

2 months free rent with a 5-year lease



# For lease

Flex/office space  
available in Urbandale, IA

11,190 SF | 8,613 SF

12000 Ridgemont Drive  
Urbandale, Iowa 50323

## Property overview

- Availability:
  - 12000: 11,190 SF
  - 12000: 8,613 SF
    - Lease rate: \$8.95 RSF NNN
- Est. OPEX: \$6.17/SF
- Year built: 2004
- Full building size: 75,000 SF

12000 Ridgemont Drive is well-located off of I-80/35. Recently updated office space and can be subdivided to 6,000 RSF. Ample parking available and building offers fully wet sprinkler system.

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Jones Lang LaSalle Americas, Inc.





## Images

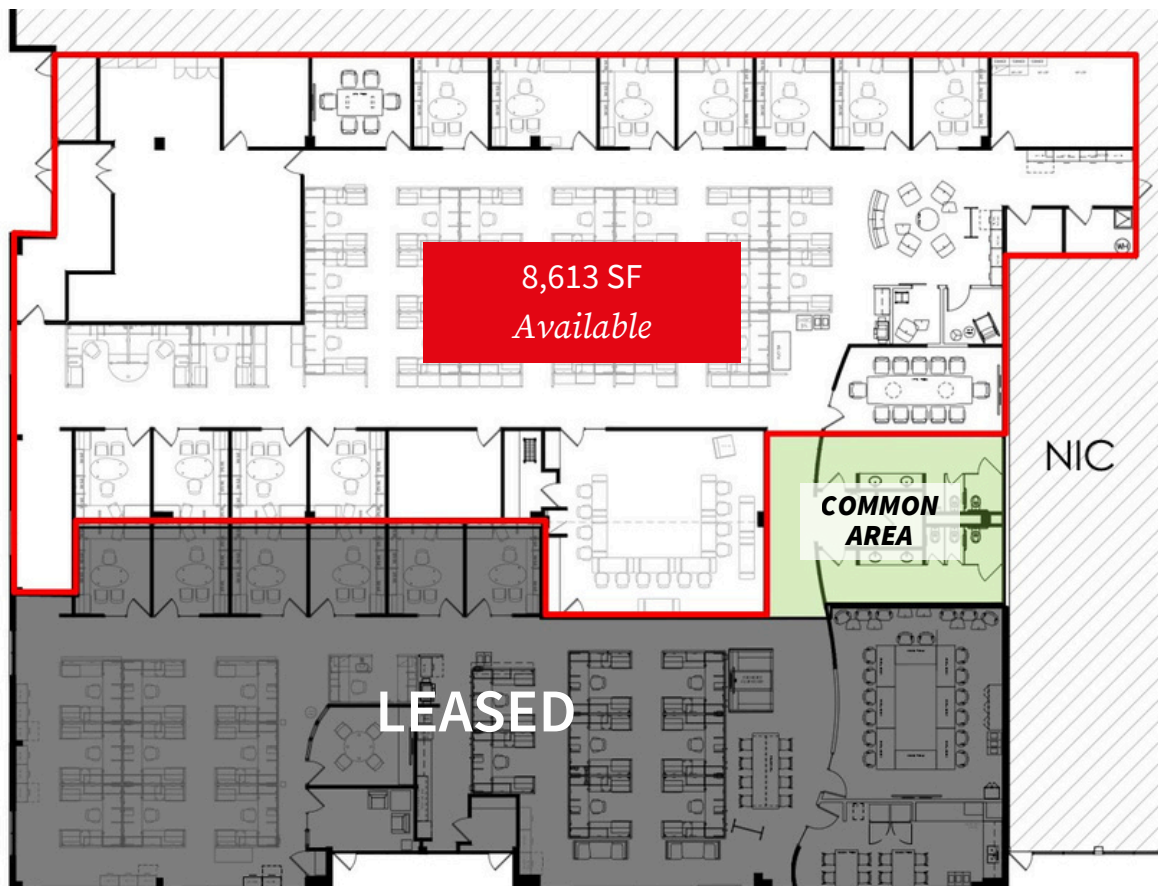
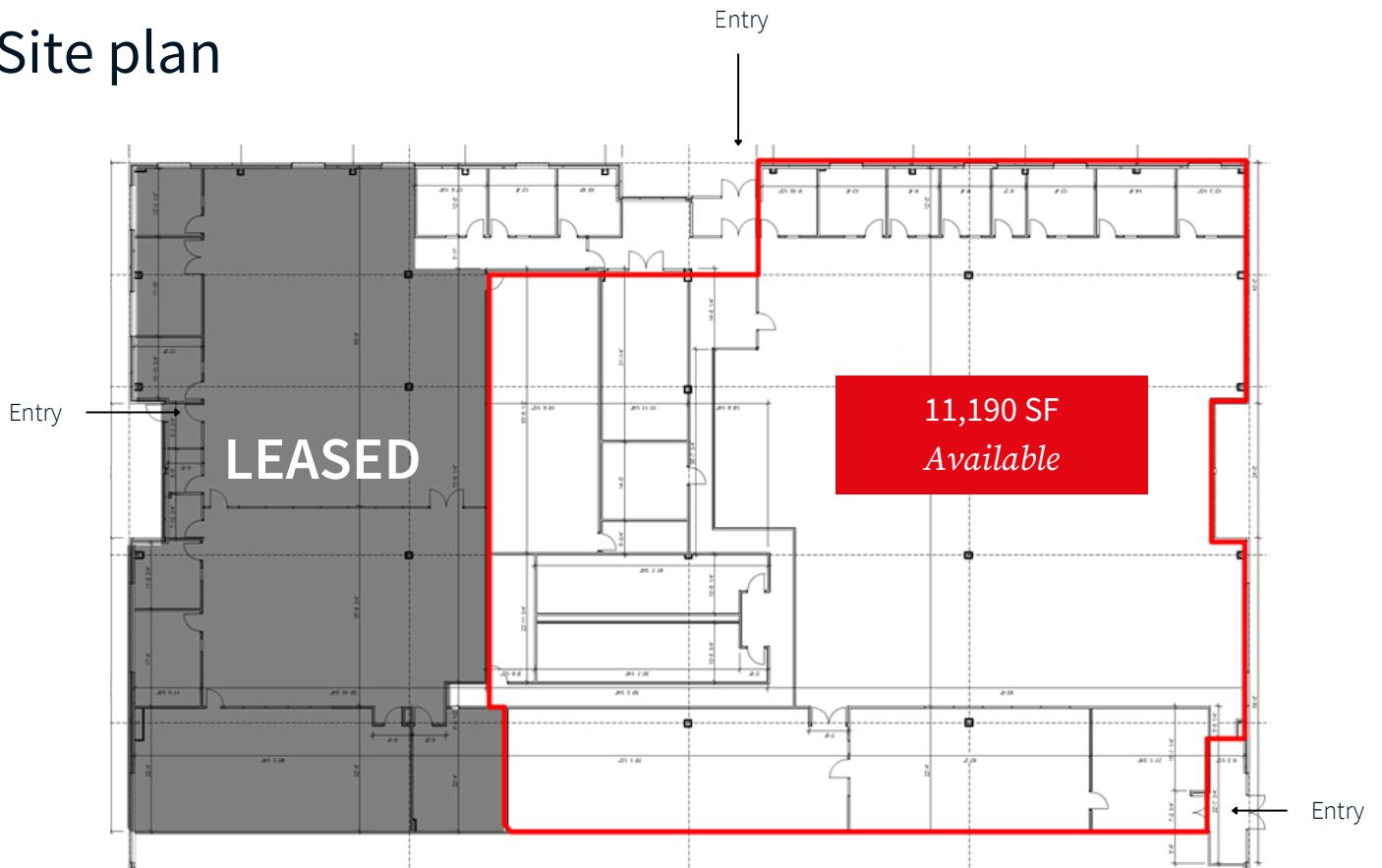


*Office layout*

*Conference room*



## Site plan





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