

911 S K AVE

VINTON, IOWA, 52349

FOR SALE | 1.32 AC | \$380,000

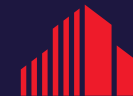


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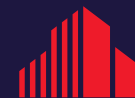
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- Located near Hy-Vee Fast & Fresh Market with great visibility and accessibility
- 1.32 acres available
- Zoned for commercial use and suitable for a retail or service business
- Proximity to utilities, water, and sewer
- Convenient access to Hwy 218
- Potential for substantial on-site parking
- Situated for economic growth and development which enhances future property value
- Nearby Amenities: Hy-Vee Fast & Fresh Market, Cobblestone Inn & Suites, and AmeriCorps



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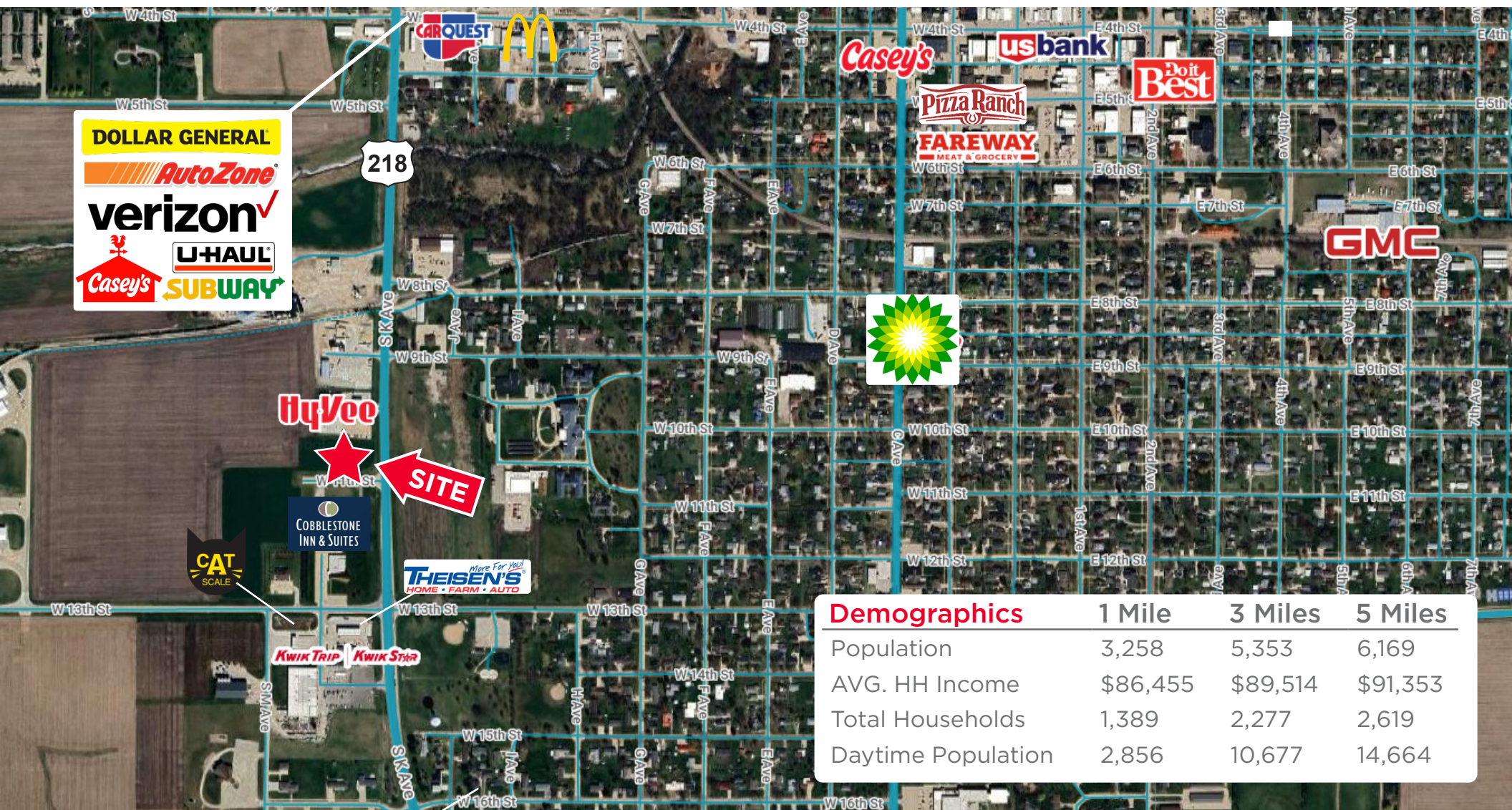
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SITE AERIAL



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AERIAL & DEMOGRAPHICS



Demographics	1 Mile	3 Miles	5 Miles
Population	3,258	5,353	6,169
AVG. HH Income	\$86,455	\$89,514	\$91,353
Total Households	1,389	2,277	2,619
Daytime Population	2,856	10,677	14,664



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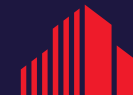
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