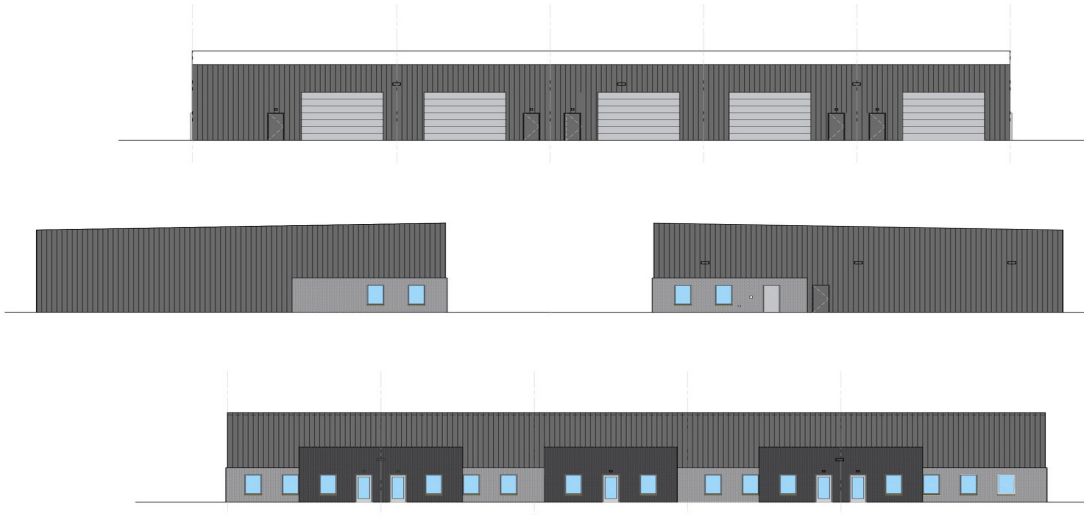


FOR LEASE

# 1305 SE 25TH ST

1305 SE 25TH ST GRIMES, IA 50111



## PROPERTY DESCRIPTION

Position your business in one of the fastest-growing industrial corridors in the Des Moines metro. Located in Grimes, a rapidly expanding suburb with strong industrial growth and access to major transportation routes, this new construction flex/industrial building offers modern functionality with flexible bay sizes and outdoor storage capabilities.

## PROPERTY HIGHLIGHTS

- Estimated Delivery: Q3 2026
- Flexible bay configurations suitable for warehouse, contractor, service, or light industrial users
- Outdoor storage yard located behind the building. Ideal for trailer, equipment, and work truck parking
- Designed for efficient operations with convenient access and circulation
- Situated just north of I-80/35 with quick access to Highway 141

## OFFERING SUMMARY

<b>Lease Rate:</b>	\$11 SF/yr (NNN)
<b>Available SF:</b>	2,400 - 12,800 SF
<b>Lot Size:</b>	89,462 SF
<b>Building Size:</b>	12,800 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
<b>Total Households</b>	27	230	1,786
<b>Total Population</b>	95	586	4,212
<b>Average HH Income</b>	\$109,957	\$96,424	\$94,295



FOR LEASE

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# 1305



# Ferguson

[fergusoncres.com](http://fergusoncres.com)

**NATHAN PETSCHÉ**

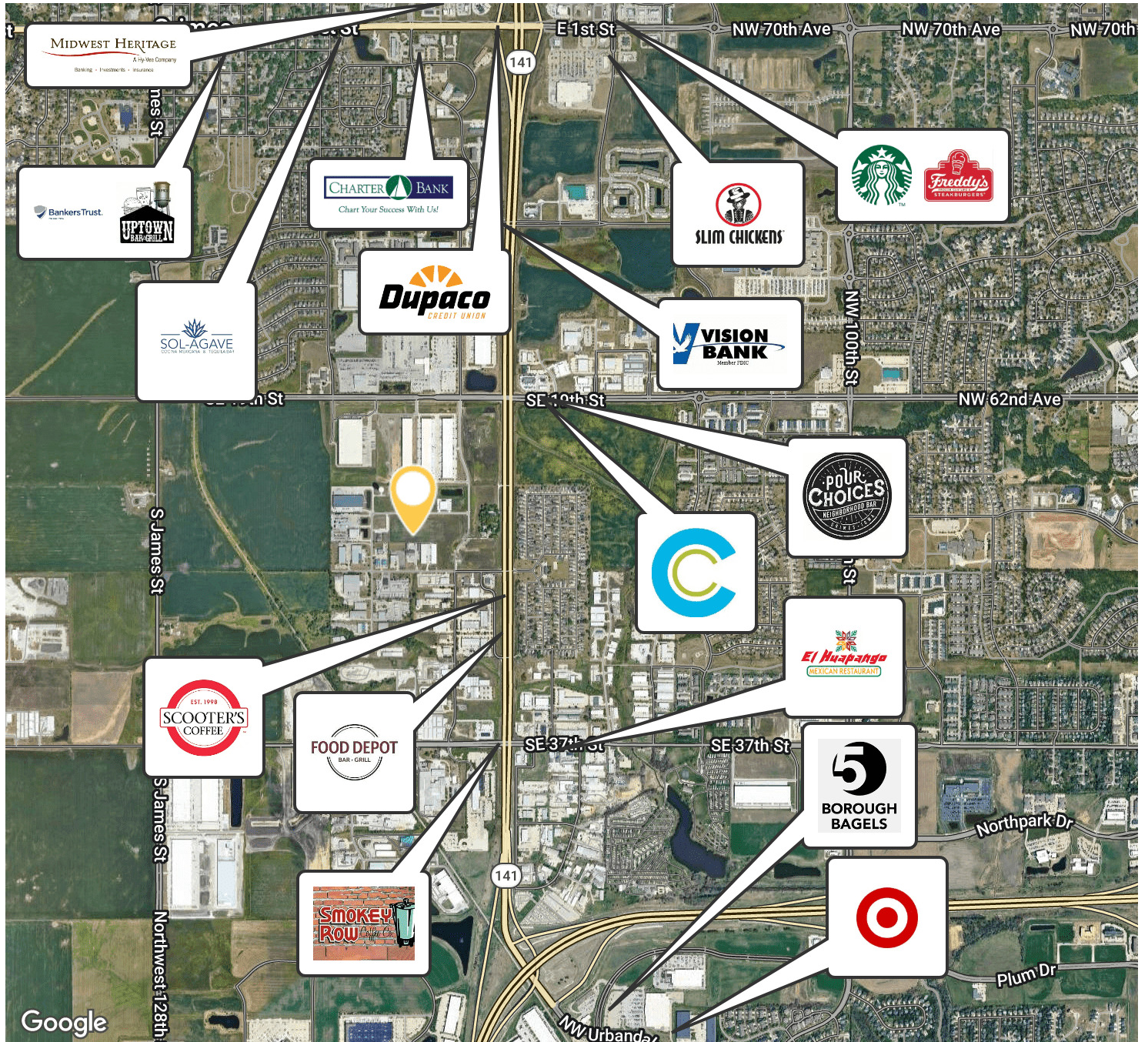
515.867.4964

[nathan@fergusoncres.com](mailto:nathan@fergusoncres.com)

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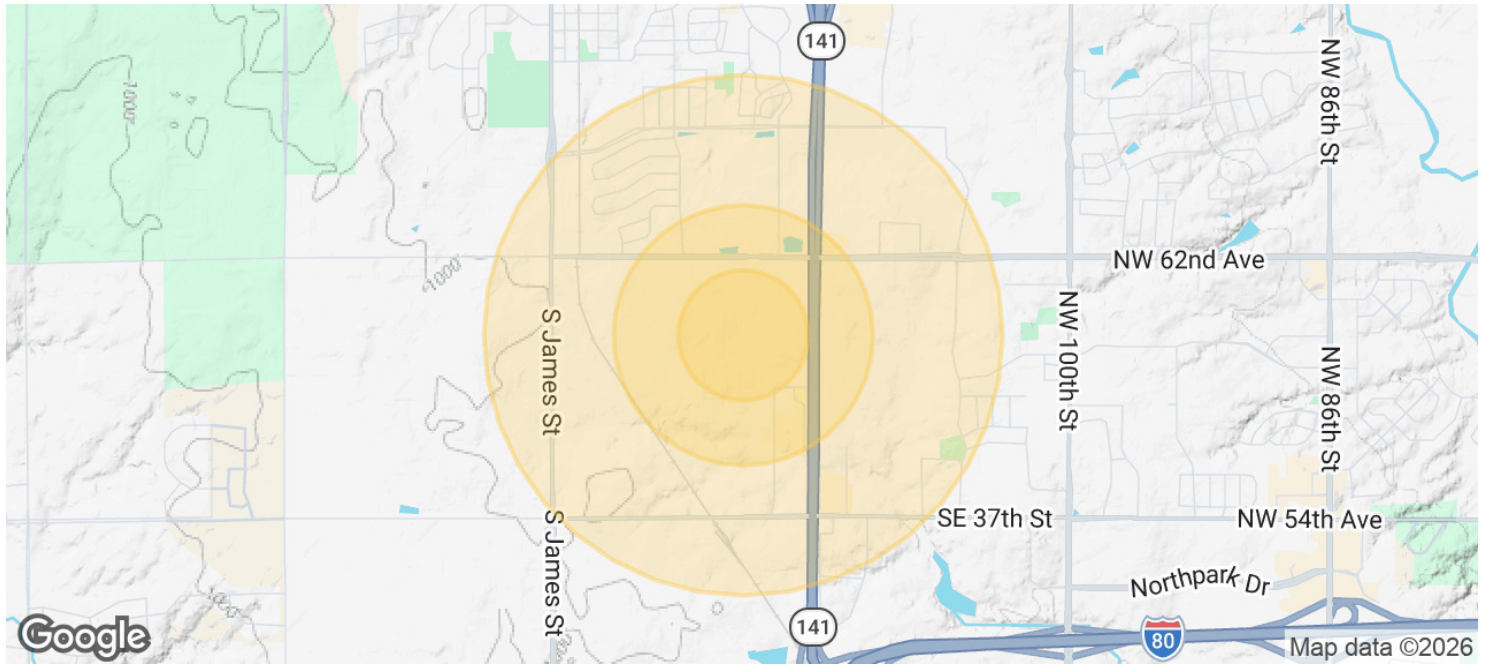
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	95	586	4,212
Average Age	40.0	36.7	32.4
Average Age (Male)	33.9	31.2	28.8
Average Age (Female)	40.1	38.7	34.0

2023 American Community Survey (ACS)

# Ferguson

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