Lakeview Woods Retail and Office Ground For Sale

601 SW Oralabor Rd Ankeny, IA 50023

Available Space

- 1.57 5.54 Acres
- \$17 \$20 PSF

Parcel Features

- C-2 Zoning General Retail & Highway
 Oriented Commercial Business District
- Bicycle Friendly Access

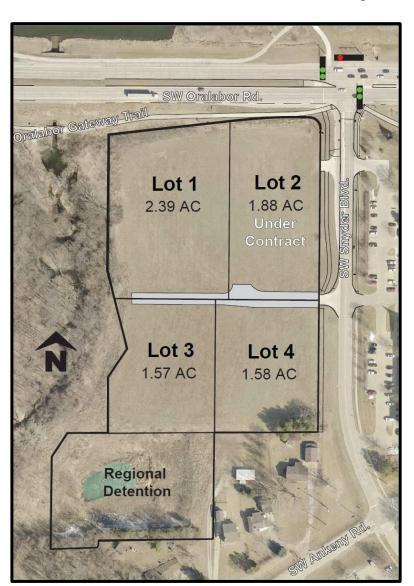


Commercial Real Estate Broker Agent Consultants http://alphaoneonline.com

Dave Vance CCIM 515-964-9411 alphaone@netins.net

Julie Brown 515-321-3812
Julie.brown@alphaoneonline.com

- Pad Ready, Utilities Stubbed
- Regional Detention Basin



Lot 1

2.39 AC at \$20 PSF \$2,082,168.00

Lot 3

1.57 AC at \$17 PSF \$1,162,616.00

Lot 4

1.58 AC at \$17 PSF \$1,170,022.00

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- SW Oralabor Traffic Count 25,400 VPD (City of Ankeny 2023)
- Des Moines Area Community College South Entrance is 0.26 Miles
- I-35/Exit 90 is 1.6 Miles to the East

