



801
GRAND



A HISTORIC OPPORTUNITY

801 Grand Avenue | Des Moines, IA

DEMOGRAPHICS

	POPULATION	HOUSEHOLDS	AVERAGE HH INCOME
5 MILES	222,332	91,081	\$53,162
10 MILES	457,456	184,138	\$63,517
15 MILES	588,653	232,530	\$70,642

- o Retail/Restaurant opportunity at the historic 801 Grand building, located on the corner of 8th and Grand Ave in the heart of downtown Des Moines
- o Patio and outdoor seating available
- o Centrally located and skywalk access allows employees to take advantage of a thriving and high-energy downtown
- o Private and city owned parking garages nearby and offer tenants economical parking
- o Additional retailers at 801 Grand include 801 Chophouse, Basil Prosperi, Main Street Café, and Big Acai

Availability: +/-3,000-4000 SF*

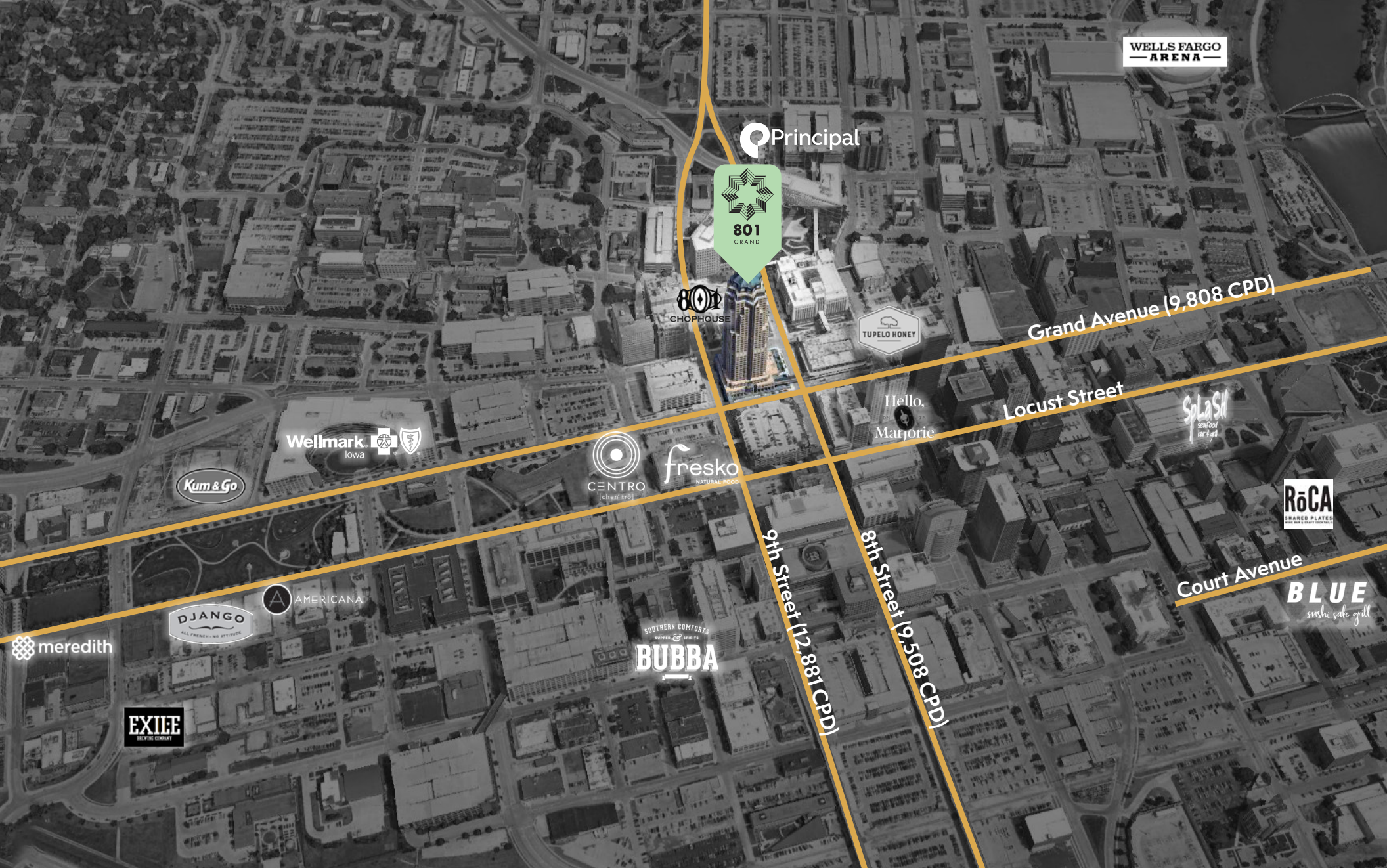
Floor: Level 1 with Patio Access

Rate: Negotiable

Estimated OPEX: Available upon request

*Available March, 31, 2023





WELLS FARGO
ARENA

Principal

801
GRAND

CHOPHOUSE

TUPELO HONEY

Grand Avenue (9,808 CPD)

Locust Street

Hello,
Manorie

SPLASH
seafood
bar & grill

Wellmark
Iowa

Kum & Go

CENTRO
[chen-tro]

fresko
NATURAL FOODS

RōCA
SHARED PLATES

Court Avenue

BLUE
sashimi sake grill

AMERICANA

DJANGO
ALL FRENCH - NO ATTITUDE

meredith

EXILE
BREWING COMPANY

SOUTHERN COMFORTS
SOUPS & SPIRITS
BUBBA

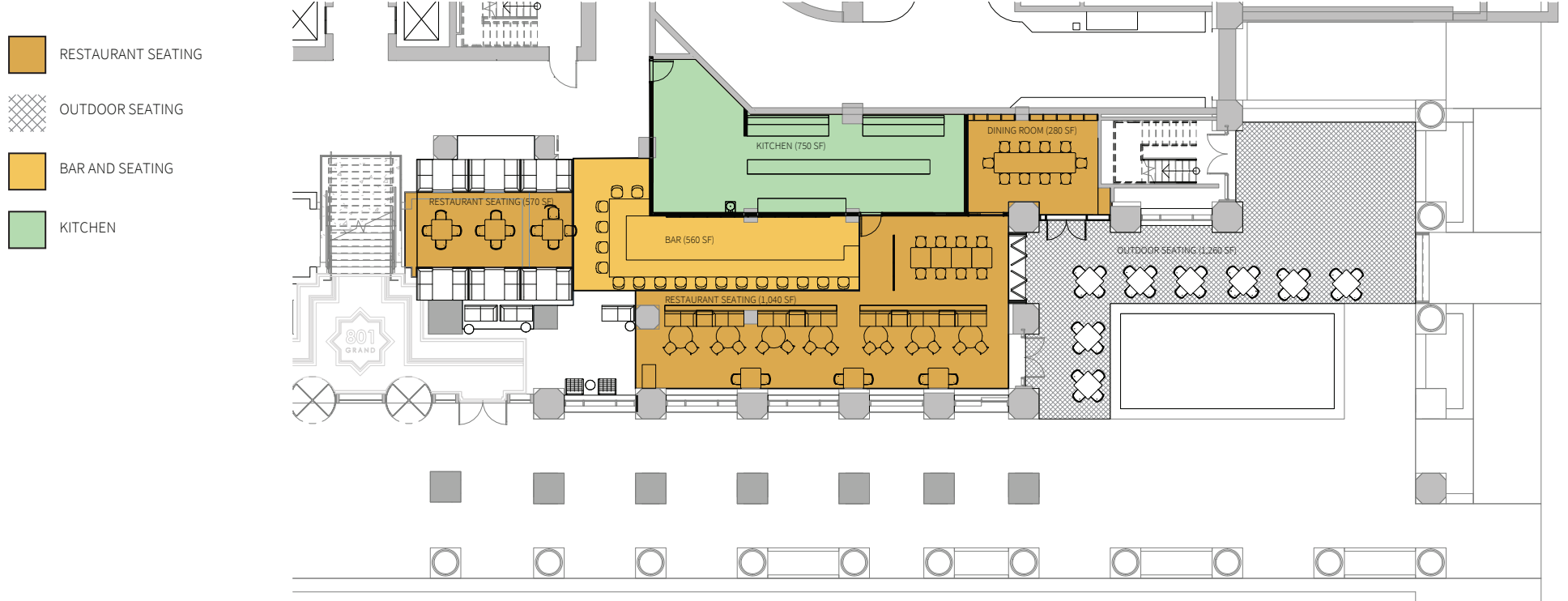
9th Street (12,881 CPD)

8th Street (9,508 CPD)

LOCATION

CONCEPTUAL SITE PLAN

±3,000 - 4,000 SF AVAILABLE



BANQUETTES



INDOOR-OUTDOOR



CONTACT

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