

# Downtown Des Moines Office Space

1100 Locust St  
Des Moines, IA 50391  
[www.cbre.com/desmoines](http://www.cbre.com/desmoines)

## Class A Office Building

1100 Locust is a seven story, 248,283 square foot Class A professional office building. The building features a public skywalk connection and sits directly north of a ten story parking garage. On the south portion of the building neighbors Pappajohn Sculpture Park and a multitude of restaurant and entertainment amenities. The design mimics adjacent buildings but includes unique architecture to offset it from the remainder of the office buildings in the area.

## Available Space

- + 248,283 SF +/- or More of Class A professional office space on 1st-5th floors (can be subdivided)
- + Lease Rates: Negotiable - Call Agents for Details
- + Operating Expenses: \$11.58/SF (excluding premises janitorial)
- + Located in Downtown Des Moines within three minutes of I-235
- + Existing furniture available
- + Parking: 4/1 parking ratio in parking garage directly south of property (See map on back page)



# Floor Plans

## First Floor



## Second Floor





1100 Locust Street  
Des Moines, Iowa

For Lease

# Floor Plans

## Fourth Floor





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For Lease

# Amenities

## RESTAURANTS & CAFES

- 1 Jimmy Johns
- 2 Pizza Mie
- 3 Smokey D's Barbeque
- 4 Grumpy Goat Tavern
- 5 Proof
- 6 Ritual Cafe
- 7 Horizon Line
- 8 The Walnut
- 9 Exile Brewery
- 10 Django
- 11 Americana
- 12 St. Kilda Collective
- 13 South Union
- 14 Centro
- 15 Starbucks
- 16 Panera Bread
- 17 Akebono 515
- 18 Bubba Southern Comfort Food
- 19 Malo

## ENTERTAINMENT & CULTURE

- 1 Pappajohn Sculpture Park
- 2 Des Moines Public Library
- 3 The Gas Lamp
- 4 The Cave Wine Bar
- 5 Tee Hee's Comedy Club
- 6 Noce Jazz Club
- 7 Hello Marjorie
- 8 Wellmark YMCA

## HOTELS

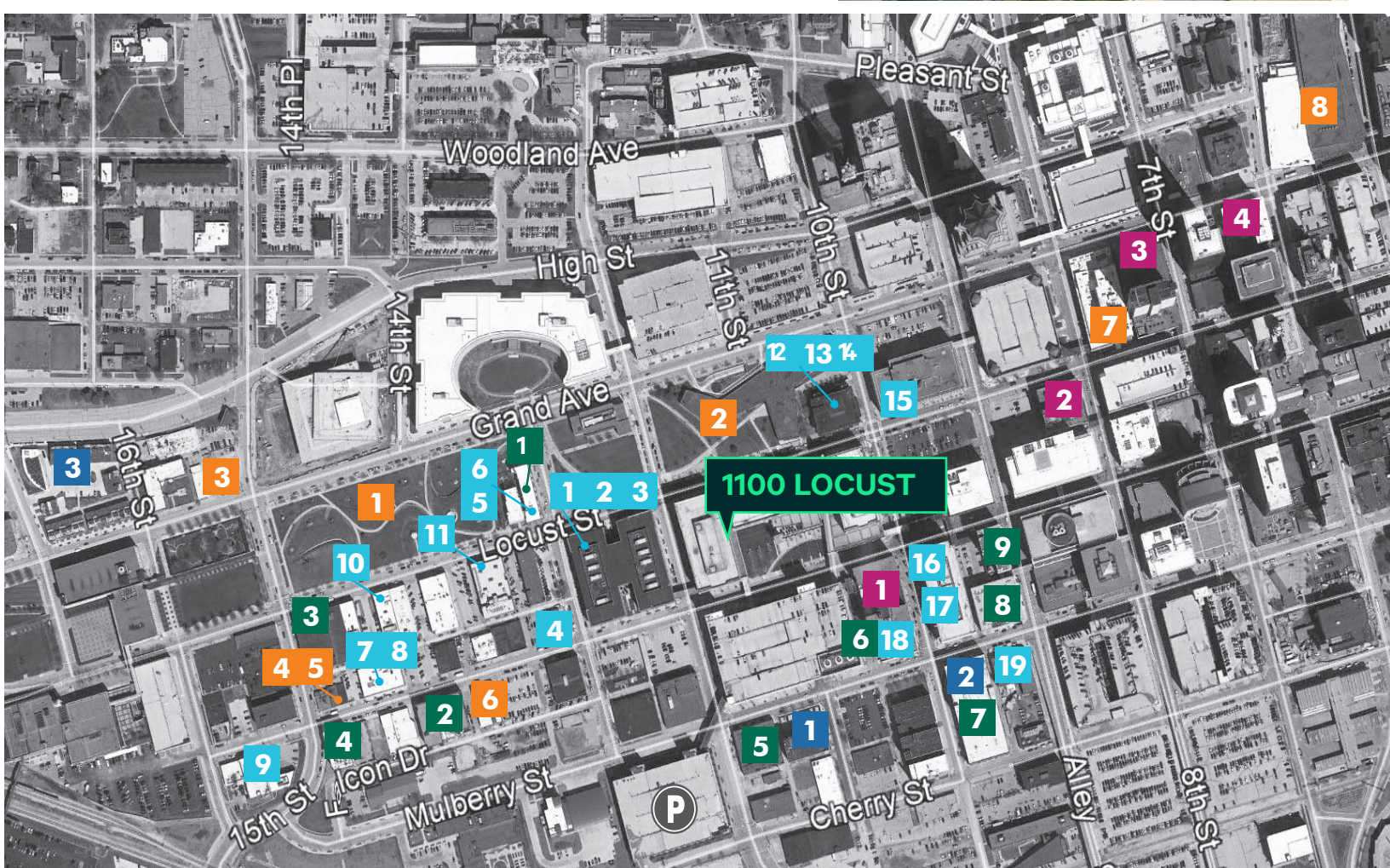
- 1 Hotel Fort Des Moines (Fall 2020)
- 2 Des Lux Hotel
- 3 Marriott Downtown
- 4 Hyatt Place Downtown

## CONDOS

- 1 Mulberry Lofts
- 2 111 City Lofts
- 3 Artisan Row

## APARTMENTS

- 1 Arlington Hallet Apartments
- 2 Flux Apartments
- 3 14Forty Apartments
- 4 Crane Artist Lofts
- 5 Station 121
- 6 Clemens Apartments
- 7 10th Street Studio
- 8 Maxwell
- 9 Hubbell Tower





1100 Locust Street  
Des Moines, Iowa

For Lease

# Parking



## Contact Us

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