

FOR SALE

# Development Land

SW Corner of Hickman Rd & 2nd St | Waukee, Iowa



**2.25 ACRES**



**CUSHMAN & WAKEFIELD**

Iowa Commercial Advisors

*Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance*

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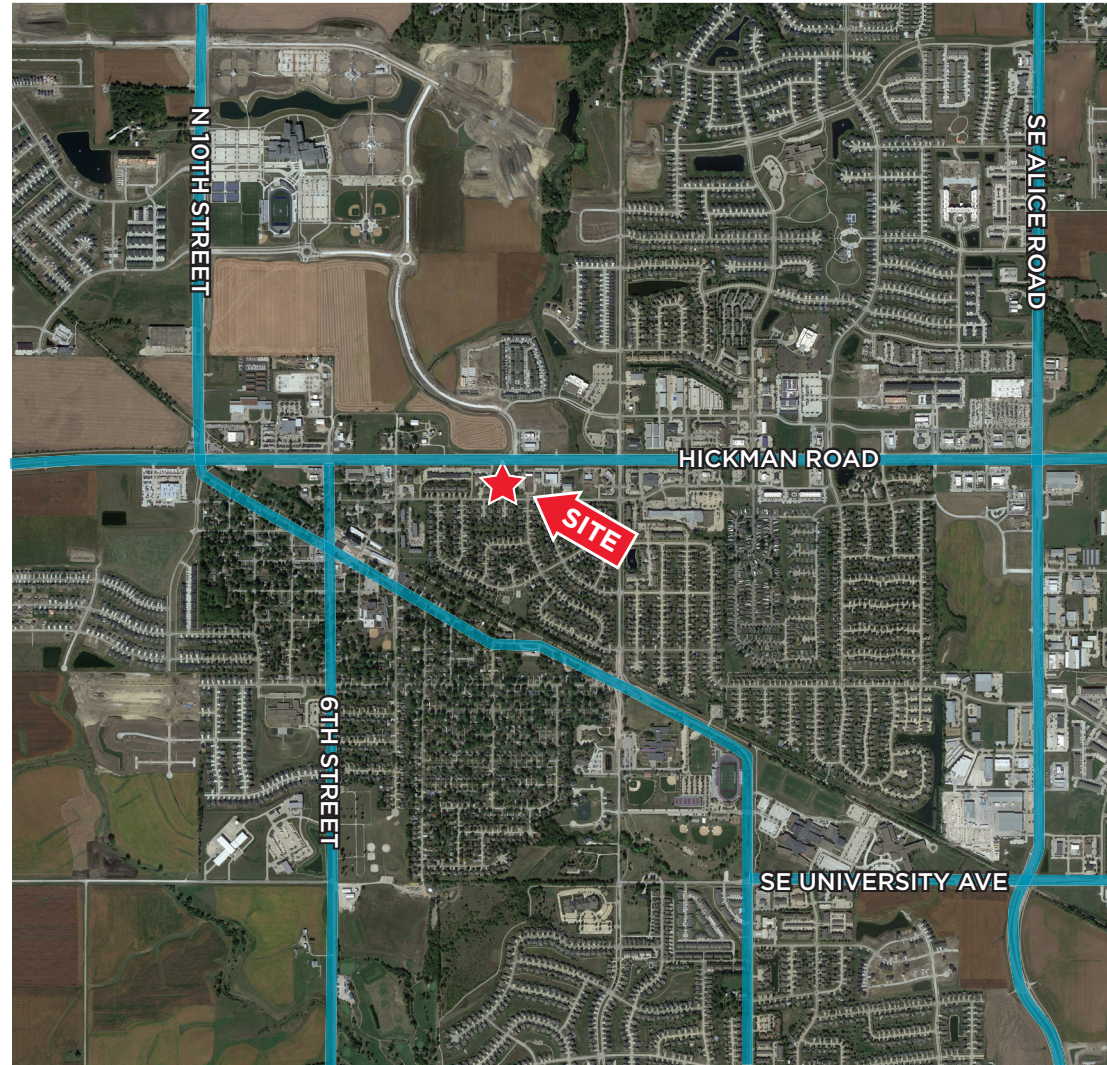
**SALE PRICE: \$18.00 PSF**

## PROPERTY HIGHLIGHTS

- AVAILABLE  
2.25 Acres (263' X 373')
- Zoned Commercial
- Located at signalized intersection
- Heavily traveled road
- Close to new Waukee High School and just east of Apple's \$1.3 billion dollar data center

## DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	7,685	40,599	70,551
Daytime Population	6,393	34,403	70,109
AVG. HH Income	\$85,274	\$107,359	\$106,530
Total Households	2,914	14,974	26,500



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