

# For Sale

## Multiple M-1A zoned lots for sale in Grimes, Iowa

### Property details

**Lot sizes:** 1.005 acres – 2.351 acres

- Pricing:**
- Lots 11, 16, & 17: \$8.00 PSF
  - Lots 18: \$9.00 PSF
  - Lots 20, 21, 22: \$10.00 PSF
  - Lots 23, 24: \$12.00 PSF
  - Lots 25, 27: \$14.00 PSF
  - Lot 26: \$16.00 PSF
  - **12, 13, 14, 15 & 19 Sold**

### About M-KEDS

M-KEDS Home Place Plat 3 and Plat 5 are in close-proximity to I-35 & I-80 providing access across the Midwest. The completed Urban Loop provides superior interstate access. There are multiple incentive opportunities, and these land lots are in the ideal location in an established industrial submarket.

SE 25th St & Gateway Drive  
Grimes, IA 50111

**Marcus R. Pitts, CCIM, SIOR**

Senior Managing Director  
Jones Lang LaSalle Brokerage, Inc.  
+1 515 556 4727  
[Marcus.Pitts@jll.com](mailto:Marcus.Pitts@jll.com)

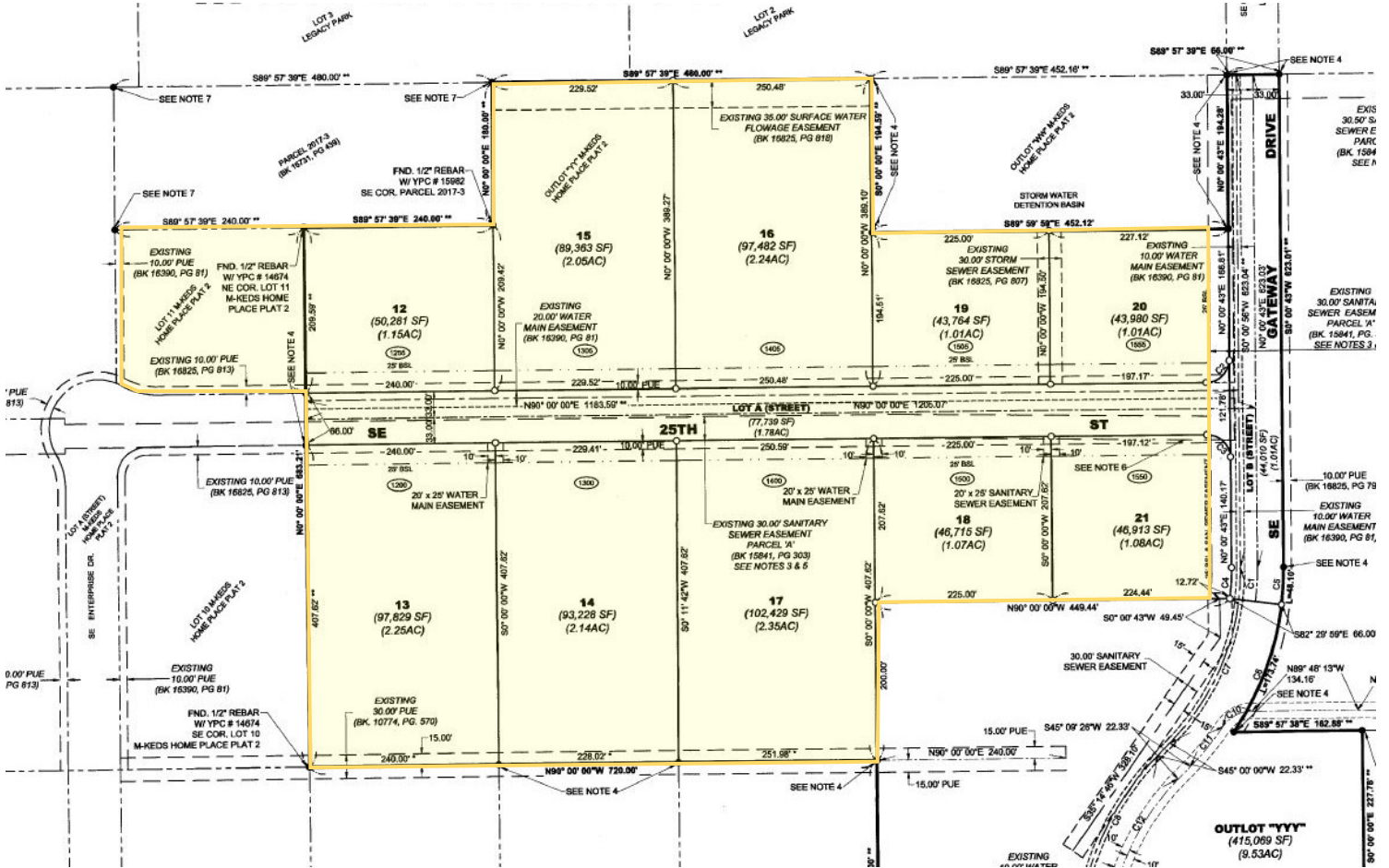
**Austin Hedstrom**

Senior Vice President  
Jones Lang LaSalle Brokerage, Inc.  
+1 515 414 1767  
[Austin.Hedstrom@jll.com](mailto:Austin.Hedstrom@jll.com)

[jll.com/des-moines](http://jll.com/des-moines)



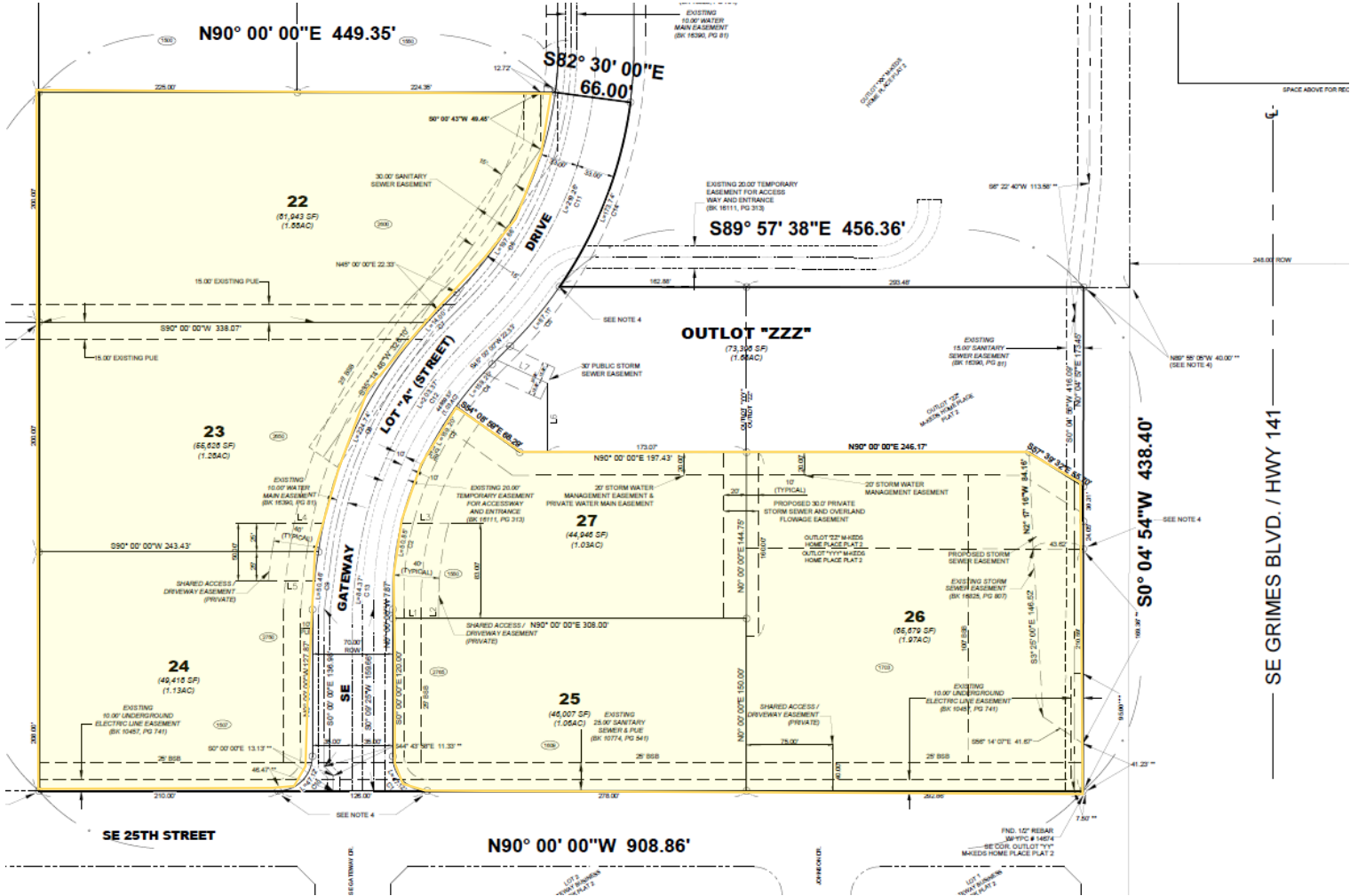
# M-KEDS Home Place Plat 3



Source: Polk County Recorder

Lot #	Zoning	Size (Acres)	PSF
Lot 11	M-1A	1.149	\$8.00
Lot 12	M-1A	1.154	SOLD
Lot 13	M-1A	2.246	SOLD
Lot 14	M-1A	2.140	SOLD
Lot 15	M-1A	2.051	SOLD
Lot 16	M-1A	2.238	\$8.00
Lot 17	M-1A	2.351	\$8.00
Lot 18	M-1A	1.072	\$9.00
Lot 19	M-1A	1.005	SOLD
Lot 20	M-1A	1.010	\$10.00
Lot 21	M-1A	1.077	\$10.00

# M-KEDS Home Place Plat 5



Lot #	Zoning	Size (Acres)	PSF
Lot 22	M-1A	1.88	\$10.00
Lot 23	M-1A	1.28	\$12.00
Lot 24	M-1A	1.13	\$12.00
Lot 25	M-1A	1.06	\$14.00
Lot 26	M-1A	1.97	\$16.00
Lot 27	M-1A	1.03	\$14.00

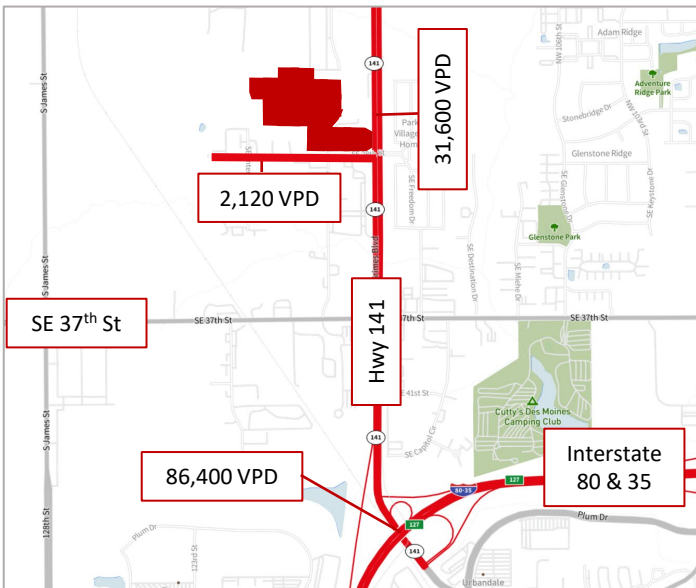
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## Map overview



## Traffic counts



Source: Site To Do Business

## Demographics

	1 Mile	3 Miles	5 Miles
Population	4,037	42,909	108,801
Households	1,687	16,035	42,180
Median HH Income	\$79,916	\$105,680	\$95,584

## JLL contacts

Marcus R. Pitts, CCIM, SIOR  
 +1 515 556 4727  
[Marcus.Pitts@jll.com](mailto:Marcus.Pitts@jll.com)

Austin Hedstrom  
 +1 515 414 1767  
[Austin.Hedstrom@jll.com](mailto:Austin.Hedstrom@jll.com)