

7180 Hickman Road

Windsor Heights, Iowa
www.cbre.com/des-moines



This former orthodontics office features multiple operatories, a dedicated lab area, private offices, and an implant workroom. The layout is ideal for medical or dental use and the property has direct frontage to Hickman Road.

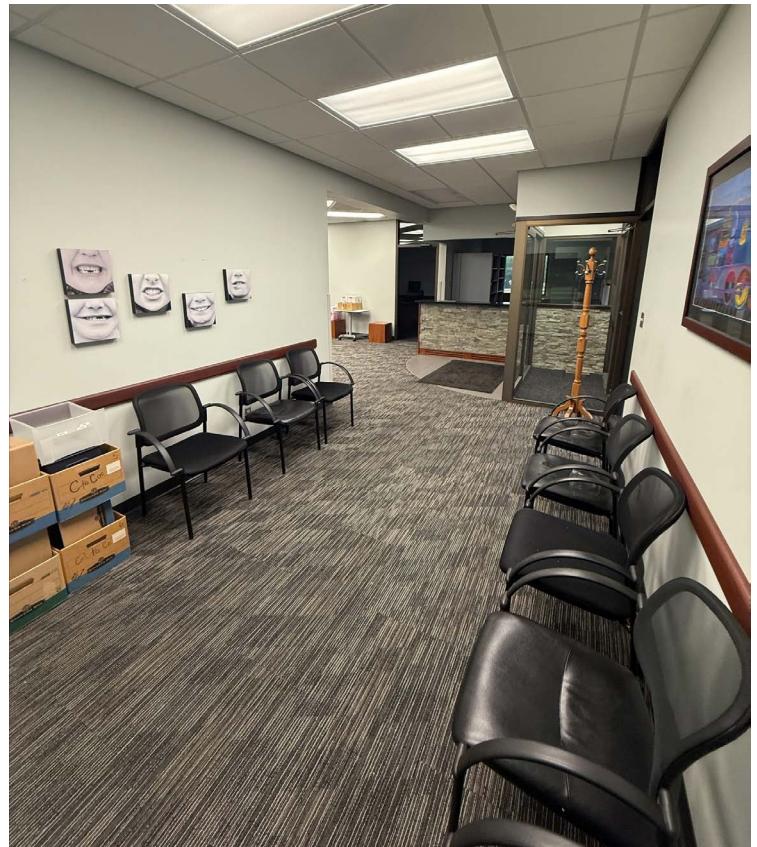
- + 2,930 Total SF Available:
 - Main Level: 1,640 SF
 - Garden (lower) Level: 1,290 SF
- + Lease Rate:
 - \$13.00/SF NNN for 1st floor space
 - \$9.00/SF NNN for garden (lower) level space
- + Real Estate Taxes:
 - \$14,142/yr (\$4.83/SF)
- + Insurance:
 - \$3,574/yr (\$1.22/SF)
- + Tenant self-performs common area maintenance

Property Details

- + Tenant Improvement Allowance: Negotiable
- + Large Parking Lot
 - 26 parking stalls in main lot
 - Five additional staff parking stalls on south edge of property
- + Centrally located in Great DSM Metro with convenient access to interstates
- + Surrounded by nearby restaurant and retail amenities

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Interior Photos



For Lease

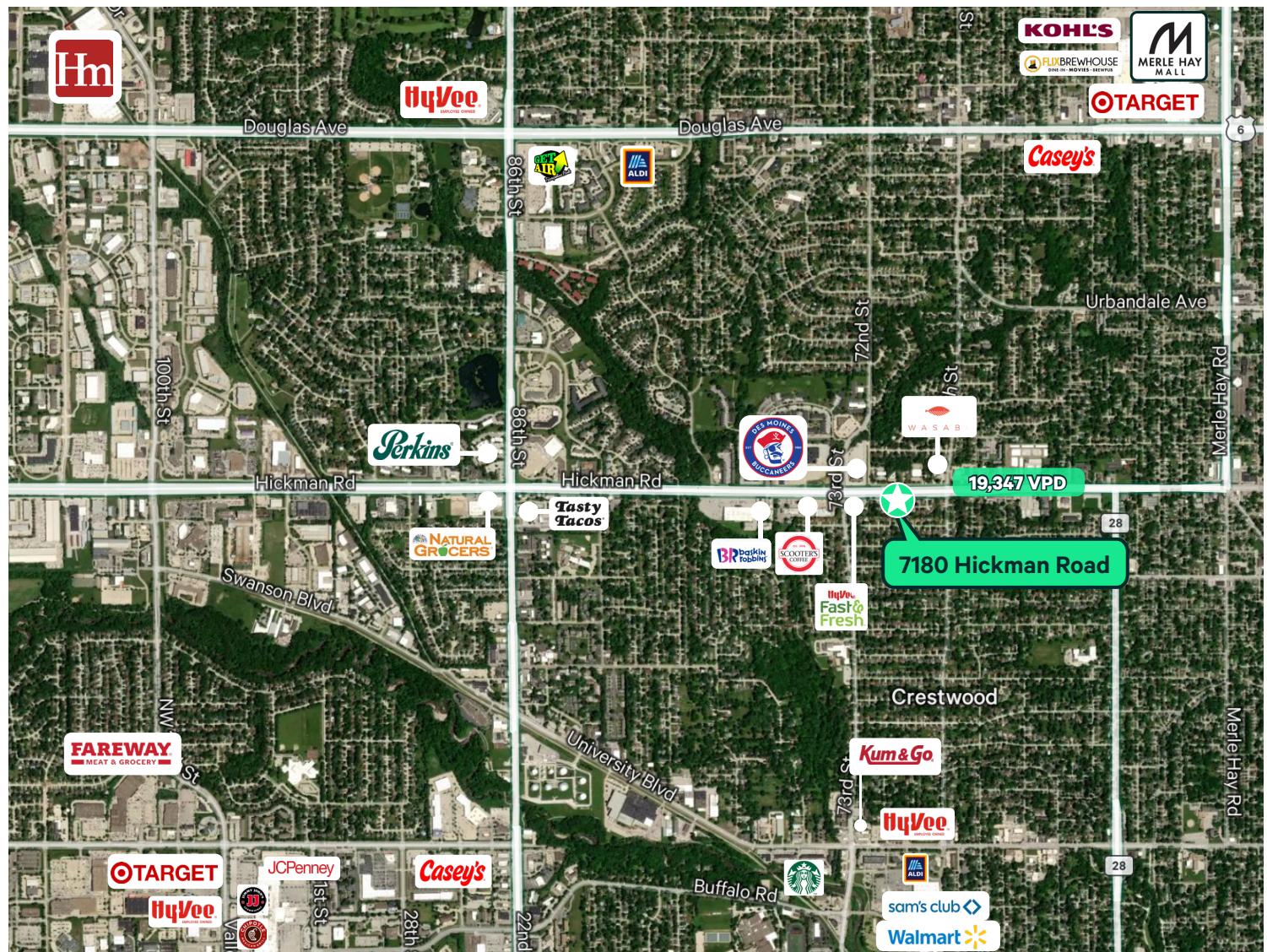
Exterior Photos



Hickman Road



Location



Contact Us

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