

FOR SALE

2502 & 2602 SE HULSIZER ROAD

DEVELOPMENT LAND

ANKENY, IOWA



DEVELOPMENT LAND

Located adjacent to Ankeny's retail corridor with convenient access to I-80/35. A stoplight is planned at the intersection of the new realigned Hulsizer and Oralabor Road.

+ Lot Size

— 107,623 SF

+ Sale Price

— \$5.50/SF

+ Land Features

- Planned signaled intersection at Hulsizer and Oralabor Road
- Frontage on new realignment of Hulsizer Road
- Zoned M-1
- Ideal for Showroom, Industrial, Office

+ Traffic Count

- 20,100 vehicles per day

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6900 Westown Parkway
West Des Moines, Iowa 50266
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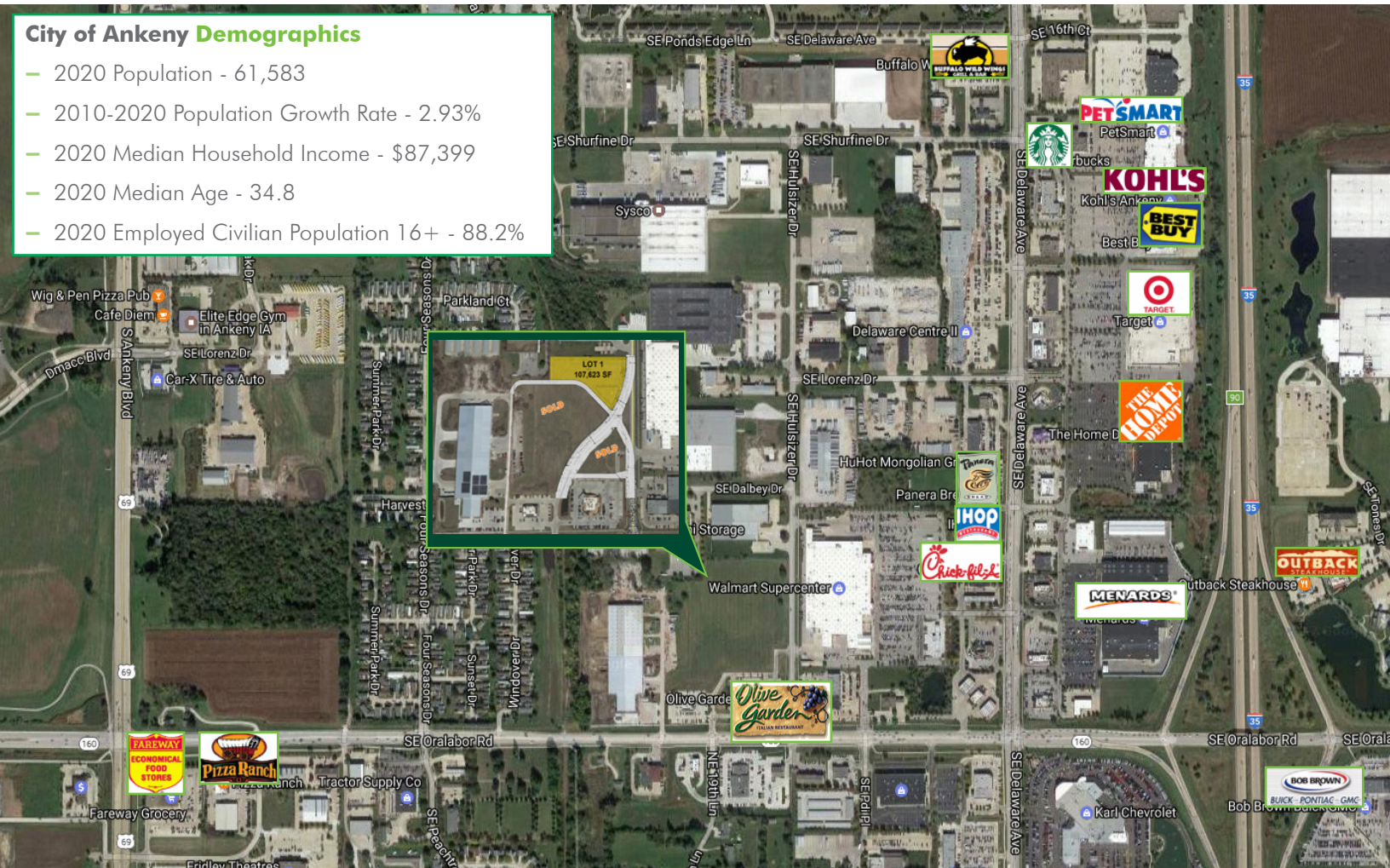
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City of Ankeny Demographics

- 2020 Population - 61,583
- 2010-2020 Population Growth Rate - 2.93%
- 2020 Median Household Income - \$87,399
- 2020 Median Age - 34.8
- 2020 Employed Civilian Population 16+ - 88.2%



CONTACT US

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