



HOPE
LUTHERAN CHURCH OF HOPE

Casey's

THE SHINE SHOP
CAR WASH

B-Boys
Burgers

MIDWEST HERITAGE
A Hy-Vee Company
Banking • Investments • Insurance

Arby's

Kum & Go

E 1st Street

CHIPOTLE
MEXICAN GRILL

GreenState
CREDIT UNION

HyVee
Fast & Fresh

McDonald's

HEARTLAND
COMMUNITY BANK

Walmart

141

NE Beaverbrooke Blvd

NE Grimes Blvd

141

NE Grimes Blvd

28,400 VPD

GP
GRIMESPLEX
MULTI-SPORT COMPLEX

Kwik Star

KinderCare
LEARNING CENTERS

Bank of America

UnityPoint Health

EMARYL
MAY
GARDEN CENTERS

tru by Hilton

HyVee

jiffylube

Dupaco
CREDIT UNION

Culver's

Hope District at Hy-Vee Multiplex

Highway 141 and East 1st Street | Grimes, IA

For Lease, Sale, or Build-to-Suit

±80.85 Acres | Commercial Development | Grimes, IA

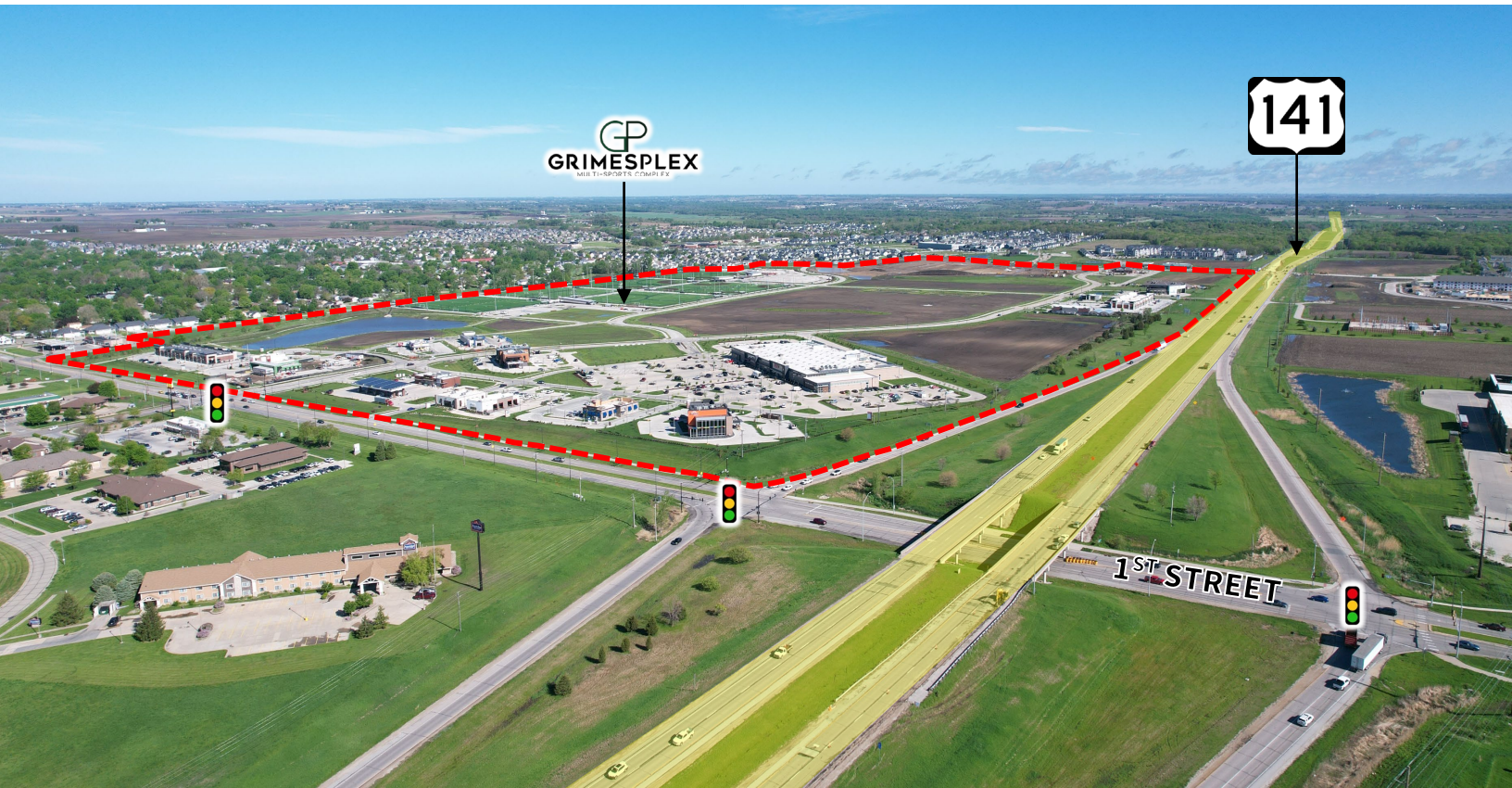
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Highway 141 and 1st Street

Hope District at Hy-Vee Multiplex

Northwest View



Southeast View

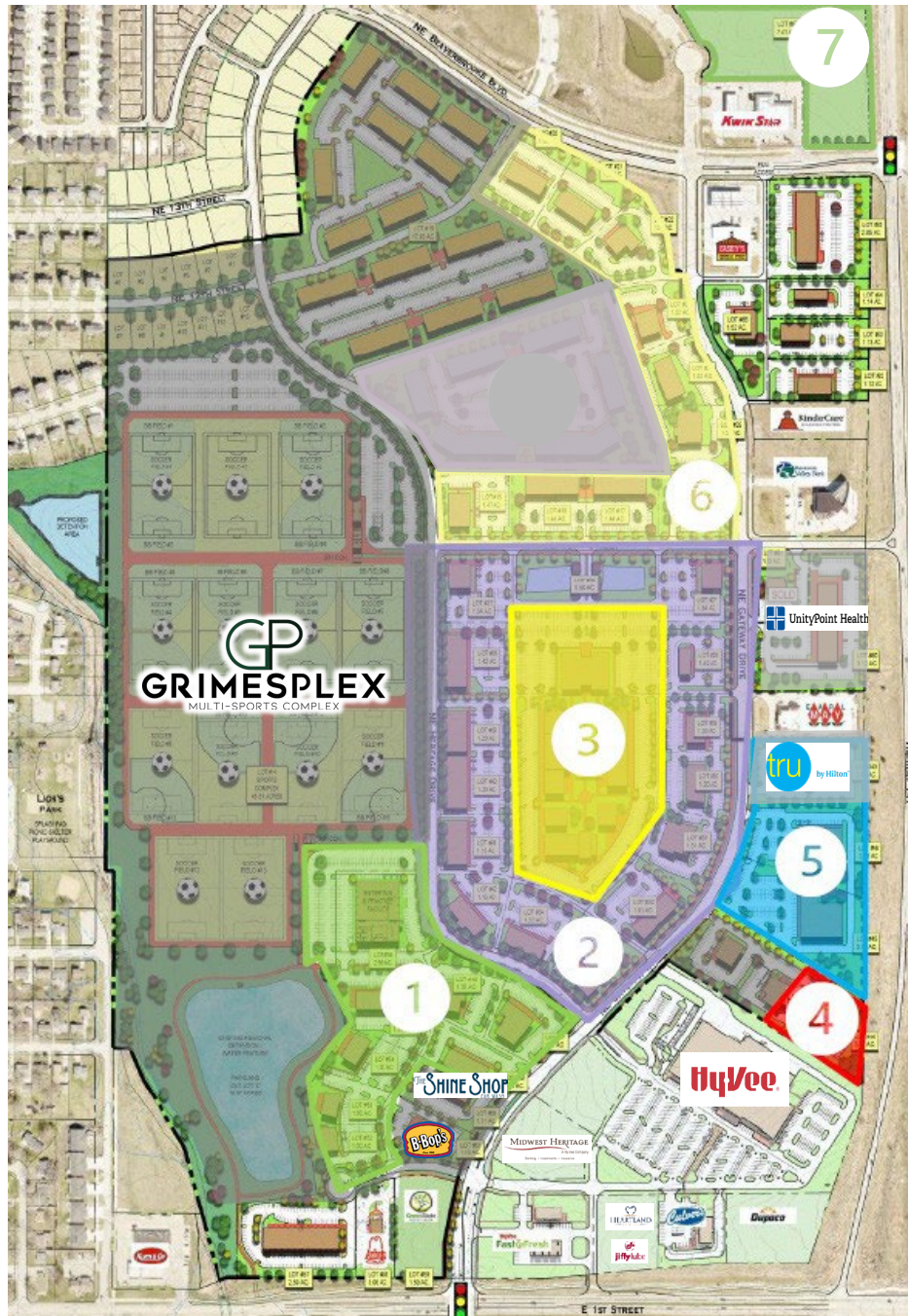


Conceptual site plan

Hope District at Hy-Vee Multiplex

Highway 141 and East 1st Street | Grimes, IA

*Subject to change, for marketing purposes only.



1.	1.00 -8.42 acres	Restaurant and General Retail
2.	1.15 -23.7 acres	Restaurant and General Retail
3.	2.00 -7.45 acres	Town Center
4.	1.25 acres	Restaurant and General Retail
5.	7.48 acres	Hospitality and General Retail
6.	1.32 -14.73 acres	General Retail, Office, and Medical
7.	7.41 acres	Restaurant and General Retail

Size	+/- 1.00-80.85
Lot Size	+/-1.00 -31.15 acres (individual lots available for sale)
Zoning	Commercial
Pricing	Call broker for pricing

Retail map

Hope District at Hy-Vee Multiplex Highway 141 and East 1st Street | Grimes, IA



Hope District at Hy-Vee Multiplex

Highway 141 and East 1st Street Grimes, IA



Contact

Aaron Hyde

Senior Vice President, JLL Des Moines
+1 515 953 8834 | aaron.hyde@jll.com

Meredith Hedstrom

Vice President, JLL Des Moines
+1 515 419 2963 | meredith.hedstrom@jll.com

1465 SW Park Square Dr.
Suite 201
Ankeny, IA 50023

jll.com/des-moines



HOPE DEVELOPMENT & REALTY



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