

FOR SALE

4748 SE 420TH ST, LOT 5, IOWA CITY

\$585,010

A 9.2-acre certified Shovel Ready industrial site certified by the Shovel Ready Iowa Certification Program. This parcel is flat, access roads are in and all utilities are sufficient and to the site. TIF may be available depending on number and quality of permanent jobs created by new enterprises. May be combined with lot #7 for a 19.5 acre site. The site is right on major transportation (Hwy #6) and is just 3 miles to I-80 and just 8 miles to the I-80/I-380 interchange. The City of Iowa City reserves the right to approve buyers depending on buyer's business model and likelihood to employ local workers.

Information deemed reliable, but not guaranteed.

Price:

\$585,010

Zoning:

I1

Total Acres:

9.20 Acres

Traffic Count:

1,340 cars on 420th St per day,

5,400 cars on Hwy 6 per day

Directions:

Hwy 6 east of Scott Blvd, east on 420th to the Iowa City Industrial Park

Jeff Edberg, CCIM, SIOR

Jeff Edberg Team

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Licensed to sell real estate in the State of Iowa

Carmen Krueger, Realtor®

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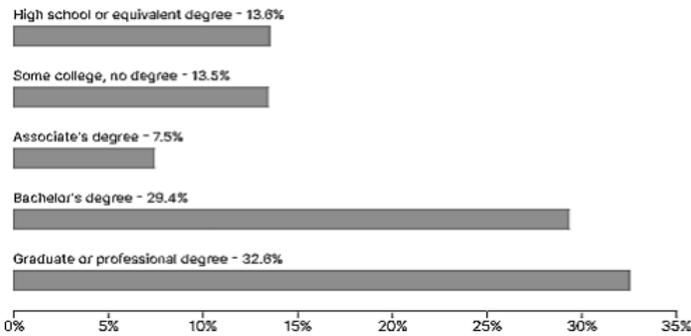
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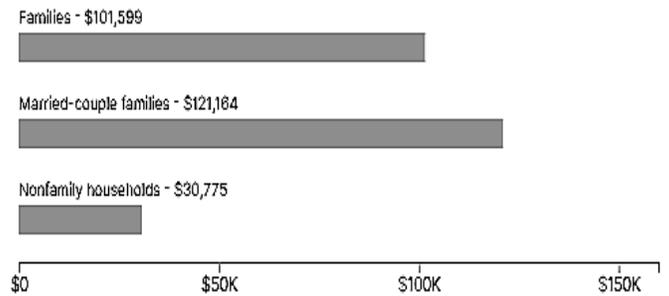
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<p>Populations and People Total Population 74,828 <i>P1 2020 Decennial Census</i></p>	<p>Income and Poverty Median Household Income \$50,135 <i>S1901 2023 American Community Survey 1-Year Estimates</i></p>
<p>Education Bachelor's Degree or Higher 62.0% <i>S1501 2023 American Community Survey 1-Year Estimates</i></p>	<p>Employment Employment Rate 65.6% <i>DP03 2023 American Community Survey 1-Year Estimates</i></p>
<p>Housing Total Housing Units 32,854 <i>H1 2020 Decennial Census</i></p>	<p>Health Without Health Care Coverage 6.1% <i>S2701 2023 American Community Survey 1-Year Estimates</i></p>
<p>Families and Living Arrangements Total Households 30,588 <i>DP02 2023 American Community Survey 1-Year Estimates</i></p>	<p>Race and Ethnicity Hispanic or Latino (of any race) 5,451 <i>P9 2020 Decennial Census</i></p>

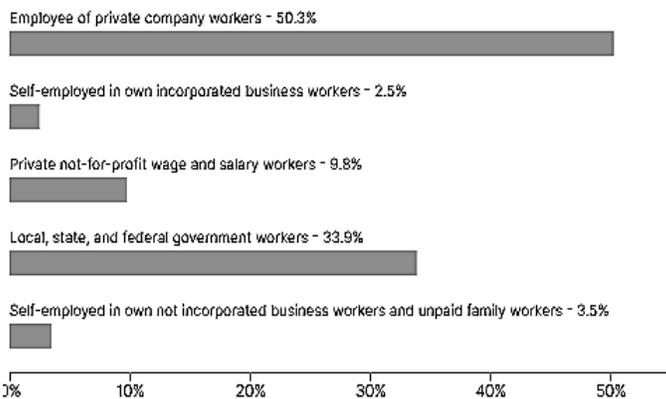
Education Attainment (Population 25 Years and Older)
 in Iowa City city, Iowa



Median Income by Types of Families
 in Iowa City city, Iowa

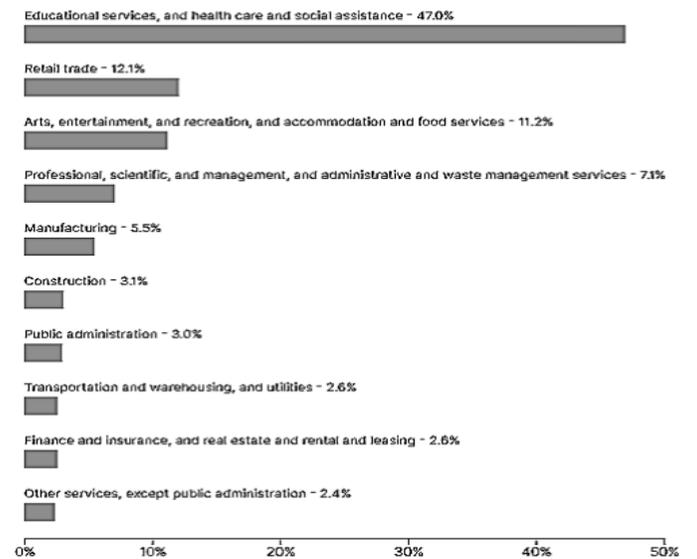


Class of Worker
 in Iowa City city, Iowa



Industry

Industry for the Civilian Employed Population 16 Years and ...
 in Iowa City city, Iowa



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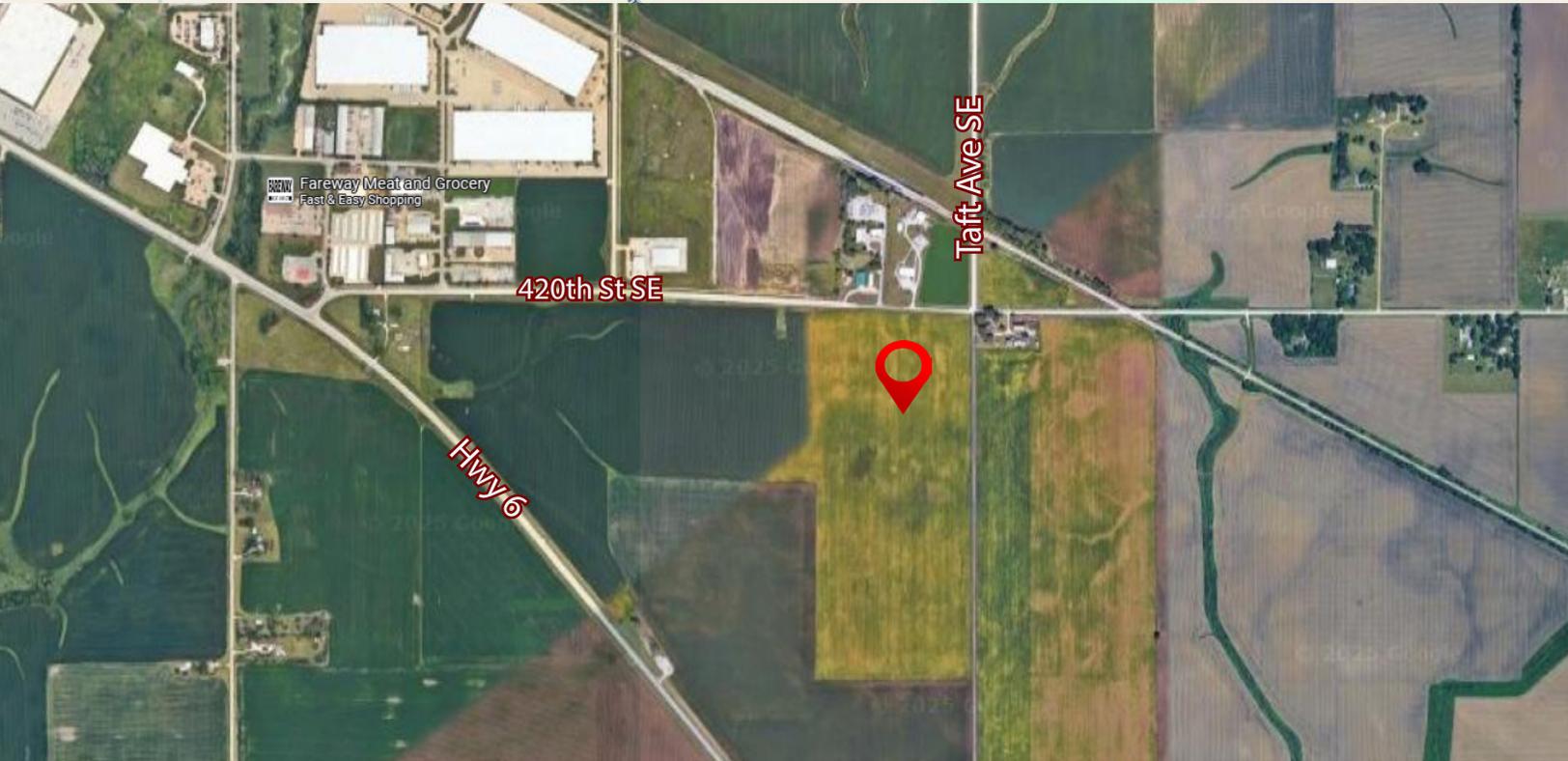
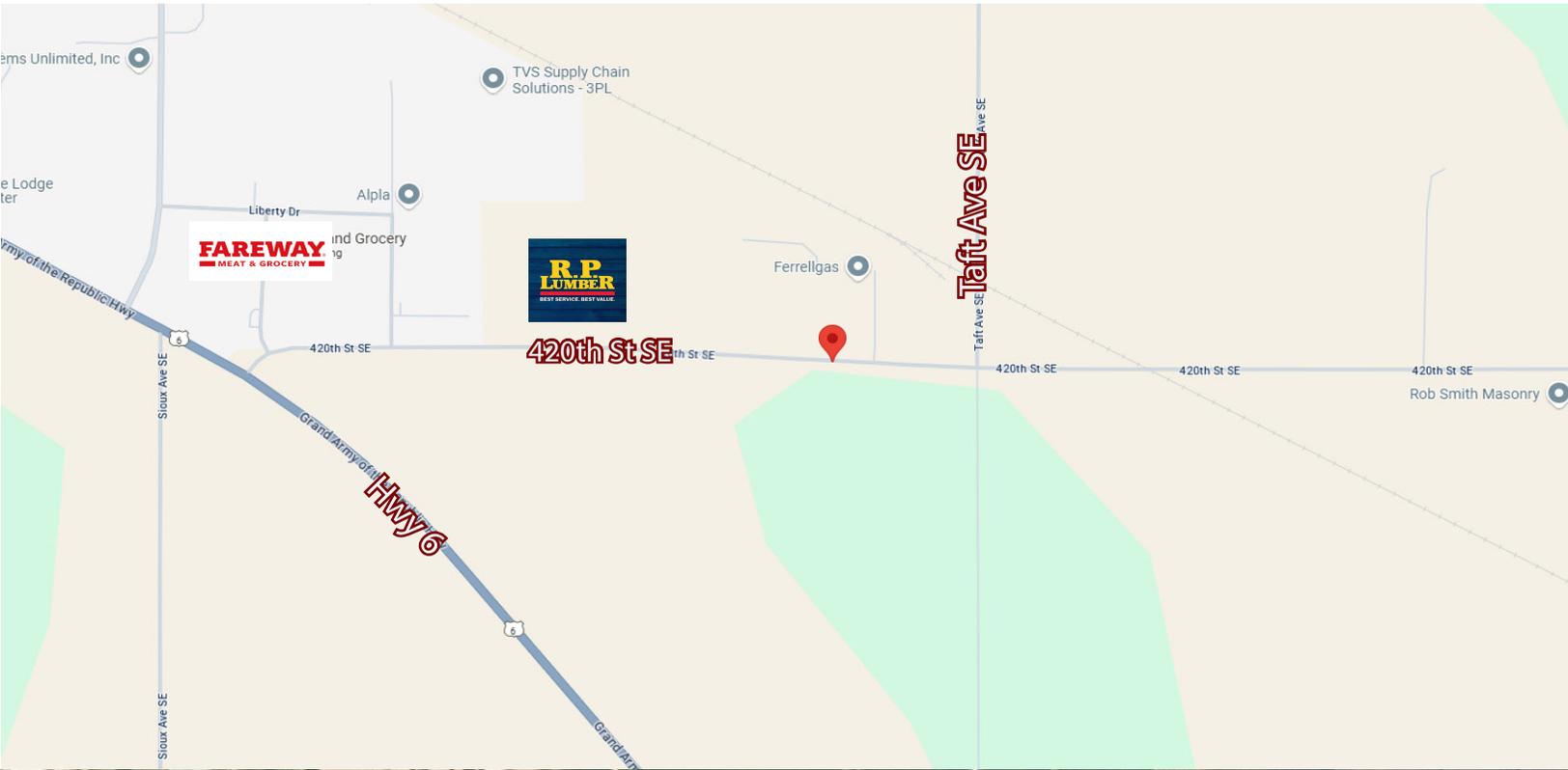
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