

# 110-116 N. Market Street

Audubon, Iowa 50025  
[www.cbre.com/desmoines](http://www.cbre.com/desmoines)

Retail/Office building For Lease or Sale in Audubon. This 13,975 SF retail convenience/strip center is located on N. Market Street across from Retail Rebel. It was built in 2003 and is anchored by Dollar General and Subway.

## Building Features

- + Improvements available for qualified tenants
- + Existing Tenants: Subway and Dollar General
- + 40 parking spaces
- + Handicapped accessible

## For Lease

- + Available Space:
  - Suite 114: 2,115 SF (shell space)
  - Suite 116: 1,950 SF (finished office)
  - Contiguous space could accommodate 4,065 SF user
- + Lease Rate: \$6.50/SF NNN
- + Operating Expenses: \$1.55/SF

## For Sale

- + Sale Price: \$495,000 (\$35/SF)
- + Occupancy: 71%
- + Reach out to listing agent for further financials



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For Sale or Lease

# Location



## Contact Us

### Bill Wright

Senior Vice President

+1 515 210 3050

[bill.wright2@cbre.com](mailto:bill.wright2@cbre.com)

Licensed in the State of Iowa.

### Chris Pendroy, CCIM, SIOR

Senior Vice President

+1 515 402 6600

[chris.pendroy@cbre.com](mailto:chris.pendroy@cbre.com)

Licensed in the State of Iowa.

### Grant Wright, CCIM

First Vice President

+1 515 745 5113

[grant.wright@cbre.com](mailto:grant.wright@cbre.com)

Licensed in the State of Iowa.

### Dakota Little

Senior Associate

+1 515 745 4378

[dakota.little@cbre.com](mailto:dakota.little@cbre.com)

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