




Building Type:	Warehouse & Distribution
Available SF:	700,000
Total SF:	700,000
Ceiling Peak:	34 Ft.
Expandable:	Unknown
Zoning:	Industrial-Light
Site Size:	15.72 Acres
Year Built:	1911
Specialty Features:	Food Grade
Can Subdivide:	Unknown
Within City Limits:	Yes
Construction Type:	Unknown
Lease Terms:	Unknown
Last Updated:	Mar 25, 2022

Property and Area Description


Former Oscar Mayer Foods Manufacturing / Warehouse facility. Located in Quad City Metro location, west of downtown central business district. Good access to US Hwy 61/I-80/I-280/I-74. Very well maintained structure / food grade. State-of-the-art warehouse section (93,000 SF at 34' clear). 15+ loading ramps, dock doors and grade level doors. 250+ parking spaces on site. Rail served. Sale price is subject to offer.

Population

	<b>282,658</b> 10 Mile Radius	<b>338,853</b> 20 Mile Radius	<b>429,728</b> 30 Mile Radius
---	----------------------------------	----------------------------------	----------------------------------

Source: ESRI®, 2024

Households

	<b>118,880</b> 10 Mile Radius	<b>141,593</b> 20 Mile Radius	<b>179,022</b> 30 Mile Radius
---	----------------------------------	----------------------------------	----------------------------------

Source: ESRI®, 2024

Transportation

Nearest Highway: I-280 (0.00 mi.)  
Nearest Interstate: US Hwy 61 (0.00 mi.)  
Rail Served: Yes  
Rail Served By: Other  
Rail Infrastructure in Place: Unknown

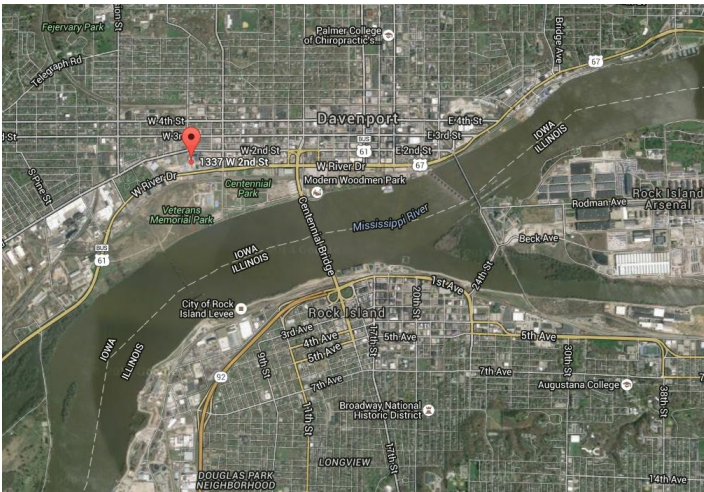
Economic Development Contact

Susanne Knutsen  
City of Davenport  
226 West 4th Street  
Davenport, IA 52801  
(563) 326-6179 |  
Susanne.Knutsen@davenportiowa.com

Realtor/Owner Contact

John G. Ruhl  
NAI Ruhl Commercial Company  
563-823-5126 | jruhl@ruhlcommercial.com

Property Images







**Tami Petsche | Vice President, Business & Economic Growth | Quad Cities Chamber**  
**331 W 3rd Street | Davenport, IA 52801 | (563) 823-2655 | [tpetsche@quadcitieschamber.com](mailto:tpetsche@quadcitieschamber.com)**