



## 2121 East Kimberly Road

Bettendorf, Iowa 52722

Lease rate: \$7.00 PSF, NNN

### Property Features

- 65,000 SF retail space including inventory storage and loading dock area
- Excellent exposure to I-74 and East Kimberly Road in Bettendorf
- Available August 2018
- Expansive parking lot
- Monument signage
- +/- 315' of building frontage with 28' x 50' column spacing
- Other neighbors include Home Depot, Schnucks, Burlington Coat Factory



AVAILABLE SF:	65,000
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LOT SIZE:	12.5 Acres
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ZONING:	C-2
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MLS ID:	7037328
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For more  
information,  
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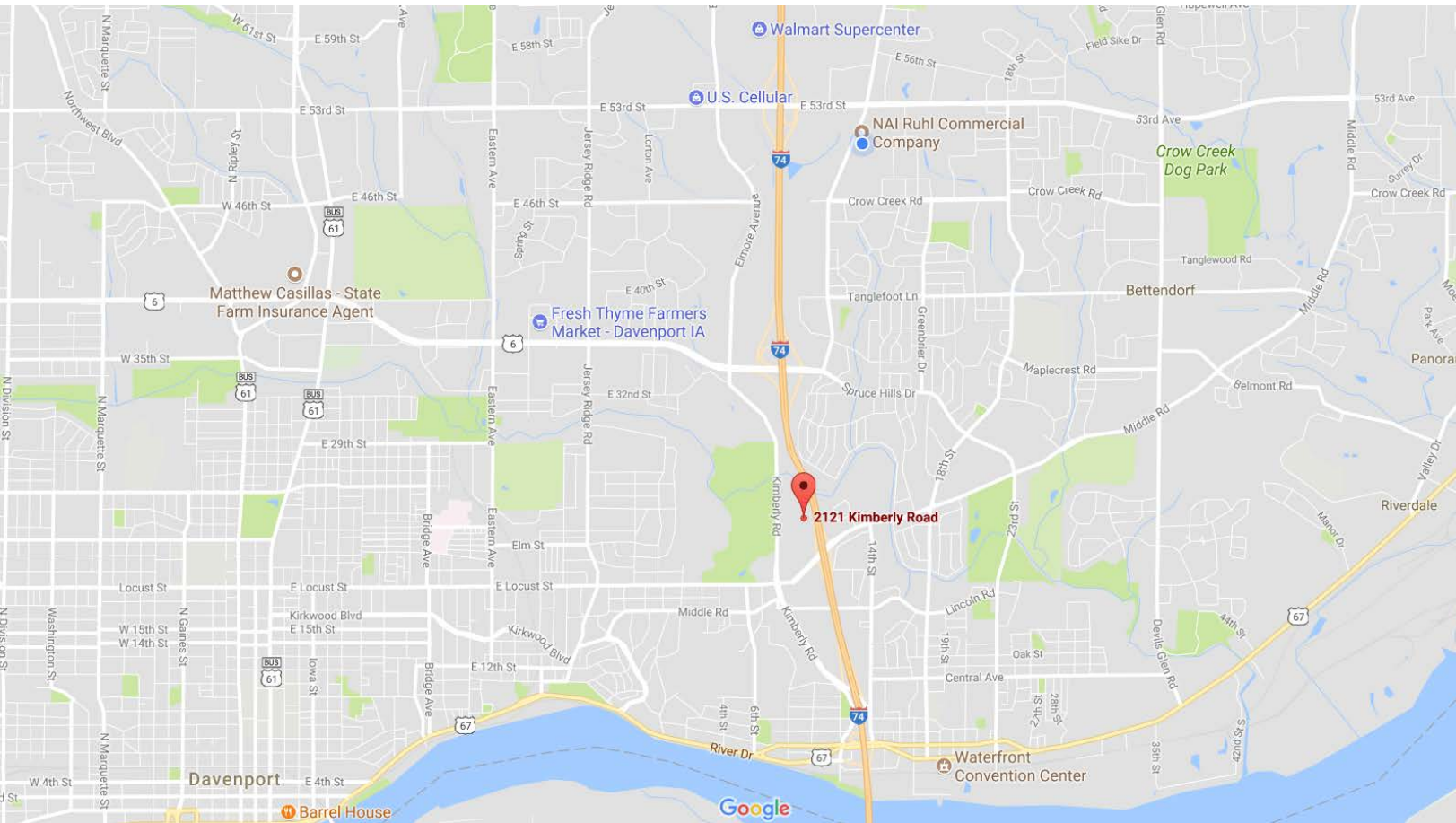
UPDATED: 7/2017

5111 Utica Ridge Road  
Davenport, IA 52807  
563.355.4000

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## Demographics

	1 Mile	3 Miles	5 Miles
Total Households	3,836	28,265	72,366
Total Population	8,990	65,597	174,548
Population White	8,182	57,857	146,335
Population Black	406	3,128	12,778
Population Hispanic	332	5,592	17,172
Population Asian	117	865	2,930
Population American Indian	17	101	400
Population Other	47	1,953	6,712
Persons Per Household	2.3	2.3	2.4
Average Household Income	\$73,996	\$68,566	\$63,700
Average House Value	\$195,796	\$204,994	\$191,593
Average Age	36.1	37	36.5
Average Age Male	34.5	35.6	35.1
Average Age Female	38.5	39.2	37.7



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