

FOR SALE



KNAPP
PROPERTIES



2020 NW 54TH AVENUE

Des Moines, Iowa 50313

*North of I-80, West of NW 6th Drive, East of
NW 26th Street & South of NW 54th Avenue*

Development Land For Sale
93.045 Acres

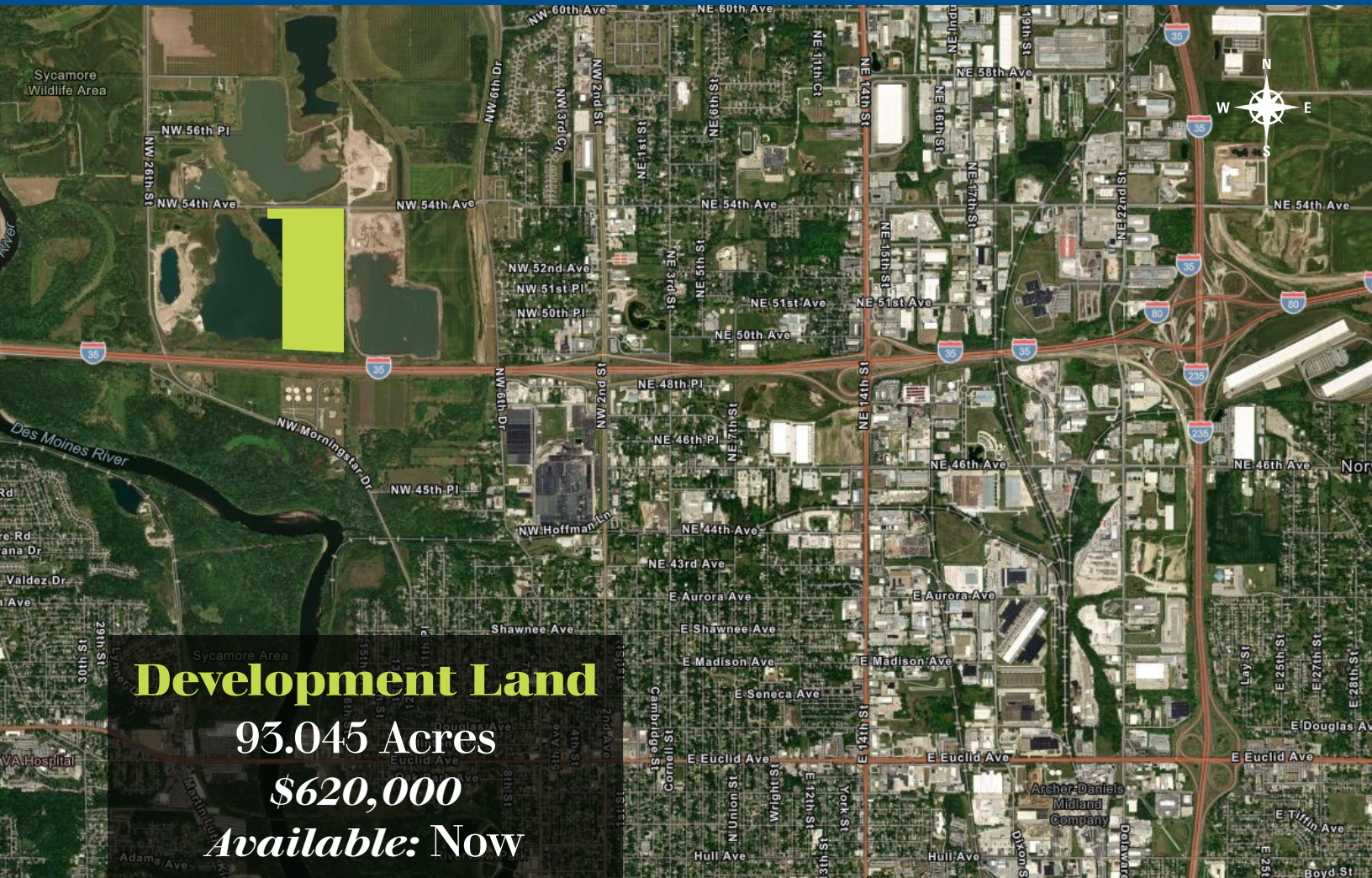
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2020 NW 54TH AVENUE FOR SALE



Development Land

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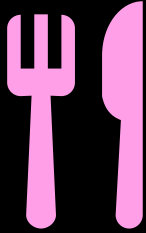
\$620,000

Available: Now

- **Prime Location:** Situated in Des Moines with easy and quick access to major highways and transportation routes.
- **Former Quarry Property:** Unique redevelopment opportunity with potential for various commercial projects.
- **Zoning:** Potential for diverse uses to meet your project needs.
- **Spacious Acreage:** Large site size capable of accommodating development possibilities.
- **Strong Infrastructure:** Proximity to utilities and established commercial and industrial zones.
- **Access to Skilled Workforce:** Located in an area with a robust labor pool.



nearby ATTRACTIONS



318

Restaurants



42

Bars and
Pubs



29

Coffee
Shops



38

Grocers



69

C-Stores



113

Retail
Shopping



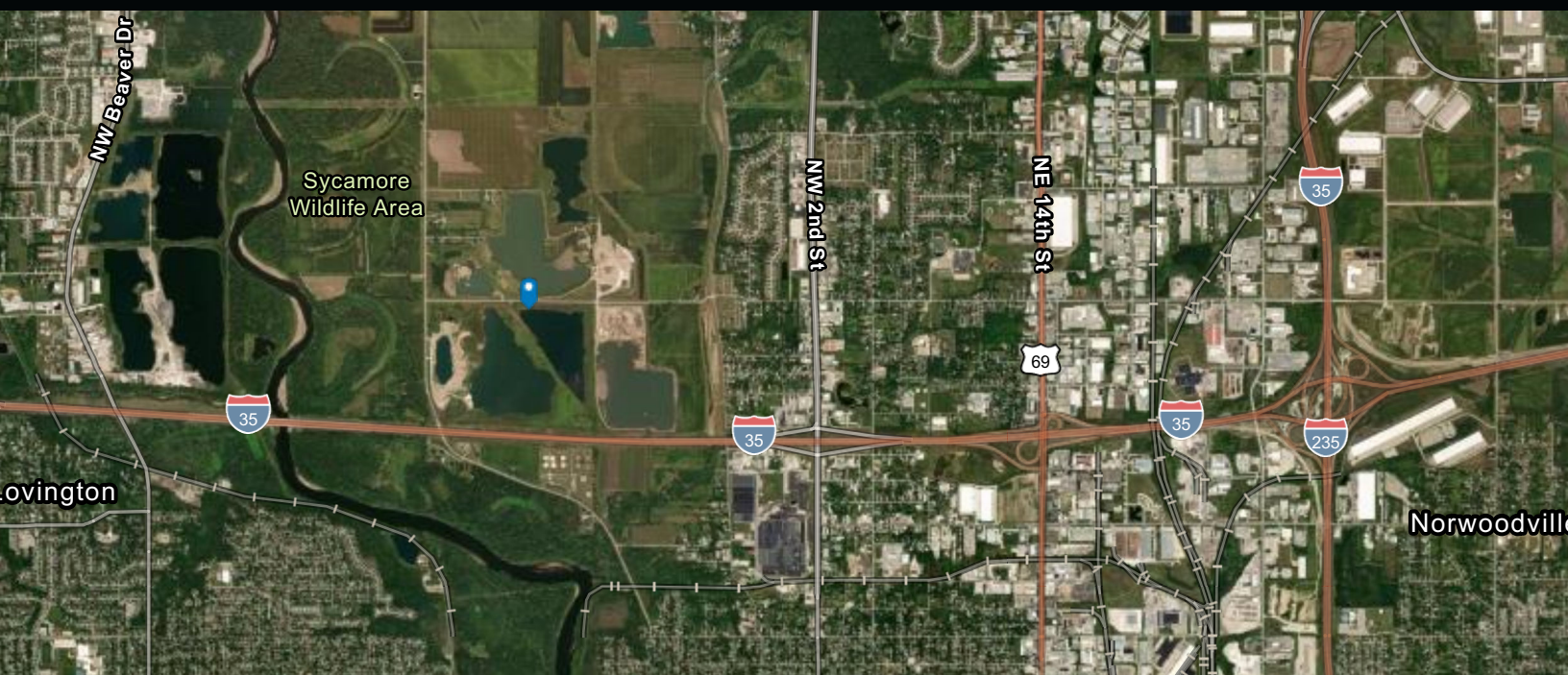
50

Hotels



41

Attractions/
Entertainment



DEMOGRAPHICS

2020 NW 54TH AVE

5 mile radius

INCOME



\$71,966

Median Household Income



\$177,871

Median Net Worth



\$251,278

Median Home Value



\$58,547

Median Disposable Income

EDUCATION



40%

Bachelor's/Grad/Prof Degree

BUSINESS



6,542

Total Businesses



116,951

Total Employees

KEY FACTS



168,897

Total Population



202,375

Total Daytime Population



36.1

Median Age



68,452

Households

TRAFFIC



97,700

I-80 / I-35



36,200

R-56 / NW 6th Dr



2,790

NW 54th Ave

EMPLOYMENT



3.1%

Unemployment Rate



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