



**FOR SALE**

**1424 Army Post Rd**

**Des Moines, IA | 50315**

**CONTACT**

**COREY SEDREL**

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**CUSHMAN &  
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Iowa Commercial Advisors

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# PROPERTY HIGHLIGHTS

**Sale Price: \$625,000**

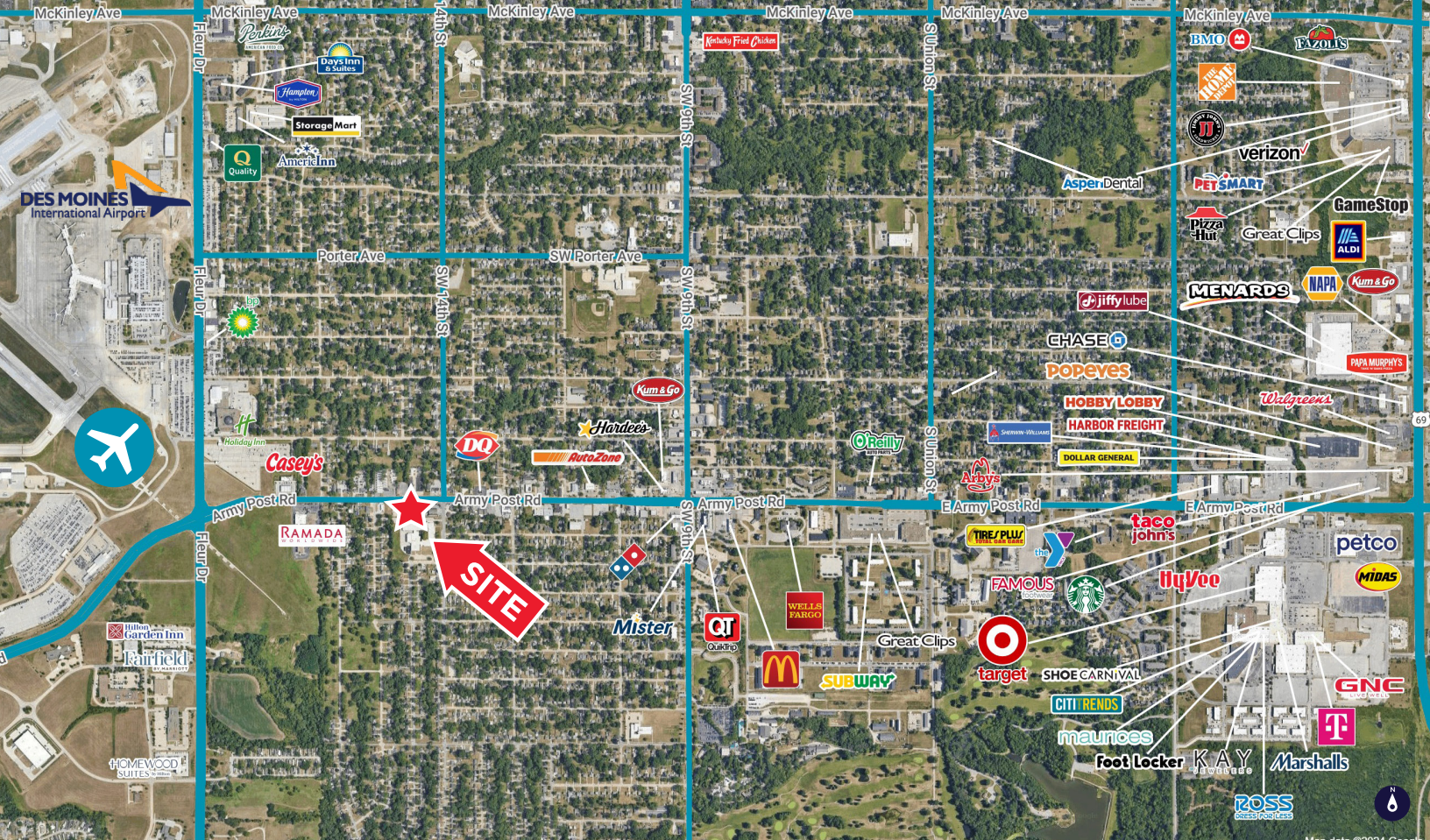
**Building Size: 3,223 SF**

**Heated/Cooled Shop Space**

- 4 drive-in doors
- 4 floor drains
- Reception/waiting area
- Excellent visibility
- Remodeled in 2018
- 14,241 SF lot
- Zoned RX1 - Retail
- 15 parking stalls







## AREA AMENITIES

The site is located on the south side of Des Moines. This area boasts many shops, restaurants, and other amenities. The building has excellent visibility and is located near a lighted intersection giving it easy access.

## DEMOGRAPHICS

	Total Population	Average HH Income	Daytime Population
3 Mile	49,981	\$86,237	20,303
5 Mile	112,616	\$96,967	105,895

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