



Middlebrook

MIDDLEBROOK MAIN STREET



*I-35 & Highway G-14
Cumming, Iowa 50061*

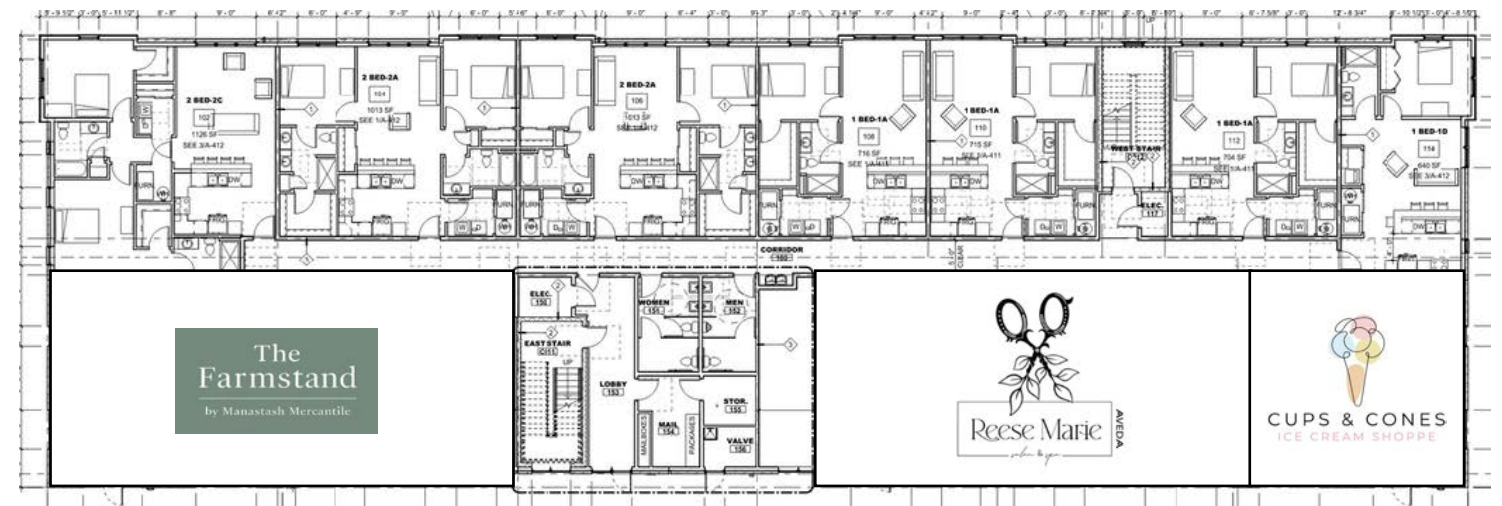


Middlebrook Main Street (LOT 2 | WEST BUILDING)

PROPERTY SPECIFICATIONS

Availability:

- Fully leased



Middlebrook Main Street (LOT 4 | EAST BUILDING)

PROPERTY SPECIFICATIONS

Availability: Up to 3,856 SF contiguous

- Suite 1: 2,051 SF
- Suite 2: Peoples Company
- Suite 3: 1,918 SF
- Suite 4: 1,938 SF

Lease rate: \$25/SF NNN

TI Allowance: Negotiable

- Available now!
- All bays have a back patio overlooking the plaza





IOWA'S FIRST AGRIHOOD

The 800+ acre Middlebrook project supports amenities and regional ties, enabling the development to reach new heights. The vision is to build a vibrant network of neighborhoods that foster community through healthy food, farming, lively events, and diverse local businesses creating a deep rooted pride and attachment to the land.



SURROUNDING AREA



2025 TOTAL POPULATION

10M

15M

20M

232,244

492,740

642,528



2025 TOTAL HOUSEHOLDS

10M

15M

20M

98,547

200,484

258,194

MEDIAN AGE

10M

15M

20M

37.3

36.9

37.1

2025 AVERAGE HOUSEHOLD INCOME

10M

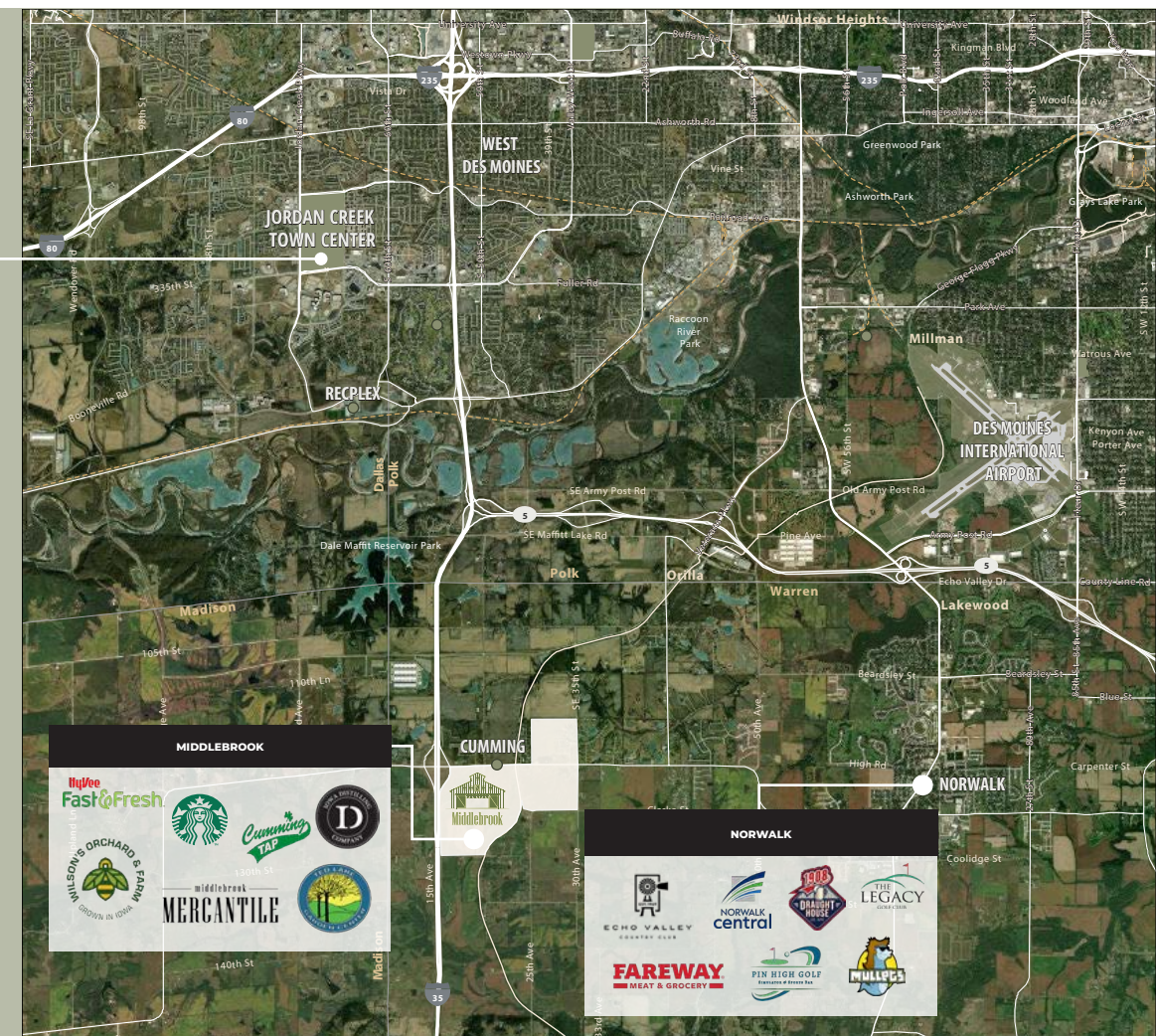
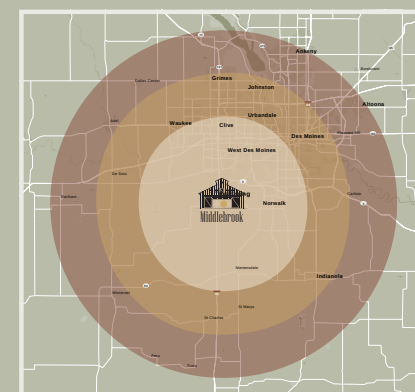
15M

20M

\$118,065

\$113,352

\$115,121





Middlebrook

**AARON HYDE**

Senior Vice President
515-953-8843
aaron.hyde@jll.com

JUSTIN LOSSNER, CCIM, SIOR

Senior Managing Director
515-371-0846
justin.lossner@jll.com

NICK ANDERSON

Associate
515-729-6015
nicholas.anderson@jll.com

**KALEN LUDWIG**

Peoples Company
515-402-3169
Kalen@peoplescompany.com

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