

Historic Building in Enterprise Zone and TIF District

Status:	Active
Type:	Apartments, Historic Buildings
Lot Size):	0.92 Acres
Location:	Rock Island, Illinois - Rock Island County
Price:	\$1,150,000.00
Zoning:	B-3, allows for multi family units on floors 2-4. In the process of obtaining a variance to allow for residential use in the basement and 1st floors.
Product:	Family or Senior
Divisible:	



Listing Overview

Former YMCA Historic Building in downtown Rock Island, with over 50,000 square feet of livable space. The building lies in an Enterprise Zone, a TIF District, and has 10-year ownership. There is an adjacent parking lot that is included in the sale of the property. Conveniently located with 1 mile of nearby amenities such as public parks, grocery stores, medical facilities, and public schools.

Listing Images



Walk Score™

File Attachments

Rock Island Map	(Download File)
Rock Island FEMA Map	(Download File)
Rock Island Building Permit Fees	(Download File)
Rock Island TIF Map	(Download File)
Rock Island Zoning Map	(Download File)
Rock Island Utility Allowances	(Download File)
Rock Island Ward Map	(Download File)
Rock Island Enterprise Zone Map	(Download File)
Rock Island Tax Calculation	(Download File)

Site Location

Address:
500 20th Street
20th Street and 5th Avenue
Rock Island, Illinois 61201

County:
Rock Island

Zoning:
B-3, allows for multi family units on floors 2-4. In the process of obtaining a variance to allow for residential use in the basement and 1st floors.

DMA:
Davenport, IA- Rock Island- Moline

Population:
38,442

Listing Details

[Click here for demographic report](#)

\$/Acre:
\$1,250,000.00

\$/SqFt:
\$28.70

Fees:

Water Tap Fee:

Mains are already existing, total cost depends on the total number of units.

Sewer Tap Fee:

Mains are already existing, total cost depends on the total number of units.

Building Permit Fees:

See Attached

Tax Calculation:

See Attached

Incentives:

Enterprise Zone and TIF District

Surrounding Uses:

Retail, Commercial, and Office

Contacts

Governing Municipality:

City of Rock Island

Municipal Contact:

Mayor Mark Schwiebert
1528 3rd Avenue
Rock Island, Illinois 61201
Telephone: (309) 732-2012
Fax: (309) 732-2055
E-mail: executivemail@rigov.org

Planning Contact:

Alan Carmen
1528 3rd Avenue
Rock Island, Illinois 61201
Telephone: (309) 732-2900
Fax: (309) 732-2930
E-mail: cedmail@rigov.org

Economic Development Contact:

Greg Champagne
Community and Economic Development Director
1528 3rd Avenue
Rock Island, Illinois 61201
Telephone: (309) 732-2920
Fax: (309) 732-2930
E-mail: cedmail@rigov.org

Engineering Contact:

1309 Mill Street
Rock Island, Illinois 61201
Telephone: (309) 732-2200
Fax: (309) 732-2380
E-mail: pubworksmail@rigov.org

Governing Municipality Web Site:

<http://www.rigov.org/index.html>

Local Housing Authority Web Site:

<http://www.riha4rent.org/>

State Housing Authority Web Site:

<http://www.ihda.org/>



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