


FOR LEASE



Westridge Office Park
3001 Westown Pkwy
2929 Westown Pkwy
2829 Westown Pkwy



West Des Moines, IA 50266



NEW! SOLAR SYSTEM INSTALLED IN 2023

PROPERTY OVERVIEW

Prime West Des Moines location close to restaurants, services, transportation, and retail amenities

Outdoor seating

Renovated lobbies

Trademark visibility and signage

Efficient floor plans options

Fiber connectivity

New panel solar system installed in

On-site fitness center

Access to park conference center

Access to major transportation arteries, such as University Ave and I-235

Generous green space featuring a public art display

WESTRIDGE BUILDING I

3001 Westown Pkwy

Suites available
4,378 – 10,981 SF

AVAILABILITIES

First Floor:

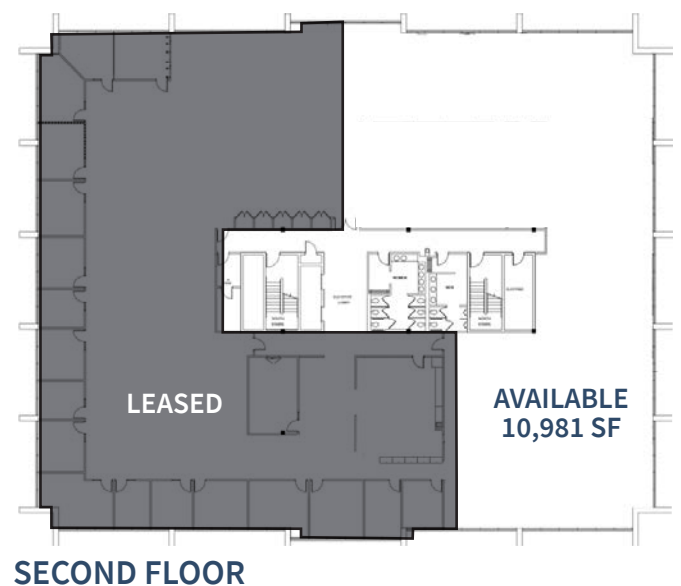
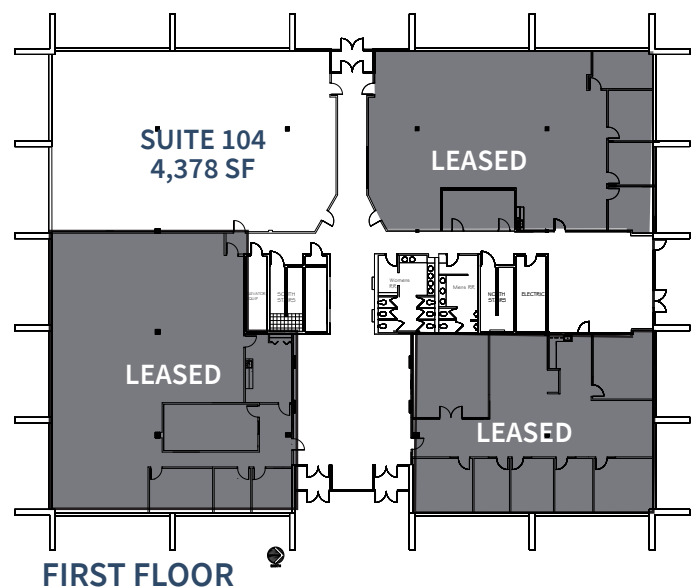
- +/- 4,378 SF

Second Floor:

- +/- 10,981 SF (workstations available)

TERMS

- \$10.50 NNN





AVAILABILITIES

First Floor:

- 2,867 SF

Second Floor:

- 3,270 SF

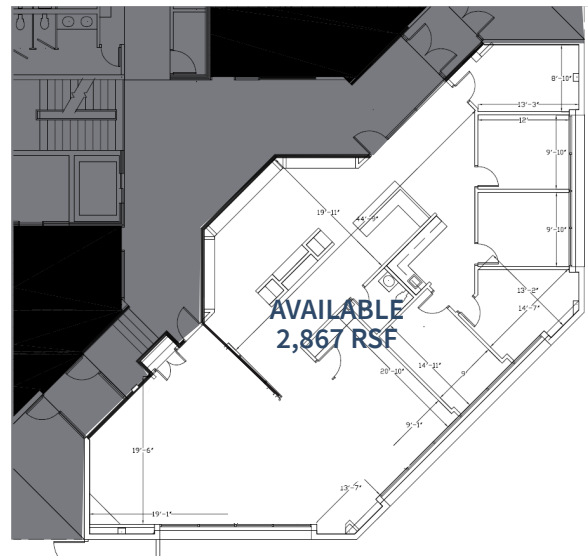
TERMS

- \$10.50 NNN

WESTRIDGE BUILDING II

2929 Westown Pkwy

Suites available
2,867 RSF - 3,270 RSF



FIRST FLOOR



SECOND FLOOR



WESTRIDGE BUILDING III

2829 Westown Pkwy

Suites available
5,218 - 31,007 SF

AVAILABILITIES

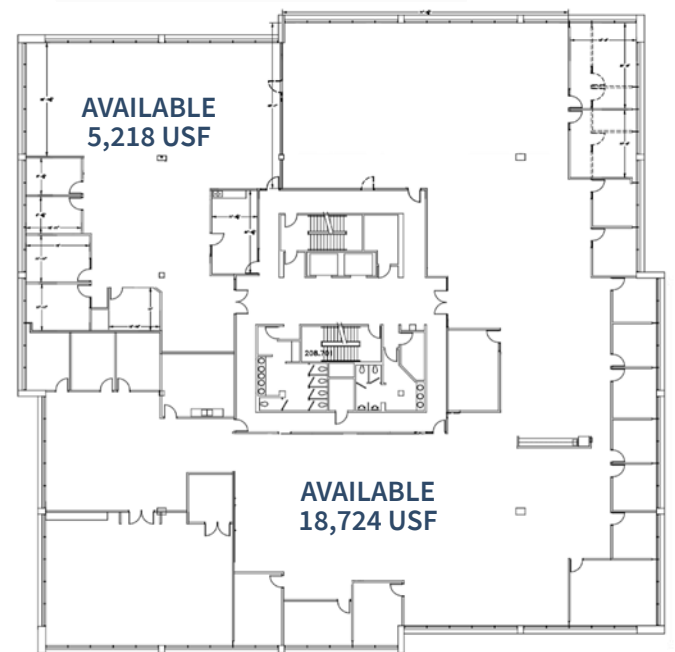
- 2nd Floor: 7,065 SF (workstations available)
- 3rd Floor: 5,218 - 23,942 SF (demisable)

TERMS

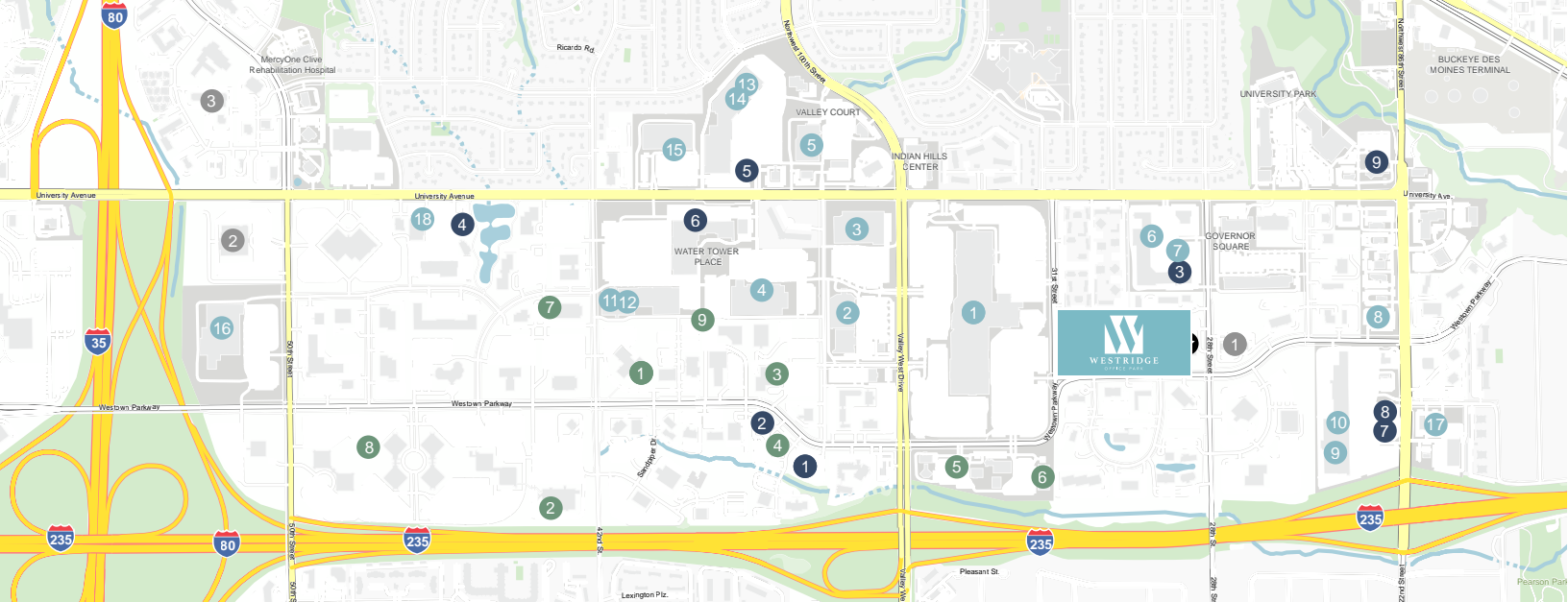
- \$10.50 NNN



SECOND FLOOR



THIRD FLOOR



RETAIL

- 1 Valley West Mall
- 2 Hy-Vee Grocery Store
- 3 Target
- 4 The Home Depot
- 5 JOANN Fabric and Crafts
- 6 Fresh Thyme Market
- 7 ClockTower Square
- 8 Walgreens
- 9 Floor & Decor
- 10 Michaels
- 11 Whole Foods Market
- 12 Best Buy
- 13 Fareway Grocery
- 14 Kohl's
- 15 At Home
- 16 Lowe's Home Improvement
- 17 QuikTrip
- 18 Barnes & Noble

CORPORATE NEIGHBORS

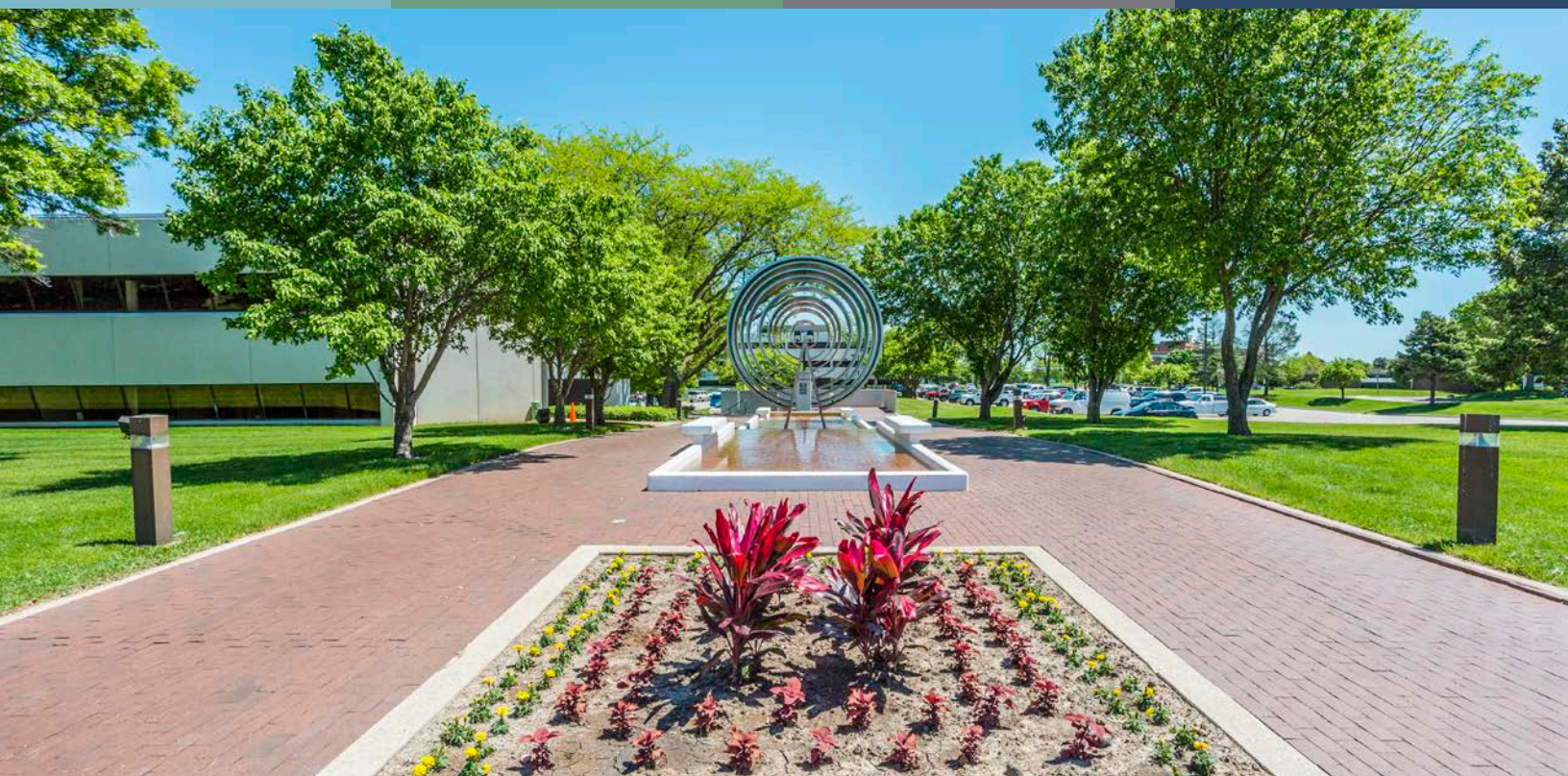
- 1 Shive-Hattery, Inc.
- 2 QCI - Quality Consulting, Inc.
- 3 Mediacom Communications Corporation
- 4 U.S. Bank Branch
- 5 West Bank
- 6 ClaimDOC
- 7 Three Fountains Office Park
- 8 Regency West Office Park
- 9 Local 5 and Iowa CW

HOTELS

- 1 Extended Stay America
- 2 Sheraton West Des Moines Hotel
- 3 Wildwood Lodge Clive

RESTAURANTS

- 1 Olive Garden Italian Restaurant
- 2 Red Lobster
- 3 Waterfront Seafood Market
- 4 Chick-fil-A
- 5 Starbucks
- 6 HuHot Mongolian Grill
- 7 Jethro's BBQ 'n Bacon Bacon
- 8 McDonald's
- 9 Cool Basil





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