


OFFERING SUMMARY

Lease Rate:	\$14.00 PSF
Lease Type:	Gross
Availability:	878 - 5,300 SF
Lincoln Way:	23,600 VPD

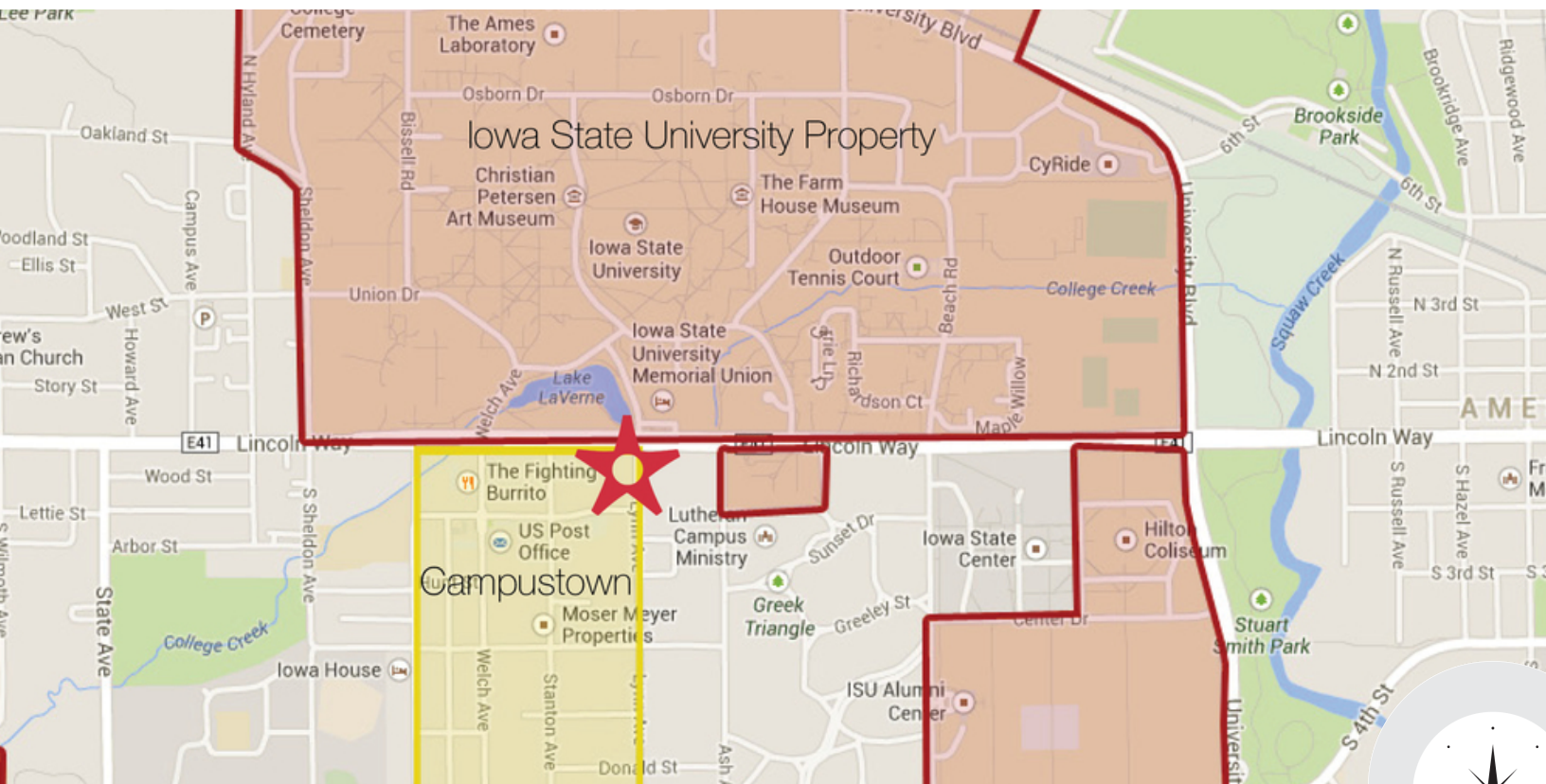
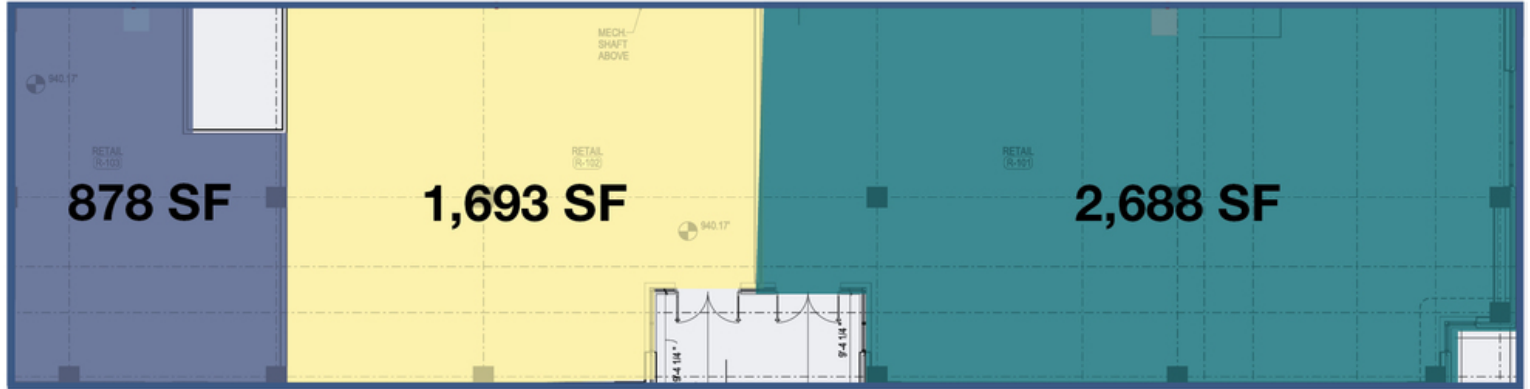
PROPERTY HIGHLIGHTS

- New lease incentive - six (6) months free rent
- New mixed-use student housing with first floor retail, restaurant or office space
- Outstanding location near Campustown and the heart of Iowa State University
- Iowa State University population now over 33,000 active students
- High visibility and high traffic count
- Adjacent to Lincoln Way
- Over 900 students living within one block of this space

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	3,349	20,477	27,657
Total Population	15,855	55,593	71,950
Average HH Income	\$42,050	\$51,563	\$54,400





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