

WAREHOUSE CONDOS

DELAVAN WAREHOUSE

2101 DELAVAN DRIVE, UNITS 5 & 6
WEST DES MOINES, IOWA 50265

FOR LEASE



PROPERTY FEATURES

- ◆ 2,053 - 4,190 SF Warehouse Condo For Lease (Units 5 & 6)
- ◆ Lease Rate: \$12.00 PSF NNN
- ◆ Steel with Brick Accent Construction
- ◆ Construction Completed Fall 2024
- ◆ Typical Bay Spacing 24' Width (Center to Center of Demising Wall) by 80' Length
- ◆ Two Overhead Doors
- ◆ All Utilities are Separately Metered

◆ Each Bay Includes:

- Steel Insulated Walls
- 6" Concrete Interior Reinforced Floors
- 14' x 14' Insulated Overhead Door with Opener
- 18' Clear Height (20' to Deck)
- Reznor Heater
- Floor Drain
- Fire Sprinkler System
- 200 Amp/3 Phase 120/208V Electric
- 3 LED Highbay Fixtures
- 3/4" Conduit for Fiber/Communication/Fiber
- Steel Stud, 1 HR Fire Rating Demising Walls
- Restroom Stack with Water Line
- Fire Alarm System with Life Safety Devices

CONTACT US

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Agent



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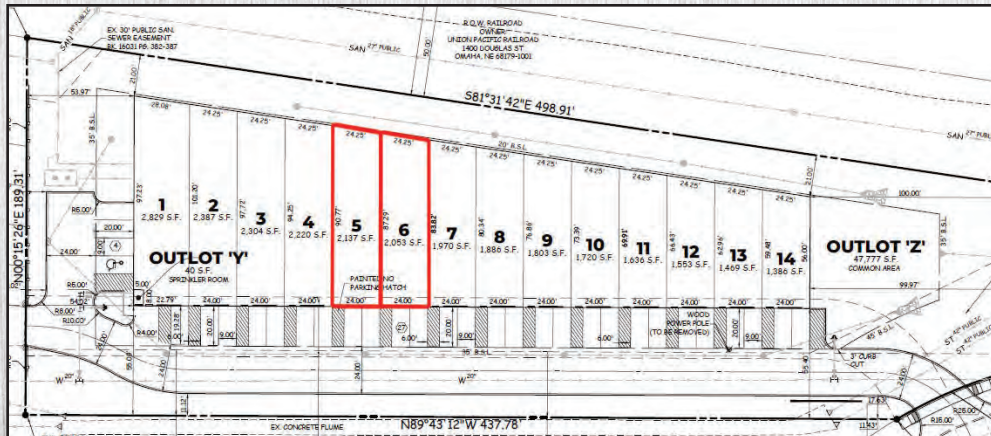
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