

RETAIL OPPORTUNITIES AVAILABLE IN THE HISTORIC EAST VILLAGE

418 EAST GRAND

Step into the vibrant East Village, where boutique shopping, acclaimed dining, and lively entertainment come together in one dynamic neighborhood. This bustling district puts you at the center of urban life, with everything from trendy retail to community spaces right at your doorstep.

HIGHLIGHTS

- + Lease rate: \$24.00 PSF NNN
- Est. OPEX: Available upon request
- TI Allowance: Negotiable
- + Parking: Street & ramp availability
- + Building signage available

NEARBY RETAILERS



RAYGUN

west elm

bellhops

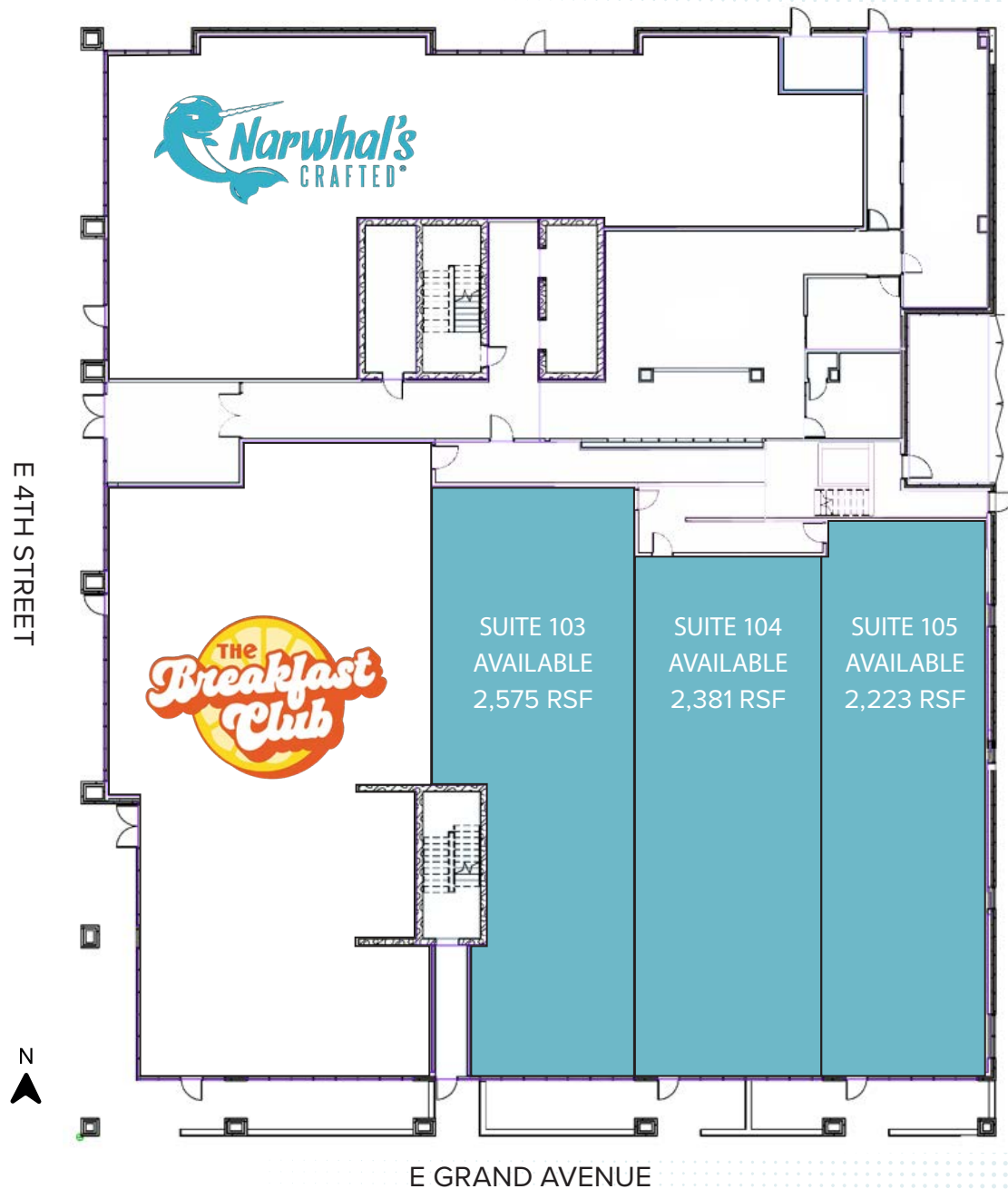
NEIGHBORHOOD TIKI



THE REPUBLIC
IN GRAND



THE AVAILABILITY



3 MILE DEMOGRAPHICS



99,811
Total Population



158,819
Daytime Population



\$75,707
Avg Household Income



42,233
Total Households



33.7
Median Age

Source: ESRI

HISTORIC EAST VILLAGE

The East Village is Des Moines' most vibrant and diverse district, boasting many of the finest shopping, dining, nightlife and commerce in Iowa. The area offers over 20 unique restaurant options, 60 retail options and 20 coffee shops, bars and lounges.

The recent construction boom has created a resurgence for multi-family housing, retail and office users. Renovations to the Des Moines City Hall building, the completion of the AC Marriott hotel, and several proposed apartment projects (which will add up to 250 units) are just a few of the exciting plans the East Village has to offer.



500K SF
of Retail Space



2,475
Residential Units



3.4M
Annual Visits



+8%
Visits YoY



418 EAST GRAND

Des Moines, IA

Contact:

Nick Anderson

Associate

nicholas.anderson@jll.com

+1 515 729 6015

Aaron Hyde

Senior Vice President

aaron.hyde@jll.com

+1 515 953 8834



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2025 Jones Lang LaSalle IP, Inc. All rights reserved.

