



± 179,732 SF
Industrial warehouse
available for lease

Rider Logistics Center

3901 SE Park Drive | Grimes, Iowa 50111



Availability overview

- Available for lease:
 - Building A: 179,732 SF
- Lease rate: Call broker for pricing
- Est. OPEX: Available upon request

Property overview

- Size size: +/- 78.137 acres
- Clear height: 32'
- Dock doors: 23 (ability to add)
- Drive-in doors: 2 (ability to add)
- Auto parking: 175 stalls

3901 SE Park Dr.



Images



179,732 SF

Industrial space for lease



3901 SE Park Drive | Grimes, Iowa 50111

Building A | 179,732 SF of total warehouse for lease | ± 32' clear height

Available space specifications

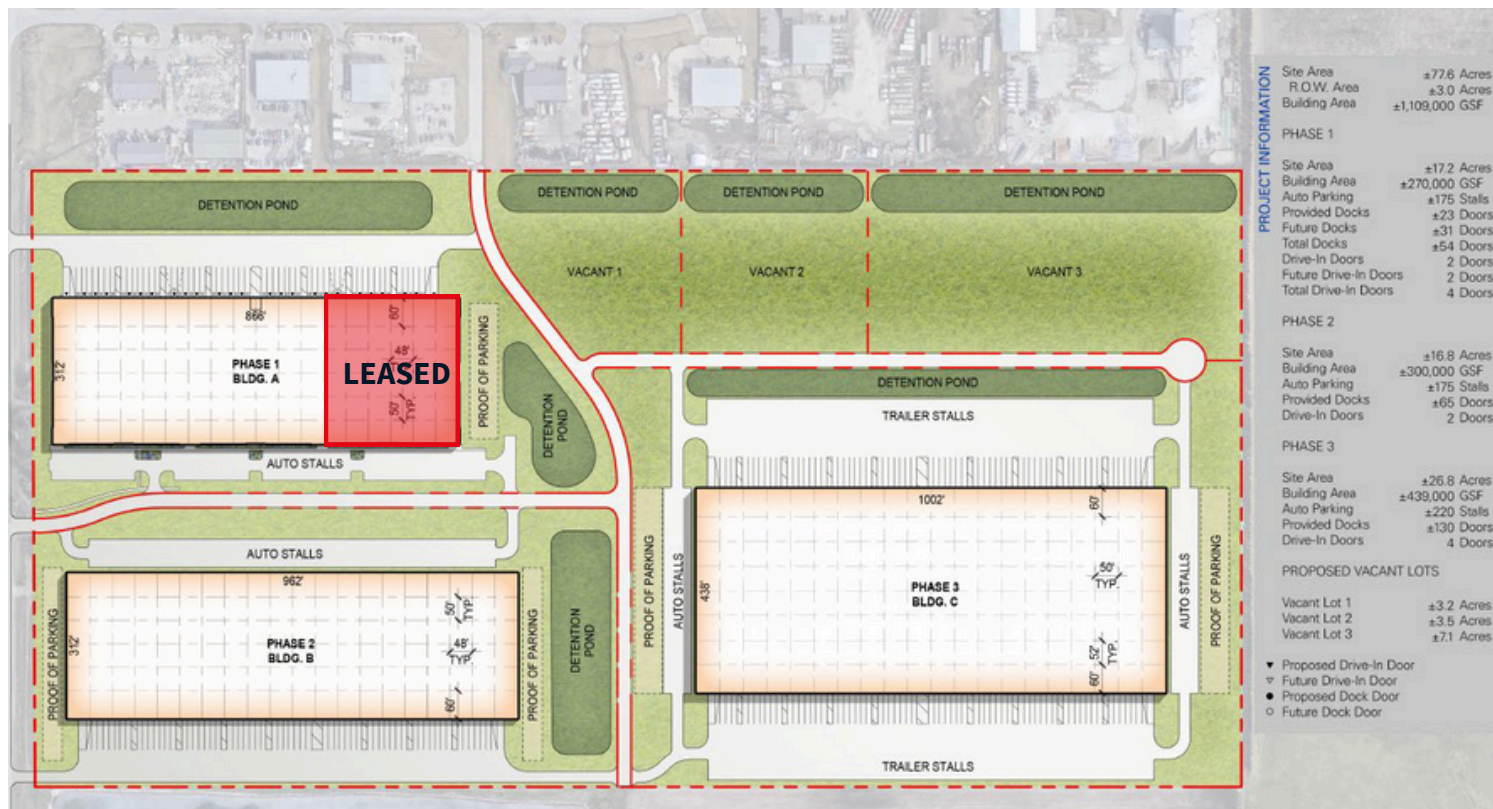
- Available: 179,732 SF
- Lease rate: Call broker for pricing
- Est. OPEX: Available upon request
- Year built: 2023
- Zoned: M-1 A Light Industrial
- Clear height: 32'
- Total docks: 23 (ability to add)
- Drive-ins: 2 (ability to add)
- Bay Size: 14,976 SF (48'x 312')
- Column Spacing: 48' x 50'
- 60' Speed Bay
- ESFR Sprinkler System
- Great location for corporate headquarters
- 1.2 Miles NW of I-80/35
- Located in a growing industrial submarket
- Flexible site plan can accommodate users of all sizes

Rider Logistics Center



3901 SE Park Drive | Grimes, Iowa 50111

Master site plan



Contact

Marcus R. Pitts, CCIM, SIOR

Senior Managing Director
+1 515 556 4727
marcus.pitts@jll.com

Austin Hedstrom, SIOR

Executive Vice President
+1 515 414 1767
austin.hedstrom@jll.com

Tanner Hedstrom

Vice President
+1 515 745 2734
tanner.hedstrom@jll.com

jll.com/des-moines

Jones Lang LaSalle Americas, Inc., a licensed real estate broker in 48 states | DISCLAIMER Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2022. Jones Lang LaSalle IP, Inc. All rights reserved.