

FOR LEASE



STEFON PLAZA

200 ARMY POST RD

Des Moines, Iowa 50315

Retail Space For Lease
from 1,400 - 4,200 RSF ±

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200 ARMY POST RD FOR LEASE



BUILDING HIGHLIGHTS

- Ample parking
- Local ownership
- Responsive property management
- High traffic count
- Great visibility

Stefon Plaza is conveniently located between Southridge Mall and Des Moines International Airport with easy access to Highway 5.

RETAIL SPACE

SUITE #20 - 1,560 RSF *Available: 4/1/2026*

SUITE #54 - 1,400 RSF *Available: immediately*

SUITE #56 - 2,800 RSF *Available: 11/1/2026*

Suite 54 & 56 Total Contiguous: 4,200 RSF

LEASE RATE: \$9.75 PSF NNN

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RETAIL SPACE



RESTAURANT SPACE



MANAGED BY KNAPP PROPERTIES



PARKING LOT



EXCELLENT LOCATION



AIRPORT NEARBY



GROCERY STORE NEARBY

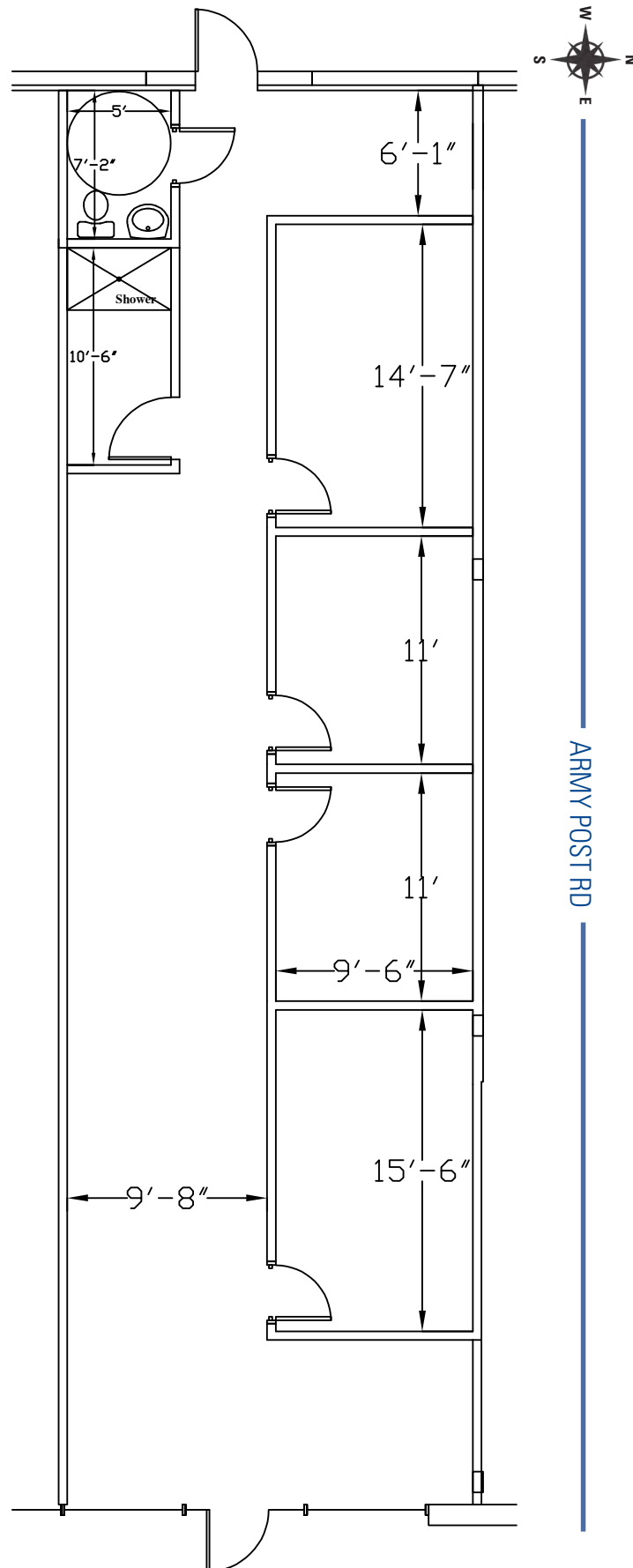


GOLF COURSE NEARBY



HOTEL NEARBY

200 ARMY POST ROAD AVAILABILITY



SUITE 54

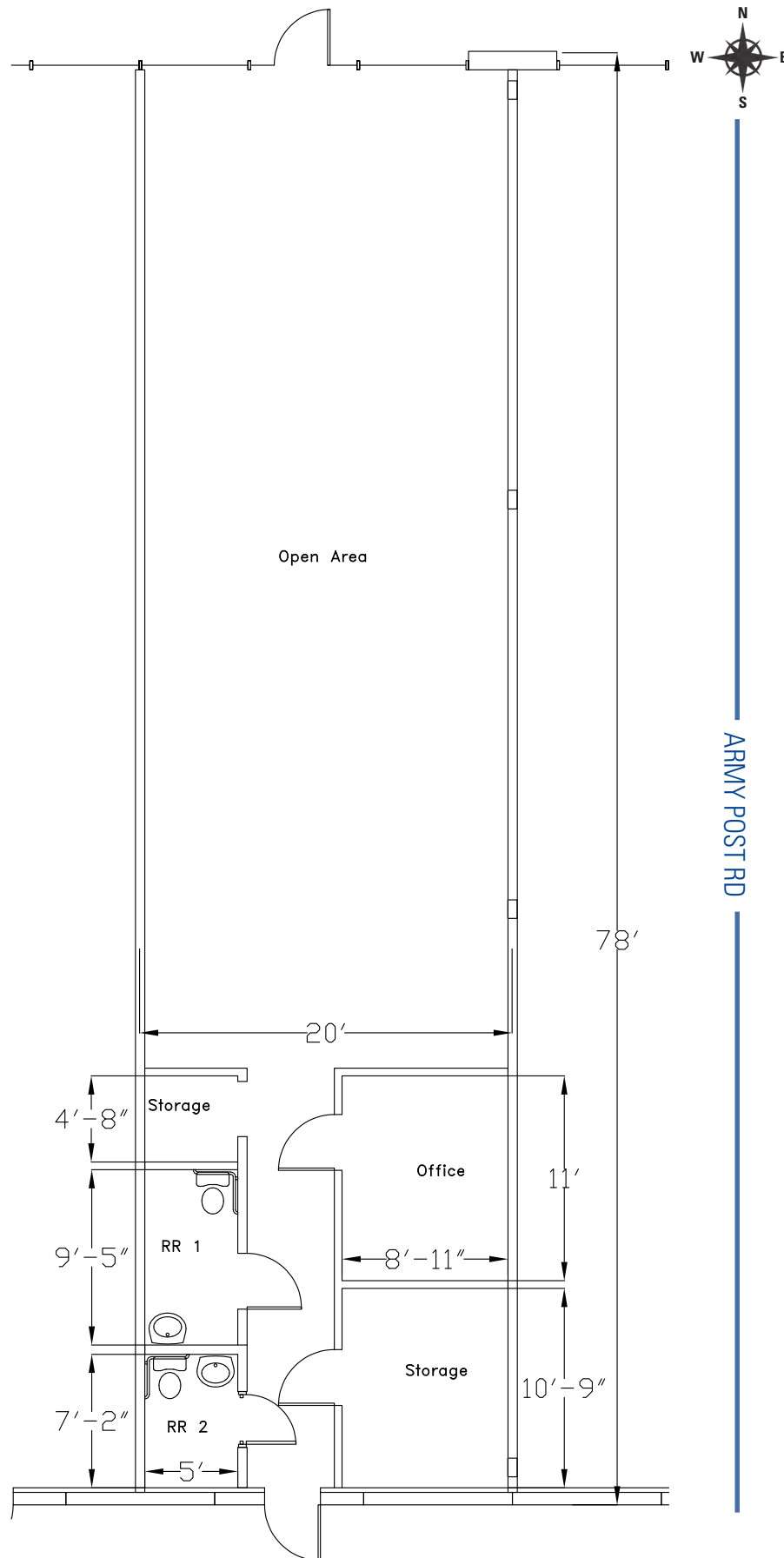
1,400 RSF ±

Available:
immediately

Lease Rate:
\$9.75 PSF NNN

Total Contiguous:
4,200 RSF

200 ARMY POST ROAD AVAILABILITY



SUITE 20
1,560 RSF ±

Available:
4/1/2026

Lease Rate:
\$9.75 PSF NNN

DEMOGRAPHICS

200 ARMY POST ROAD

5 mile radius

INCOME



\$57,163

Median Household Income



\$78,535

Median Net Worth



\$189,171

Median Home Value



\$47,652

Median Disposable Income

EDUCATION



32%

Bachelor's/Grad/Prof Degree

BUSINESS



4,703

Total Businesses



112,891

Total Employees

KEY FACTS



1,341.0

Population



154,254

Total Daytime Population



35.9

Median Age



45,229

Households

TRAFFIC



19,400

Army Post Road

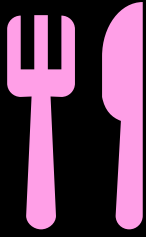
EMPLOYMENT



3.7%

Unemployment Rate

nearby ATTRACTIONS



268

Restaurants



30

Bars and
Pubs



19

Coffee
Shops



25

Grocers



40

C-Stores



56

Retail
Shopping



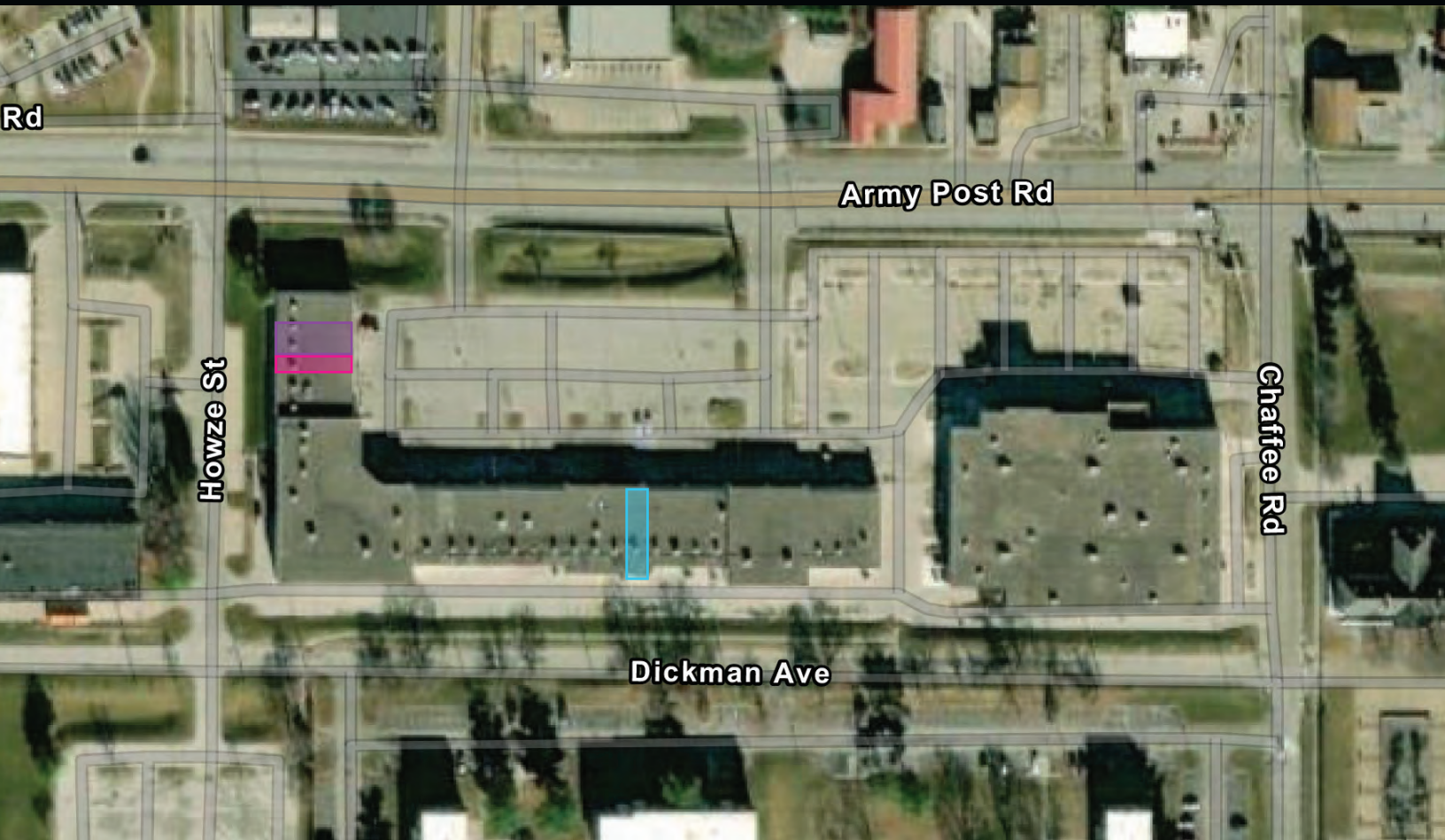
35

Hotels



60

Attractions/
Entertainment



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