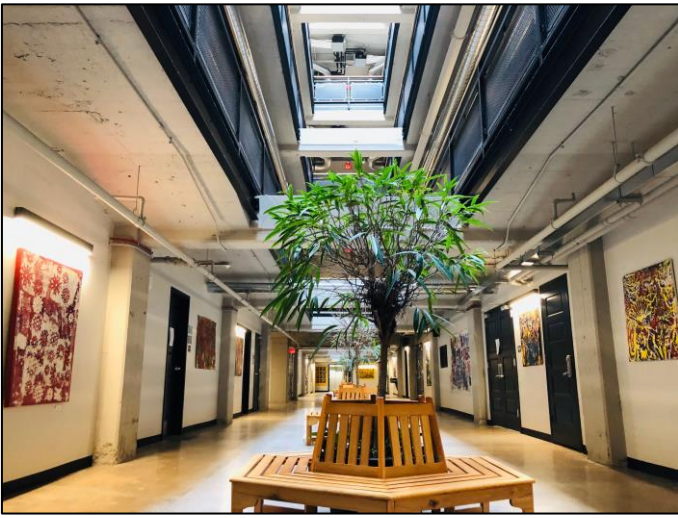
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UPDATED: 03/2022



Suite	Sq. Ft	Monthly Lease Rate
4102 <b>LEASED</b>	437 SF	\$171.25
1103	210 SF	\$262.50
1104	1,660 SF	\$1,521.67
4106 <b>LEASED</b>	532 SF	\$665.00
1107	1,961 SF	\$1,797.58





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