

FOR SALE

Build-To-Suit Commercial Building



3230 N Center Point Rd #Lot 3
Robins, IA

CHRISTINA AXVIG, REALTOR
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Licensed in the State of Iowa

REALTY87
COMMERCIAL

PROPERTY DETAILS

PRICE: \$629,000

- Proposed 3,000 SF Build-to-Suit Commercial Space
- High-Visibility location at entrance to Tradesman Square
- Flexible design customized for your business
- Potential drive-thru option (subject to approvals)
- Suitable for Retail, Office, Medical, Restaurant & More
- Expansion Opportunities available from 3,000-22,000 SF

Position your business at the front entrance of one of the area's newest commercial developments. This proposed 3,000 SF build-to-suit commercial building offers outstanding visibility along North Center Point Road and is designed to accommodate a wide variety of retail, office, restaurant, medical, and professional services. The concept plan provides the opportunity for a potential drive-thru (subject to applicable approvals), making this an ideal location for a coffee shop, quick-service restaurant, sandwich shop, ice cream shop, bakery, financial institution, pharmacy, or other customer-focused business. Every project is customized to fit your business. Building size, floor plan, exterior design, finishes, and site improvements can be tailored to your operational needs. Additional build-to-suit options are available throughout Tradesman Square, with opportunities ranging from 3,000 SF up to approx 22,000 SF. Pictures are renderings of ideas for property. All prices are estimated, final price determined on individual needs.



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PROPERTY DETAILS

NEW COMMERCIAL SPACE. PRIME LOCATION.

3 BUILDINGS. ENDLESS POSSIBILITIES.

COMING SOON

-  FLEXIBLE SPACE
-  54 PARKING SPACES
-  HIGH-VISIBILITY LOCATION



BUILDING 1
9,600 SF

BUILDING 2
3,000 SF

BUILDING 3
9,600 SF

 NORTH CENTER POINT ROAD
CEDAR RAPIDS, IA

 TOTAL SPACE
22,200 SF

 ZONING
GC (GENERAL COMMERCIAL)

 MODERN DESIGN
LANDSCAPED SITE

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LOCATION



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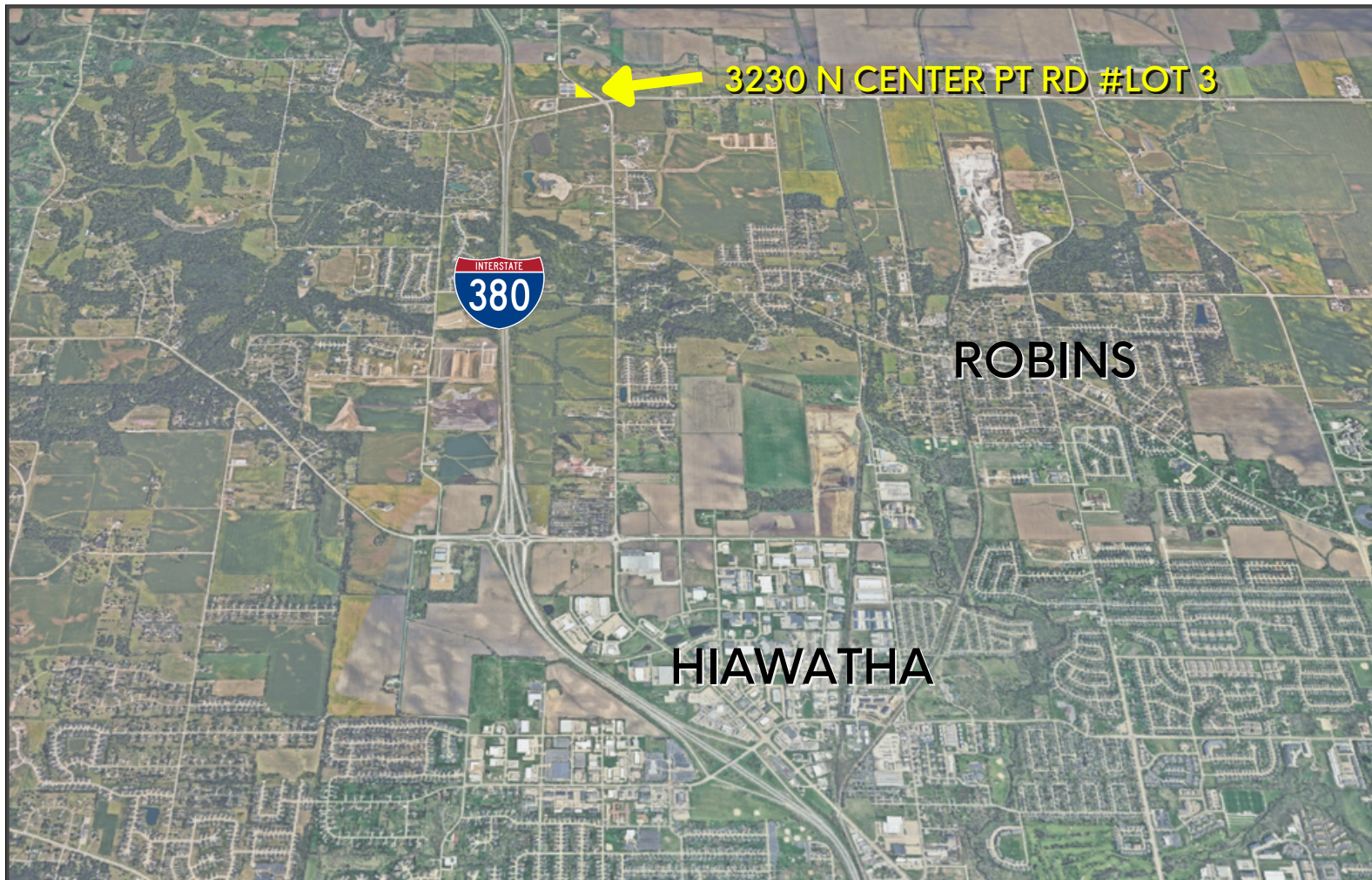
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Buyer to verify all information. Information is deemed reliable, but not guaranteed.
Data: Realtor Property Resource (RPR &/or IowaDOT)

AERIAL



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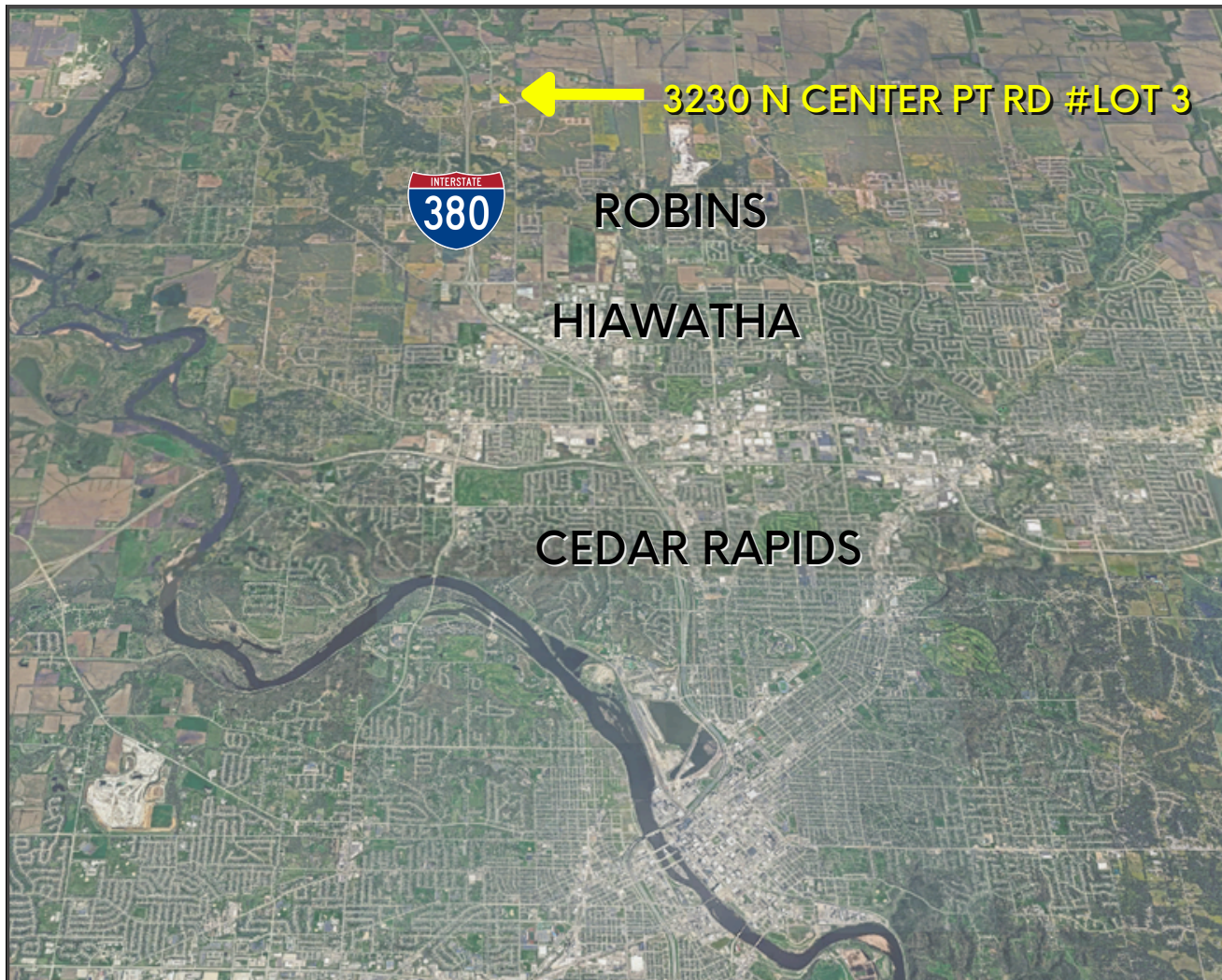
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