



For lease

2nd generation retail/
office space available in
Des Moines, Iowa

Availability: 2,367 RSF

Lease Rate: \$20.00/RSF NNN

1231 Keosauqua Way
Des Moines, Iowa 50309

Property overview

Available: Suite 104 - 2,367 SF

Lease rate: \$20.00 PSF NNN

Est. OPEX: Request from broker

- 9,422 SF multi-tenant building suitable for medical, office, and retail users
- Ample on-site parking
- Located along Keosauqua Way with quick access to I-235
- Opportunity for building signage
- Building co-tenants include Caribou, Greenleaf Tobacco, & Lina's Mexican Restaurant

Contact broker for
additional information

jll.com/des-moines

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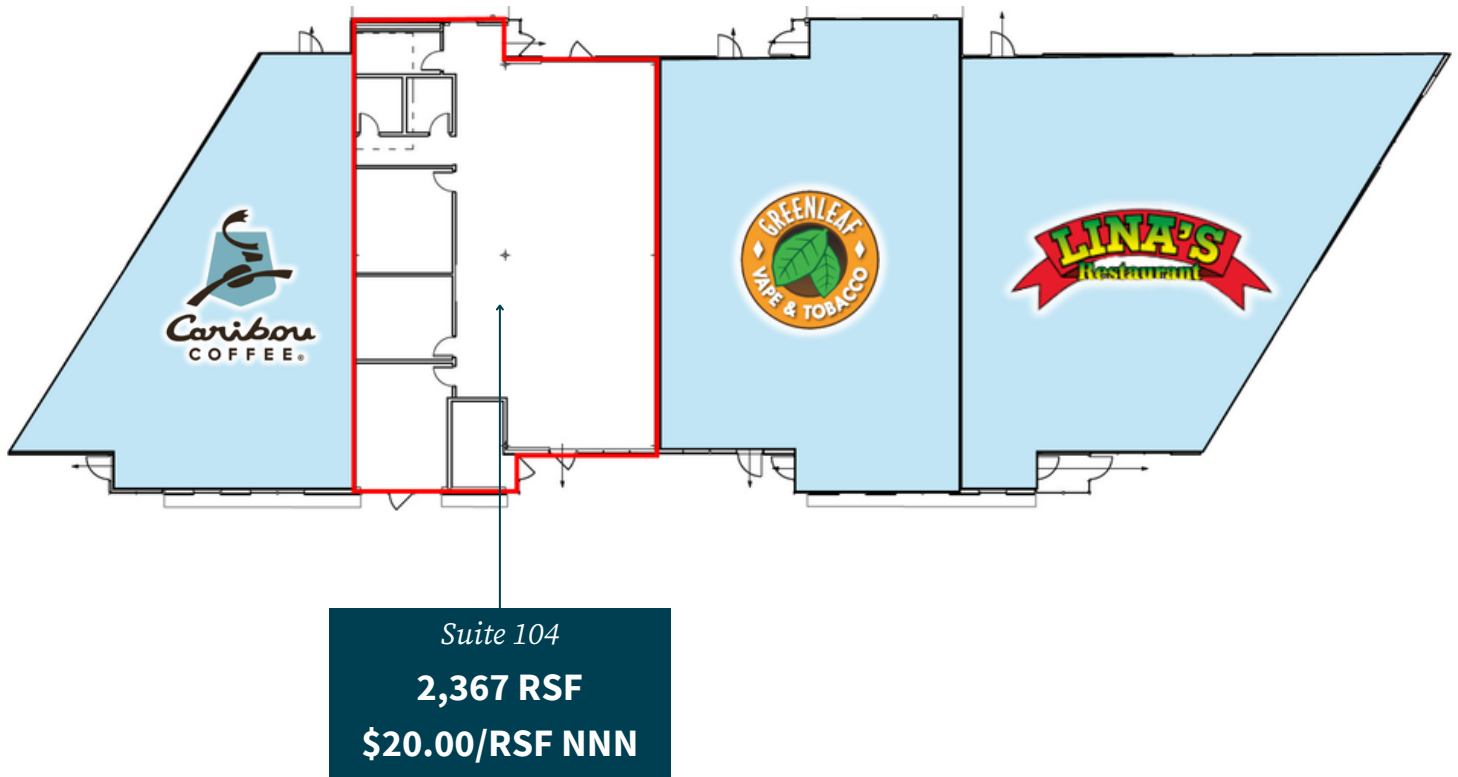
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Floor plan

**For marketing purposes only.*



Property information

Location	1231 Keosauqua Way Des Moines, Iowa 50309
Size	Suite 104: 2,367 RSF
Lease price	\$20.00/RSF NNN
Est. OPEX	Request from broker

- 9,422 SF multi-tenant building suitable for medical, office, and retail users
- Ample on-site parking wrapping entire building
- Located along Keosauqua Way with quick access to I-235
- Opportunity for building signage
- Building co-tenants include, Caribou Coffee, Greenleaf Tobacco, and Lina's Mexican Restaurant

Images

Suite 104



1231 Keosauqua Way

Des Moines, Iowa 50309



Demographics

	1 mile	3 miles	5 miles
Total population	16,692	103,923	217,171
Total households	8,447	45,212	92,336
Average HH income	\$66,564	\$85,221	\$88,085

Traffic counts

I-235	93,200 VPD
Keo Way	23,500 VPD
9th Street	15,900 VPD
Grand Avenue	8,600 VPD

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