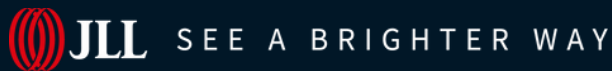


END-CAP AVAILABLE



For lease

Retail end-cap available for
lease at Elmore Marketplace
in Davenport, IA

**4259 Elmore Avenue
Davenport, Iowa 52807**

Availability: 3,000 SF end-cap

Lease rate: negotiable

Est. OPEX (2025): \$9.00/RSF

- Centrally located along Davenport's popular Elmore Avenue retail corridor, Elmore Marketplace integrates hotel, restaurant and retail space seamlessly.
- The retail space is anchored by DSW and HomeGoods. Others include Skechers, Carter's, Lane Bryant, Boot Barn, Kirkland's, and Fleet Feet.
- Open walkways designed to promote cross shopping
- Digital monument signage available to all tenants at no charge
- Electric vehicle "Fast Charging" systems on site
- Visible to I-74 (36,000 VPD) and Elmore Avenue (19,300 VPD)

**Contact broker for
additional information**

jll.com/des-moines

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Floorplan



Aerial



Building Photos



Elmore Marketplace Photos



4259 Elmore Avenue

Davenport, Iowa 52807



Demographics

	3 miles	5 miles	10 miles
Est. population	65,646	274,522	288,371
Est. households	28,106	114,487	120,145
Est. Average HH income	\$76,605	\$62,915	\$63,730

Traffic counts

Elmore Ave	19,300 VPD
I-74	36,000 VPD
Highway 6 & Elmore	31,800 VPD

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