



FOR SALE/LEASEBACK



**CUSHMAN &
WAKEFIELD**

Iowa Commercial Advisors

724 STORY ST

Boone, IA 50036

PROPERTY HIGHLIGHTS

34,365 SF Office building

Sale Price: \$525,000

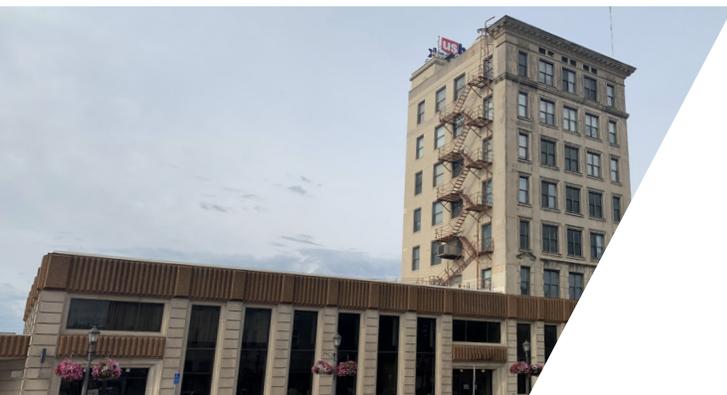
Partial Sale/Leaseback opportunity with
Investment Grade A+ S&P Rated Tenant

Built 1916

Downtown Boone

Ideal for professional offices

Financial information available with NDA
Showings by appointment only



DUSTIN WHITEHEAD, CCIM

Senior Vice President

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Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

724 STORY ST

Boone, IA 50036

34,365 SF



RETAIL AERIAL



Demographics

	1 Mile	3 Mile	5 Mile
Population	8,079	13,362	14,544
Daytime Population	6,454	11,997	12,953
AVG. HH Income	\$84,181	\$87,854	\$89,847
Total Households	3,471	5,813	6,300

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