

Land for Sale

3105 SW State Street
Ankeny, IA 50023



Commercial Real Estate
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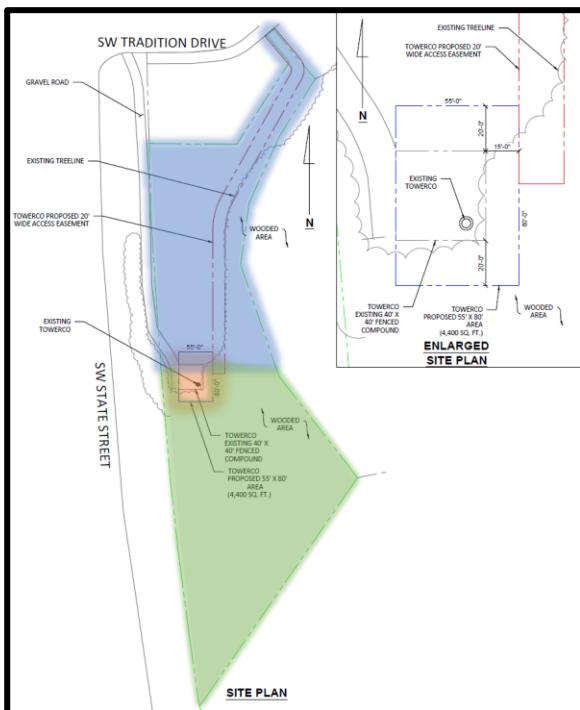
- 168,815 SF Parcel (3.875 Acres)
- \$952,000.00

Land Sections (All Sections Included with Sale)

- North Section 68,000 SF (Proposed Development Land)
- Established Communication Tower Section 4,400 SF (Proposed Perpetual Easement)
- South Section 96,415 SF (Green Space)

Parcel Highlights

- Development Land Opportunity
- Zoning PUD (Planned Unit Development)
- Near the SW State St and SW Oralabor Rd Intersection
- SW State St Frontage ~345 Ft and Total Roadway AADT 25800 (Counted in 2024)

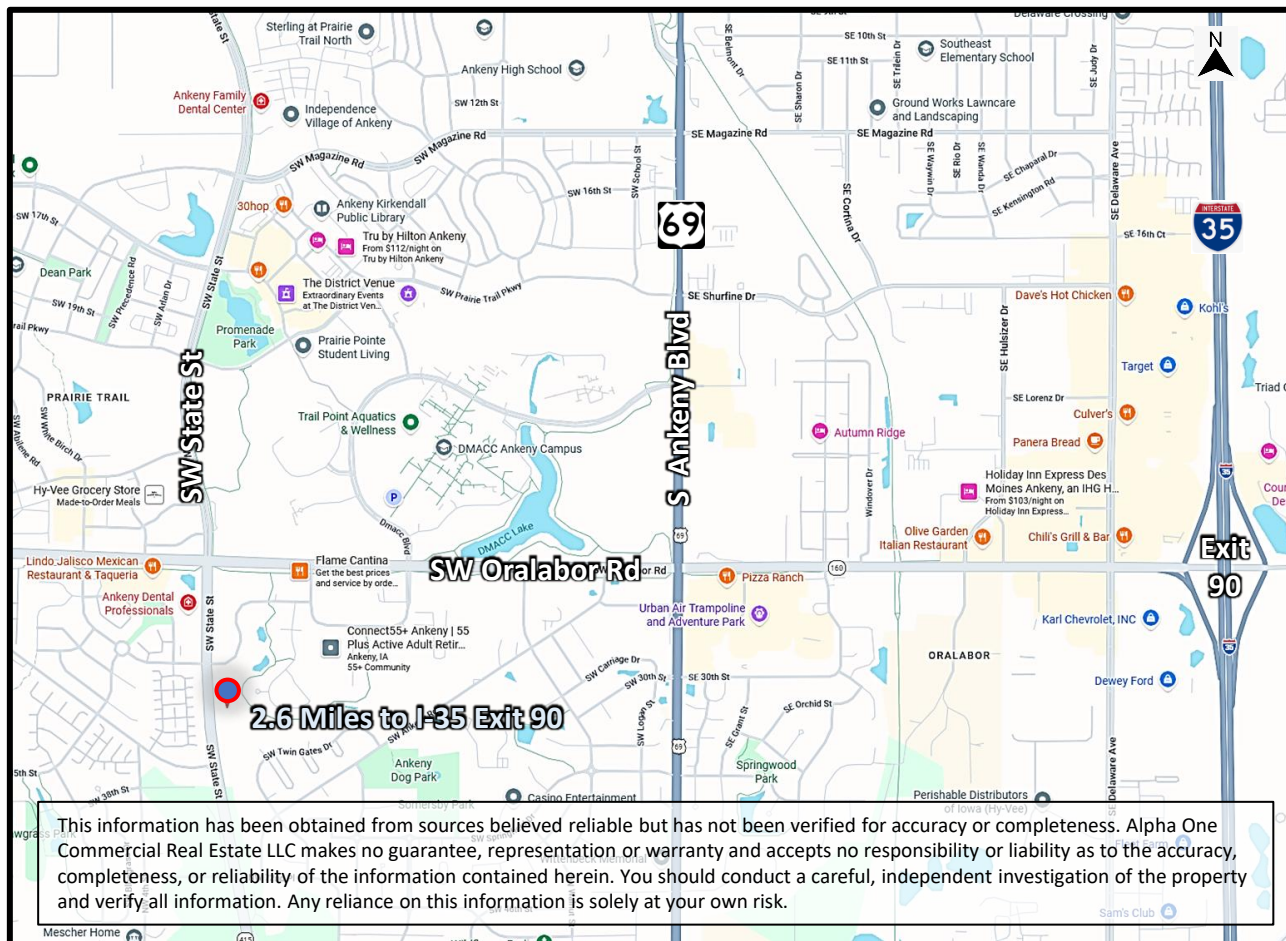
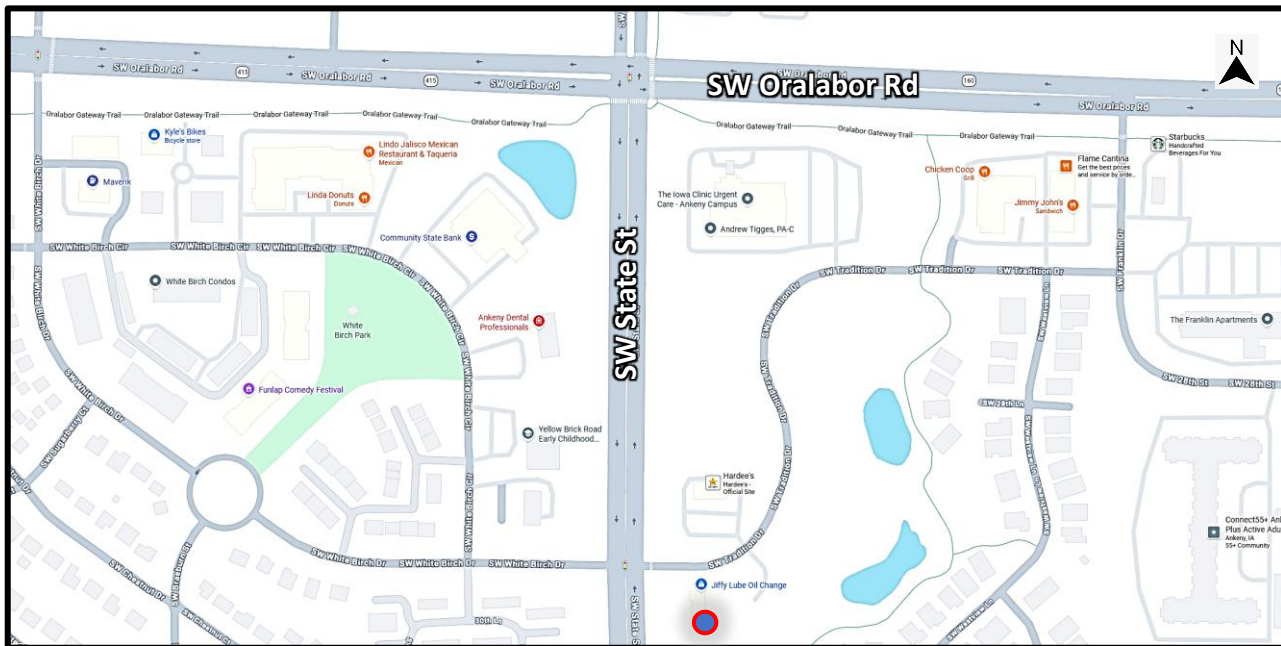


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