



bomgaars

ANYTIME
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DOLLAR GENERAL

Colliers

Retail Lots For Sale Hwy 34 & 221st Street

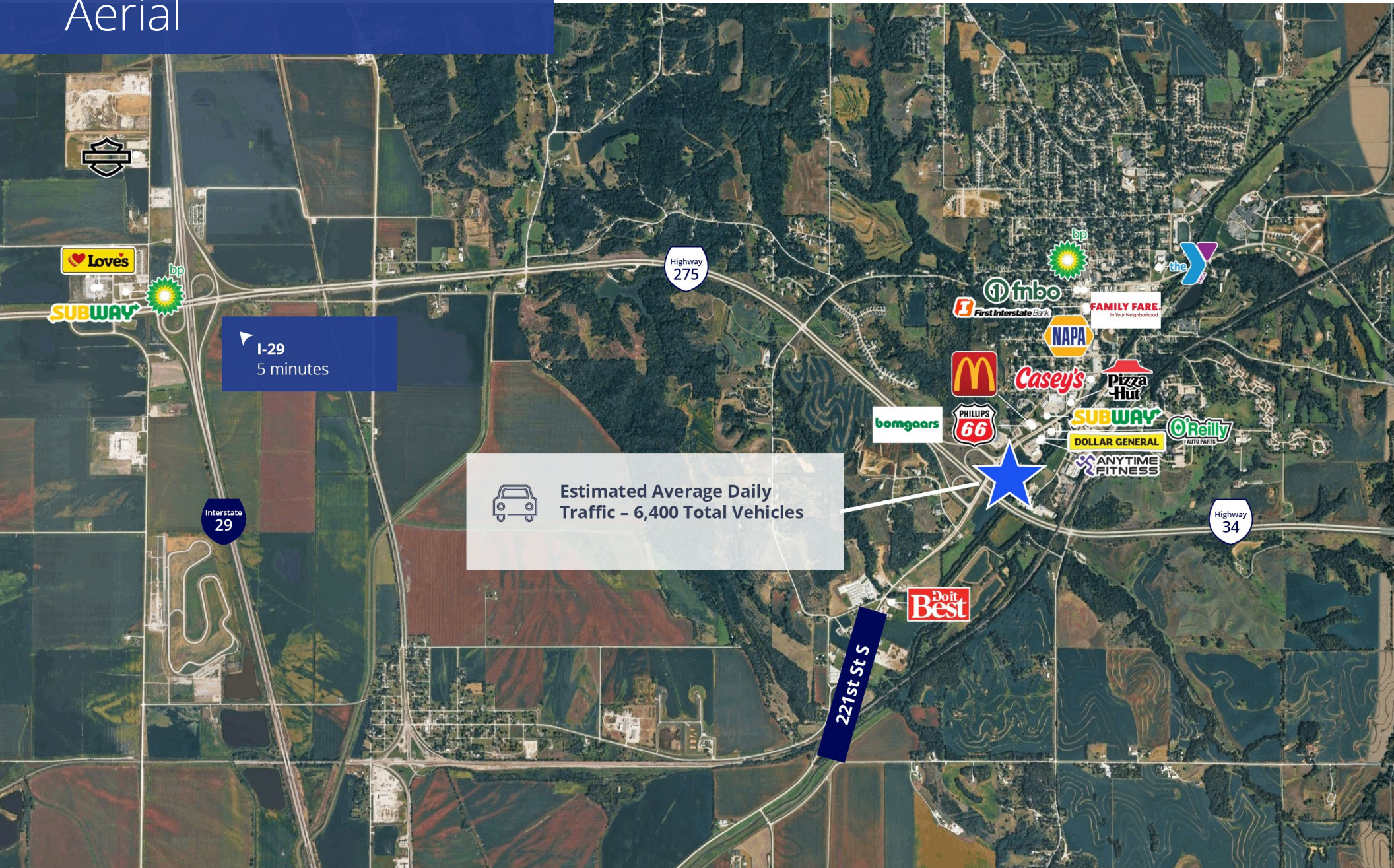
Glenwood, IA 51534

Five commercial lots for sale at the entrance to Glenwood, Iowa - where the city's official welcome sign stands on the property itself. You won't find better visibility in this market. Located steps from McDonald's, Bomgaars, and Subway, this is an established commercial corridor with proven traffic. Lots are available individually or together, ready for your next development.

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Aerial



I-29
5 minutes

 Estimated Average Daily
Traffic - 6,400 Total Vehicles

221st St S

Retail Lots For Sale

Hwy 34 & 221st Street | Glenwood, IA 51534

Type of Listing	Land				
Price	See below				
Acres	Lot 1:	2.247 AC	97,879.32 SF	\$783,034.56	\$8.00, PSF
	Lot 2:	PENDING			
	Lot 3:	3.099 AC	134,992.44 SF	\$809,954.64	\$6.00, PSF
	Lot 4:	1.719 AC	74,879.64 SF	\$748,796.40	\$10.00, PSF
	Lot 5:	1.821 AC	79,322.76 SF	\$793,277.60	\$10.00, PSF
	Lot 6:	1.798 AC	78,320.88 SF	\$783,208.80	\$10.00, PSF
Lot Dimension	Varies				
Traffic Counts	6,400 VPD				
Easements	Call broker				
Restrictions	Call broker				
Real Estate Taxes	Call broker				
Utilities	To Site				
Intersection	Hwy 34 & 221st St				

Contact us:

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