



Available Development Land in Carlisle

Up to ± 2.11 - 3.44 acres of Development Land For Sale

Property details

Availability: Lot 1: ± 3.44 acres (C-2 Commercial)
 Lot 2: ± 2.11 acres (M-1 Light Industrial)

Price: Lot 1: \$4.45/PSF
 Lot 2: \$5.00/PSF

Property information:

- Build to suit and lease options available for qualified tenant
- Tax increment financing (TIF) and other incentives
- Potential opportunity for projects to receive 10-year, 100% tax abatement
- Quick access to Hwy 65 via Hwy 5
- Easy access to Downtown Des Moines
- Potential manufacturing, warehouse, hotel, industrial and/or commercial uses
- Traffic count: Highway 5 - 16,000 VPD; Highway 65 - 20,300 VPD

Scotch Ridge Business Park
 Hwy 65 & Hwy 5,
 Carlisle, IA 50047

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Site plan



Availability

Lot	Acres	SF	Price/SF	Zoning
1	3.44 Acres	149,847	\$4.45 SF	C-2 COMMERCIAL
2	2.11 Acres	135,472	\$5.00 SF	M-1 LIGHT INDUSTRIAL
3	1.91 Acres	83,199	SOLD	C-2 COMMERCIAL
4	2.72 Acres	118,483	SOLD	C-2 COMMERCIAL
5	2.71 Acres	118,048	SOLD	C-2 COMMERCIAL
6	2.97 Acres	129,373	Under Contract	C-2 COMMERCIAL
7	19.77 Acres	861,181	Under Contract	LIGHT INDUSTRIAL
8	9.26 Acres	403,366	Under Contract	LIGHT INDUSTRIAL
9	0.87 Acres	37,897	Under Contract	RESIDENTIAL
10	5.79 Acres	252,212	Under Contract	RESIDENTIAL
11	2.15 Acres	93,654	Under Contract	RESIDENTIAL
12			SOLD	
13			SOLD	

Lots are proposed and may be combined or modified.

Demographics

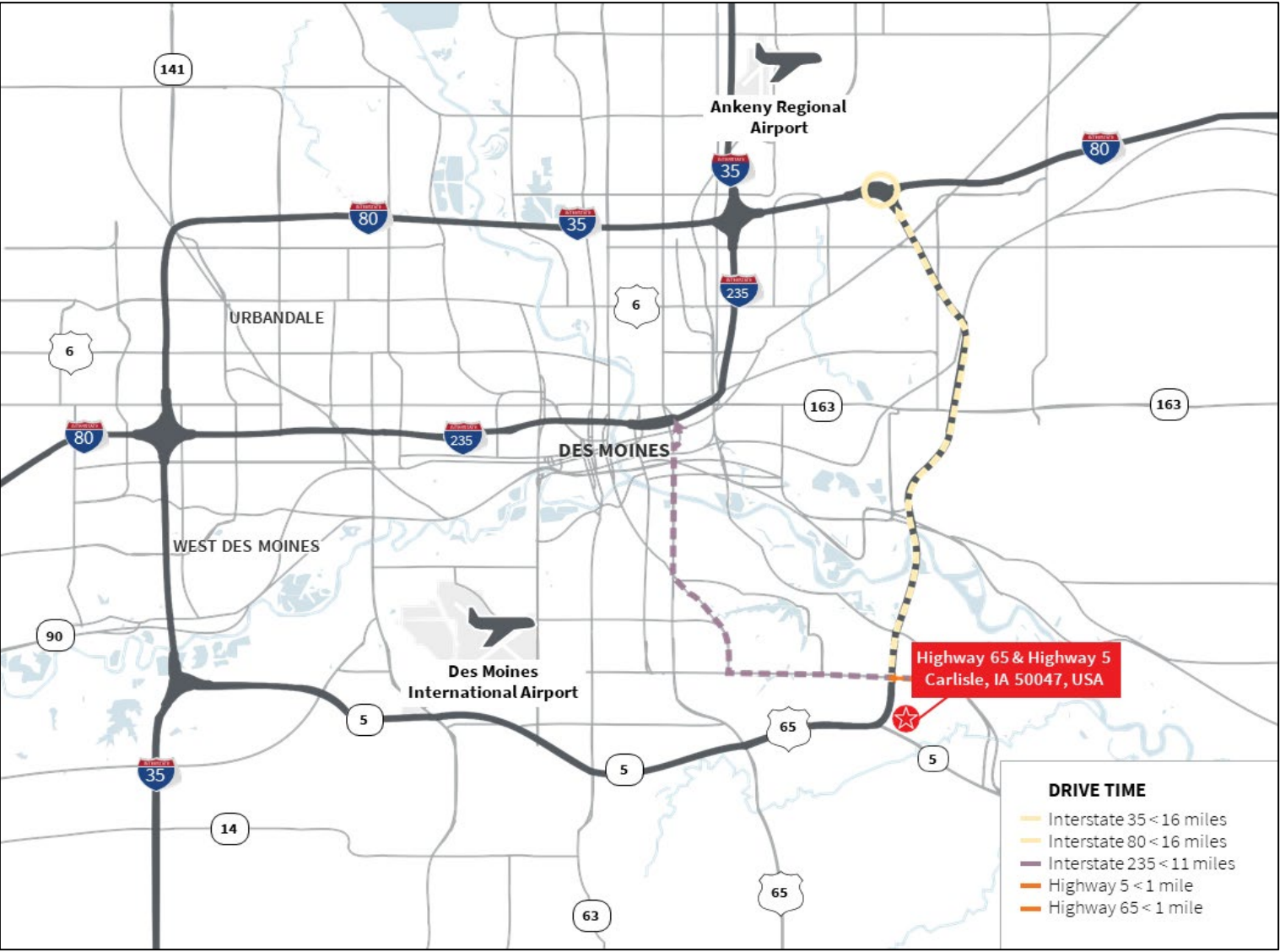
	3 Miles	5 Miles	10 Miles
Population	9,132	32,492	223,009
Households	3,205	11,946	86,391
Average HH Income	\$71,799	\$63,847	\$60,595

	10 Miles	20 Miles	30 Miles
Population	168,205	561,609	684,254
Households	64,357	219,677	266,300
Average HH Income	\$67,997	\$83,323	\$83,718

Corporate neighbors



Location map



JLL contacts

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