

For Lease

Retail Property

17,500 SF | \$19.50 SF/yr



219 East Grand Avenue

Des Moines, Iowa 50309

Property Highlights

- Up to 17,500 SF for Retail Available
- Minimal Divisible: 1,567 SF
- Lease Rate: \$19.50/SF NNN
- TI Allowance: \$20/SF
- CAMIT: \$7.50/SF
- Grease Interceptor Provided
- 535 Car Parking Ramp
- Future North and South Mixed Used buildings
- Up to 80,000 SF of Office
- 17,000+ SF First Floor Retail

Property Description

Ground Floor Retail for Lease
Premiere Development Project
Minutes from I-235
District Growing Rapidly

OFFERING SUMMARY

Available SF	17,500 SF
Lease Rate	\$19.50 SF/yr (NNN)
Building Size	72,000 SF

DEMOGRAPHICS

Stats	Population	Avg. HH Income
1 Mile	7,280	\$47,324
3 Miles	94,531	\$45,979
5 Miles	203,981	\$53,764

For more information

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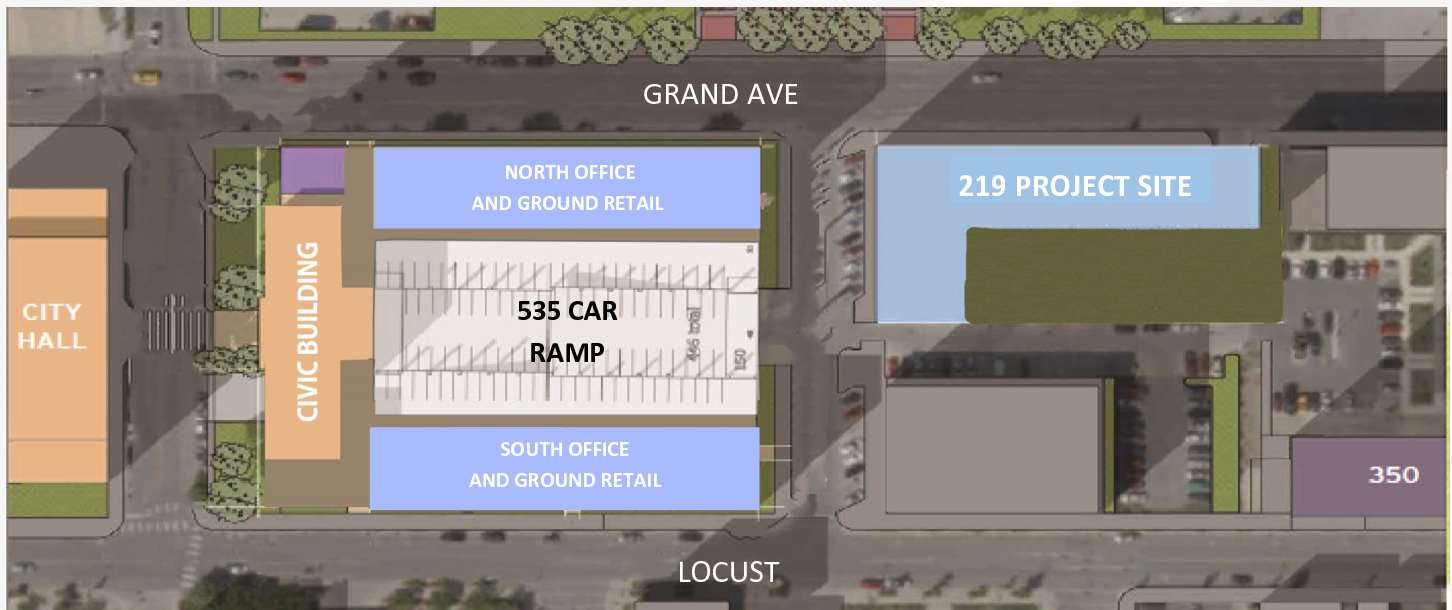
Historic East Village

	1 Mile	3 Miles	5 Miles
Population	7,435	96,322	202,912
Average HH Income	\$46,240	\$48,355	\$56,784
Average Median Age	33.6	31.7	34.3

Premiere
Development Project

Minutes from I-235
District Growing Rapidly

Live Eat
Shop Play



101 E Grand Development

535 Car Parking Ramp

Future North and South Mixed
Use Buildings

Up to 80,000 SF of Office
17,000+ SF First Floor Retail



Des Moines' most vibrant and
diverse district

Over 200 shops and services

Three major hotels within a
block

Hundreds of housing units