

1067 Ryan Court

1067 Ryan Court
Iowa City, IA 52246
www.cbre.com/desmoines

This first-class, 4,301 SF medical/office building is located at the corner of Camp Cardinal Boulevard and Kennedy Parkway, Iowa City. Now available for sale or lease, this Class A office building is located in a park-like setting and ideally suited for a medical practice or conversion to traditional office. Features include multiple examination rooms/private offices, impressive reception/lobby, canopied entrance, and partial basement for mechanical/storage. Located in a premier development corridor of the City, the property is minutes away from Interstate 80 and State Highway 218.

Property Features

- + 4,301 SF
- + Land Size: 1.69 Acres
- + Constructed in 2012
- + 25 parking spaces
- + Building and monument signage

Pricing

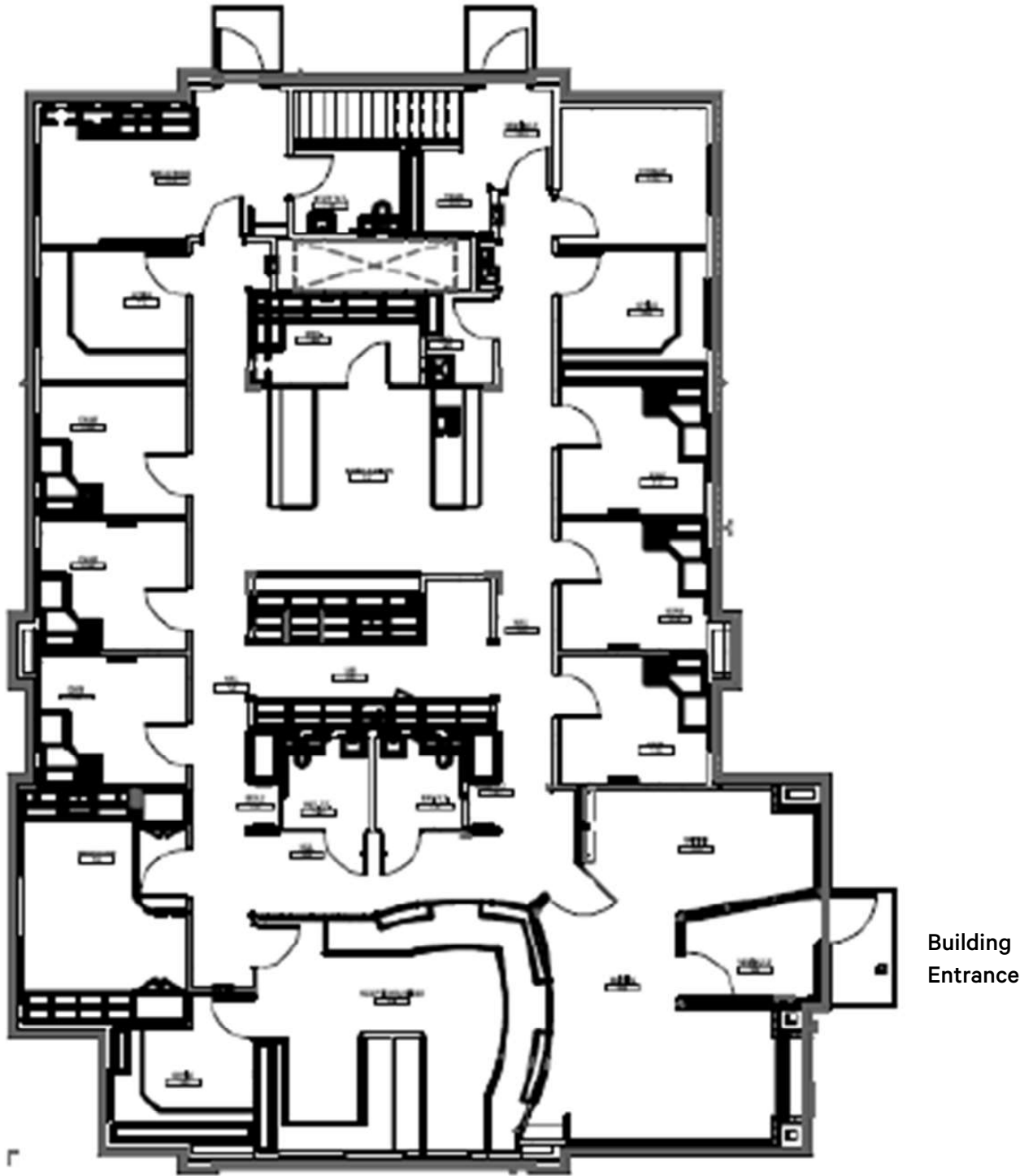
- + Sale Price: \$1,108,525 (\$275 PSF)
- + Lease Rate: \$17.50 PSF NNN



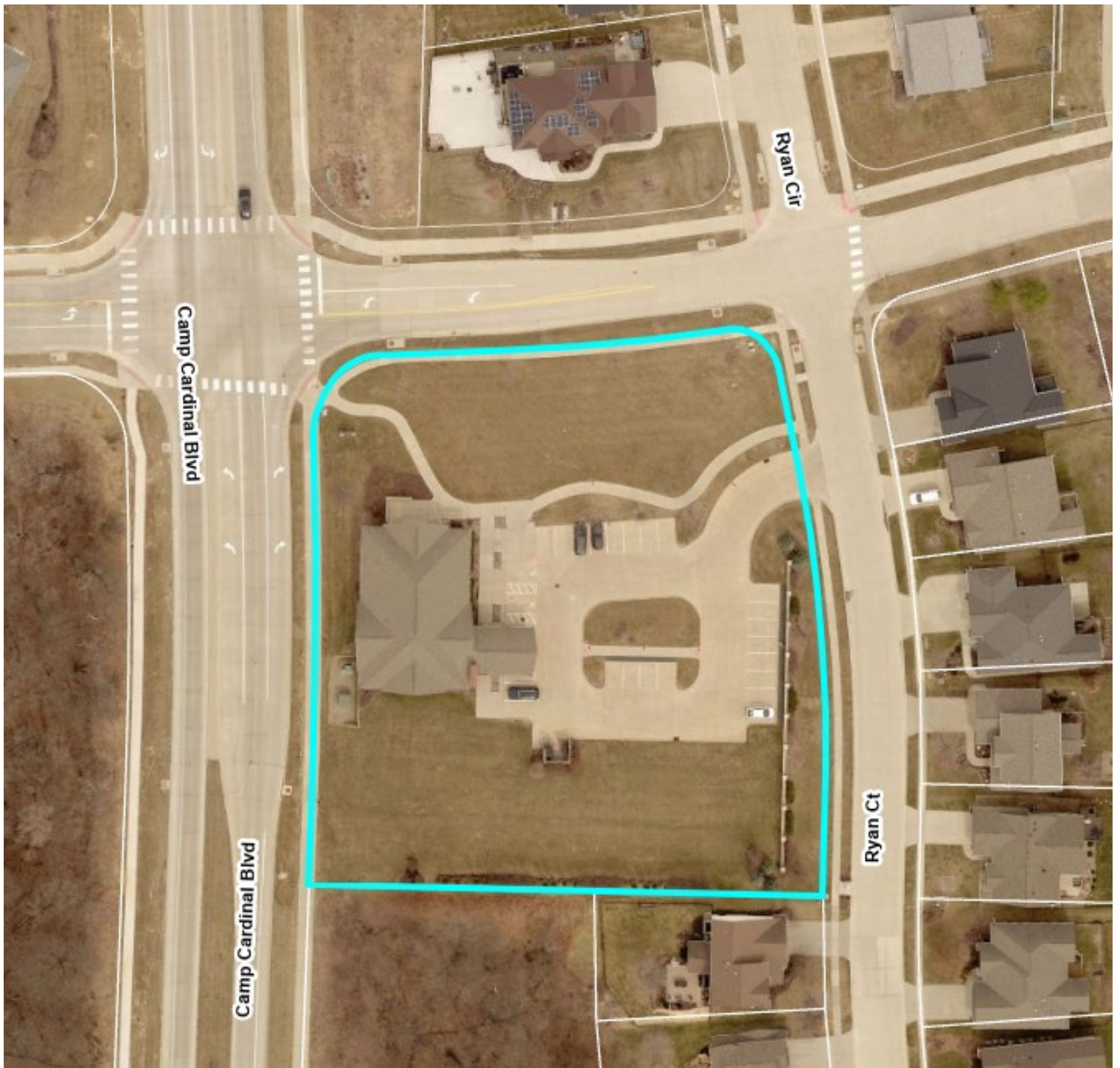
Photos



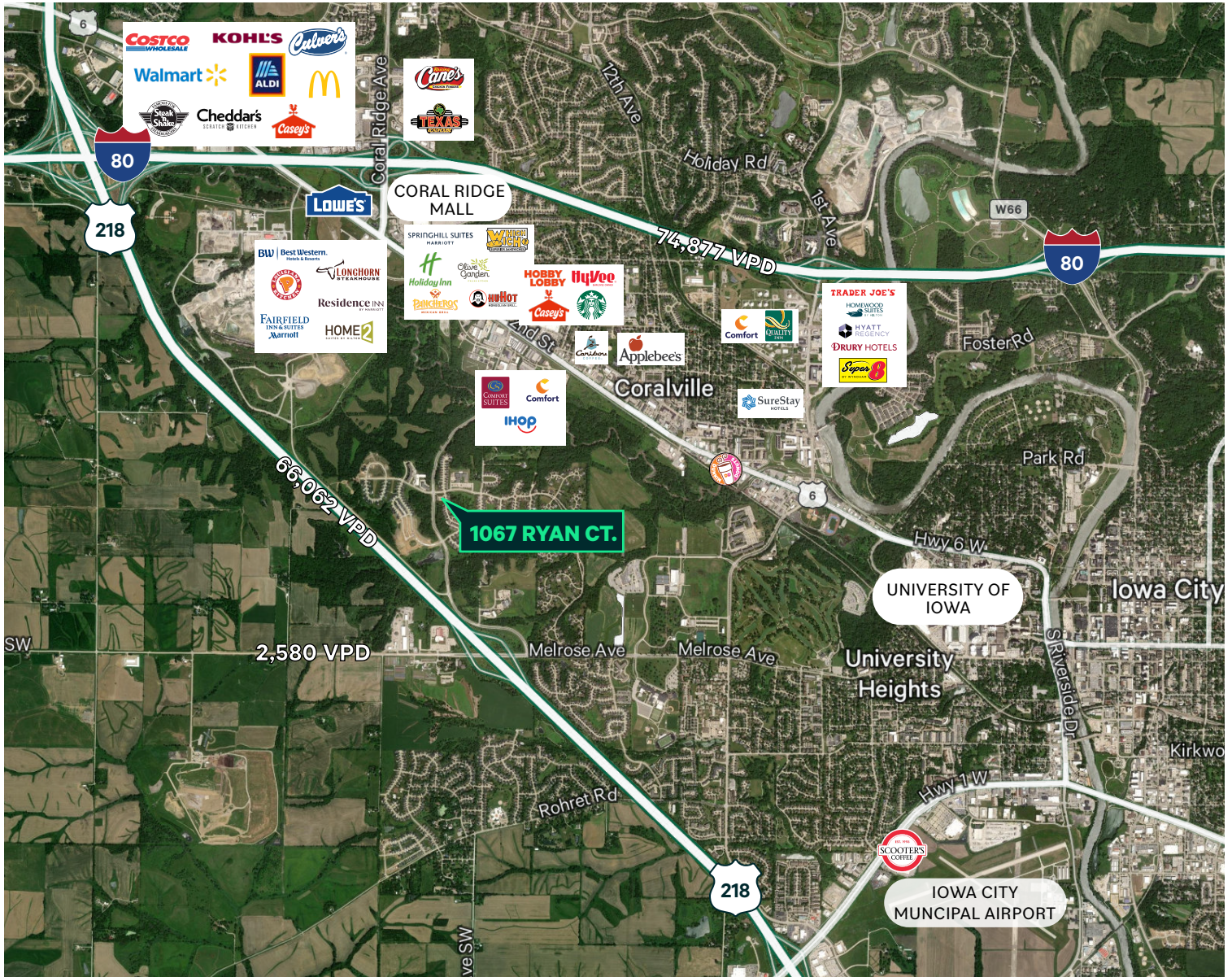
Floor Plan



Aerial Photo



Location



Contact Us

Bill Wright

Senior Vice President
+1 515 210 3050
bill.wright2@cbre.com
Licensed in the State of Iowa.

Chris Pendroy, CCIM, SIOR

Senior Vice President
+1 515 402 6600
chris.pendroy@cbre.com
Licensed in the State of Iowa.

Grant Wright, CCIM

First Vice President
+1 515 745 5113
grant.wright@cbre.com
Licensed in the State of Iowa.

Dakota Little

Sales Associate
+1 515 745 4378
dakota.little@cbre.com
Licensed in the State of Iowa.

© 2024 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.