



# For Sale

## Office Building for Sale

- Building Size: 20,285 SF
- Sale Price: \$2,850,000
- Lot Size: 4.60 acres
- Zoning: Commercial
- Parking ratio: 4.78/1,000 (90 spaces)
- Undeveloped land of approximately 2.14 acres included in purchase

## Location Highlights

- Close proximity and easy access to Interstate 235
- Located within minutes of restaurants and shopping amenities

**1300 Woodland Avenue  
West Des Moines, IA**

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# Location



## Demographics

	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
Population	10,252	87,716	203,539
Households	4,635	38,447	48,458
Average HH Income	\$76,078	\$91,047	\$92,501

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. Jones Lang LaSalle Brokerage, Inc. is a licensed broker in the State of Iowa.

