

FOR LEASE

The Cunningham
950 Jordan Creek Parkway
West Des Moines, IA

*A premier state-of-the-art mixed use development
anchored by Ruth's Chris Steak House*



AVAILABLE NOW

CHRISTOPHER STAFFORD, CCIM
Director | Senior Vice President
+1 515 309 6706
cstafford@iowaca.com

Owned by:
glc CRG
RESIDENTIAL

Leasing by:
CUSHMAN &
WAKEFIELD

Project Overview

The Cunningham is a state-of-the-art mixed use development anchored by Ruth's Chris Steak House consists of 199 high-end residential apartments. Located on 9.3 acres in the heart of West Des Moines, this project will transform the landscape along Jordan Creek Parkway with its distinctive architectural features, superior visibility and easy access. The location is easily accessible from Interstates 80 & 35 and within close proximity to Jordan Creek Town Center. The Cunningham's retail space has excellent visibility from Jordan Creek Parkway with generous building signage, enlarged plaza and adequate parking.

Availability

Available:

Space A:  **HOME GROWN**
a daytime eatery

Space B: **2,810 SF Available**

Space C: **3,560 SF Available**

Space B & C can be combined

Lease Rate: Contact listing agent

Delivery: Immediate

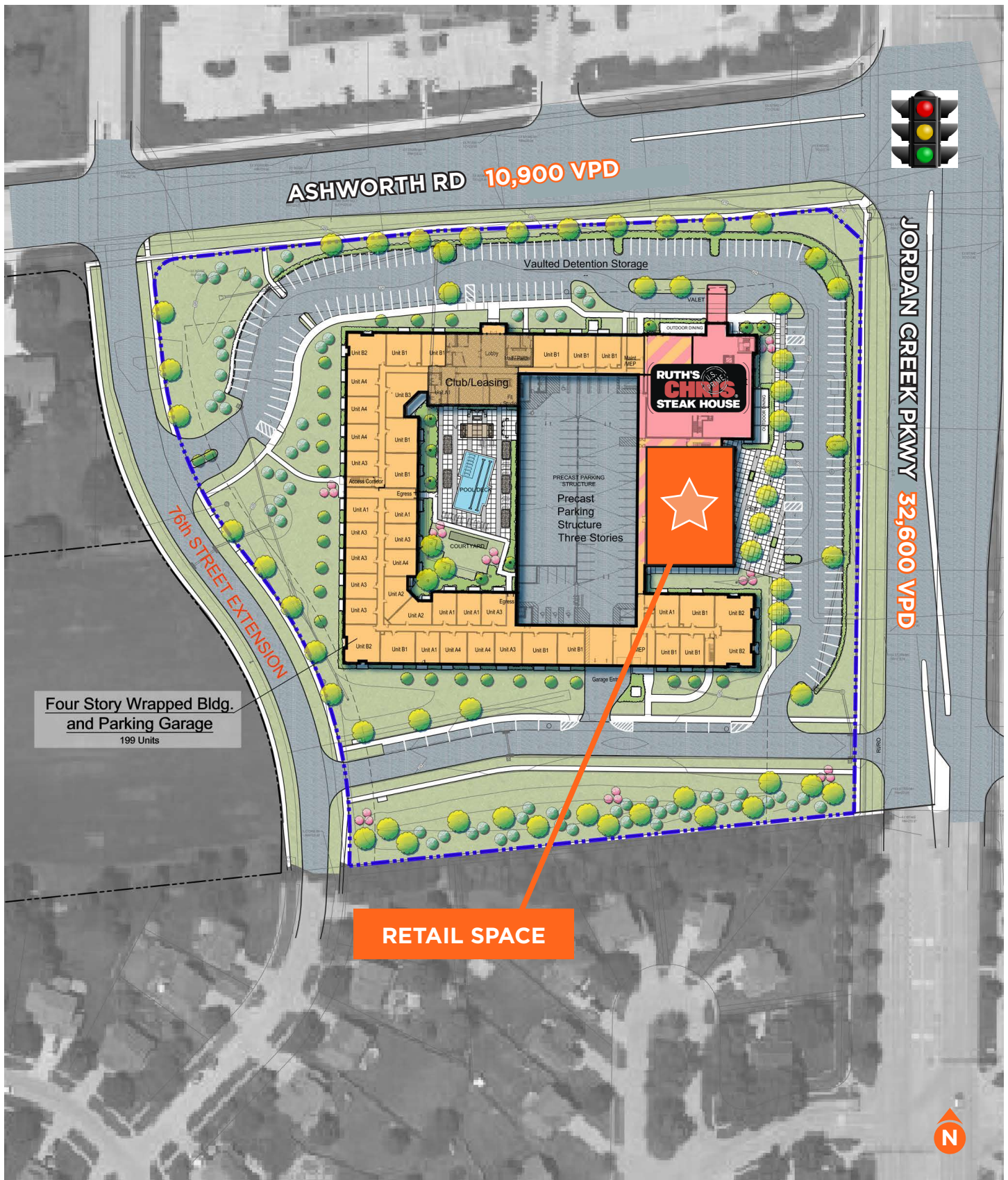


Highlights

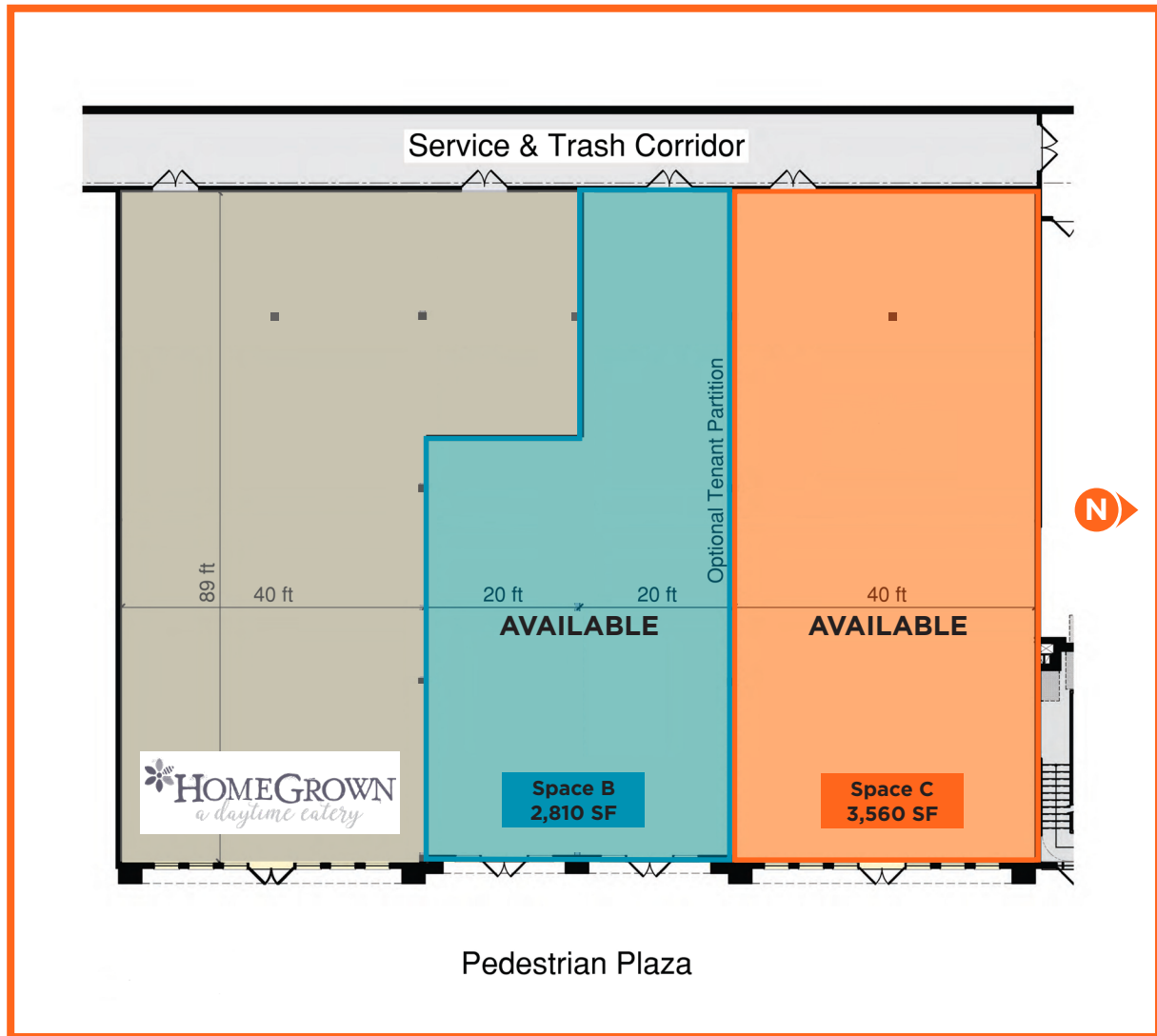
- Anchored by 2-story Ruth's Chris Steak House
- 199 high-end apartments
- Enlarged front entrance plaza
- 16' Ceiling Height
- Excellent visibility and access
- Building signage
- Front door parking
- Ideal for professional services (legal, financial, etc.)
high-end salon, boutique fitness, dentist, etc.



Site Plan



Retail Floor Plan



East Exterior Elevation

JORDAN CREEK TOWN CENTER

RETAIL SPACE



Location Overview

- Located in West Des Moines which is a suburb of Iowa's capital city of Des Moines
- Located in the Jordan Creek Corridor which is a regional office, shopping and entertainment destination drawing customers from all over Iowa
- ½ mile south of Interstate 80
- Over \$11 billion in annual retail sales in the Jordan Creek trade area
- West Des Moines is a major employment center for the metro area with over 2,500 employers providing 60,000+ jobs
- Less than one mile north of the Jordan Creek Town Center super-regional mall
- Wells Fargo Home Mortgage headquarters is located one mile southeast and employs 10,000 people
- 15 minutes from downtown Des Moines and the Des Moines International Airport

AREA OFFICE & RETAIL

Jordan Creek Town Center -- super regional mall (1,360,000 SF GLA)

Wells Fargo Home Mortgage Corporate Campus

Athene US Operations Headquarters

Sammons Financial Group Headquarters

IMT Insurance Headquarters

The Location

West Des Moines

• \$103,935 Average HH Income • 50,992 Total Employees • \$1.5 Billion Annual Retail Sales



Distances to:

- 1/2 MILE**
to I-80 full interchange
- 1/2 MILE**
to Jordan Creek
Town Center
- 2.2 MILES**
to I-35 full interchange
- 10.8 MILES**
to Downtown Des Moines

CONTACT INFORMATION

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