

6001 THORNTON AVENUE  
DES MOINES, IOWA 50321

FOR SALE  
FOR LEASE

THORNTON  
WAREHOUSE

PLANNED COMPLETION - SPRING 2026

## PROPERTY DETAILS

- Warehouse Space For Sale or For Lease
- 7,513 - 34,801 SF Warehouse Available
- Lease Rate: \$10.50 PSF NNN
- Sale Prices Range From: \$1,502,600 to \$6,960,200 (\$200 PSF)
- Precast Construction
- Storefront Windows
- Planned Completion Spring 2026
- All Utilities Are Separately Metered
- Located Just South of the SW 63<sup>rd</sup> Street & Park Avenue Intersection

BUY

SELL

LEASE

DEVELOP

MANAGE

CONSULT

CONTACT:



**CDM**<sup>®</sup>  
REAL ESTATE  
SERVICES

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Updated 01/05/26

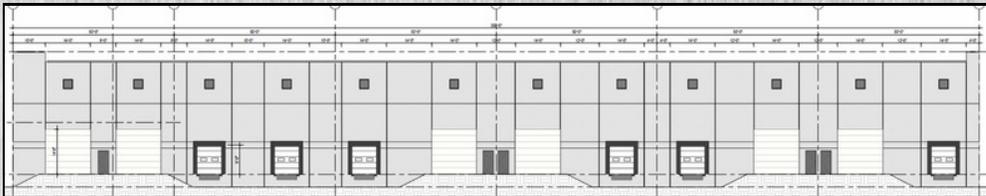
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EACH BAY INCLUDES:

- 6" Concrete Interior Reinforced Floors
- 14' x 14' Insulated Overhead Door with Opener
- Dock Door
- 32' Clear Height
- Reznor Heaters
- Floor Drains
- Fire Sprinkler System - ESFR
- 400 Amp / 3 Phase 120/208V Electric
- 3 LED Highbay Fixtures
- 3/4" Conduit For Fiber/Communication



CONTACT:

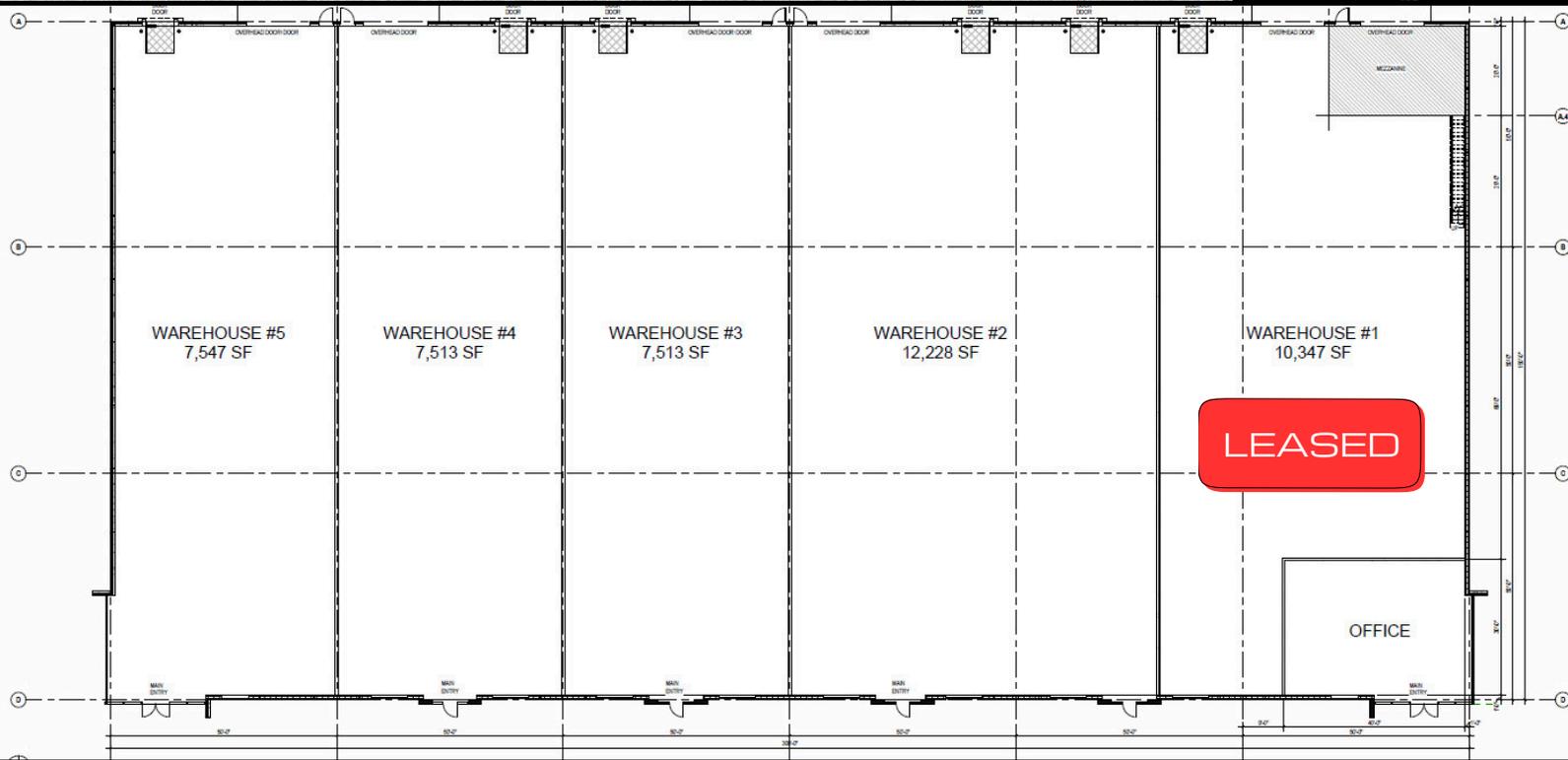


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BAY	SF	PRICE	COMMENTS
#1	LEASED	LEASED	Includes 2 Overhead Doors, 1 Dock Door, Mezzanine & 3 Store Office Space
#2	12,228	\$2,445,600	Includes 1 Overhead Door & 1 Dock Door
#3	7,513	\$1,502,600	Includes 1 Overhead Door & 1 Dock Door
#4	7,513	\$1,502,600	Includes 1 Overhead Door & 1 Dock Door
#5	7,547	\$1,509,400	Includes 1 Overhead Door & 1 Dock Door
TOTAL*	34,801	\$6,960,200	Includes 5 Overhead Doors, 5 Dock Doors, Mezzanine & 3 Store Office Space

\*Bays 2-5 can be combined to total up to 34,801 SF.



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