

For Sale  
**Land**  
51,822 SF



## Urbandale Land

2931 & 2941 100th Street  
Urbandale, Iowa 50322

### Property Highlights

- Prime location in Urbandale
- Zoned C-G
- Two parcels totaling 1.19 acres (51,822 SF); approx 150 ft of frontage, 350 ft of depth
- Frontage on 100th Street
- Traffic Count: 20,000 VPD (DOT)

### Property Description

Conveniently located between Hickman Road and Douglas Avenue in an established part of Urbandale. Close to restaurants, retail, and commercial.

#### OFFERING SUMMARY

<b>Sale Price</b>	\$620,000
<b>Lot Size</b>	1.19 Acres

#### DEMOGRAPHICS

<b>Stats</b>	<b>Population</b>	<b>Avg. HH Income</b>
<b>1 Mile</b>	4,526	\$91,502
<b>3 Miles</b>	63,455	\$84,227
<b>5 Miles</b>	160,593	\$87,631

For more information

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# Additional Photos

100th Street



Arby's







Kum & Go  
Pilot  
Grandma Max's

Douglas Pkwy

80

114th St

Continental Western Group

Econo Lodge

Douglas Ave

FIREPLACE SUPERSTORE

Hm Homemakers

TACO JOHN'S

snap FITNESS

Wendy's

QT

Horton Ave  
Madison Ave

BOB BROWN

COMPETITIVE EDGE

JOHNSTONE SUPPLY

109th St

Triplett COMPANIES

McDonald's

Den VanWall EQUIPMENT

MATTRESS FIRM

HENSLEY'S Big & Tall Outfitters

LEBEDA MATTRESS FACTORY

MILLARD LUMBER Inc.

UNITED STATES POSTAL SERVICE

W West Bank

Monroe Ct

BARKING LOG

DENNY'S GIFT DEN

PANCHERO'S

ELSMORE

Batteries + Bulbs

cookies

MAKE-A-WISH

SITE

MIDLAND CREDIT UNION

Arby's

Purell printing

ups

Hertz

111th St

SLEEP ANS & SITES

LIVING HISTORY FARMS

TIMMINS, KROLL & JACOBSEN, LLP

CARmax

Absolute GARAGE

Midwest FAMILY LENDING

LIFETIME FITNESS

dodge

Kum & Go

HOTEL RENOVATO

LR

NW 111th St

GIRL SCOUTS

Mercedes-Benz

Freemove

Mercedes-Benz

RAMSEY

MAZDA SUBARU USED CENTER

WENARDS

Loves

Denny's

35

Smart HONDA

STARBUCKS ASPEN ATHLETIC CLUBS

UNITED STATES POSTAL SERVICE

104th St

LUMBER LIQUIDATORS

BMW

Frantage Rd

Mini Maker Faire

Willis INFINITI

7F SEVEN FLAGS

BURGER KING

Valvoline

CASEY'S RESTAURANT

