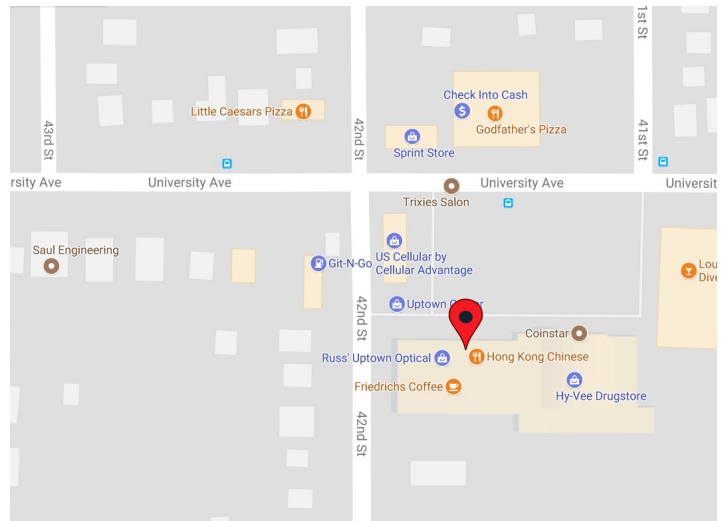


Uptown Shopping Center 4200 University Ave
DES MOINES | IA



PROPERTY FEATURES:

- Join: Hy-Vee, U.S Cellular, Louie's Wine Dive, Campbell's Nutrition, Bone A Petreat, Friedrich's Coffee, Sprint, Godfather's Pizza
- Prime retail location just west of Hy-Vee
- Shell space ready for Landlord's and Tenant's improvements
- 1,317-2,634 square feet available
- \$14.50-\$16.50 per square foot base rent
- \$6.80- sf for Operating Expenses
- Improvement Allowance for approved tenants is available
- High traffic area of Des Moines with limited competition for space and services in the area.
- This is an ideal location for medical or similar businesses (e.g. massage, chiropractic, family practice, dentistry, physical therapy etc.)

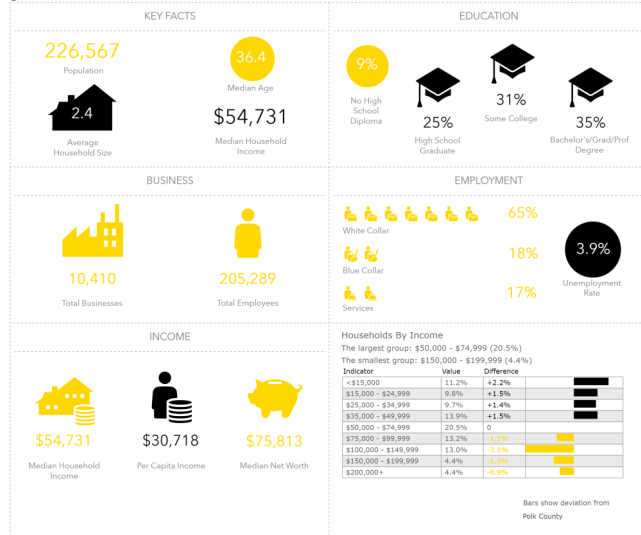
STANBROUGH REALTY
10888 Hickman Rd, Suite 3B
Clive, IA 50325 | 515.334.3345
stanbroughrealty.com

PETER JAQUES
515.240.7383
peter@stanbroughrealty.com

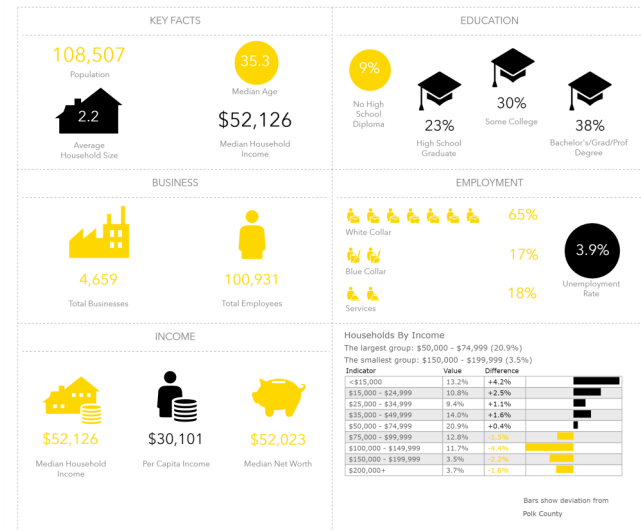
ANDREW McCUNE
515.402.1642
andrew@stanbroughrealty.com

Demographics

5 mile radius



3 mile radius



Existing Floor Plan

