

**FOR LEASE** Office/Retail Space



**500 Blairs Ferry Rd NE #7**  
Cedar Rapids, IA

**JIM ANGSTMAN REALTOR, CCIM**  
319-540-1800  
JimAngstman@Realty87.com  
*Licensed in the State of Iowa*

**REALTY87**  
COMMERCIAL

**TYLER DONAHUE, REALTOR**  
319-270-1751  
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## PROPERTY FEATURES



GROSS SQUARE FEET: 1,623



TRAFFIC COUNT: 25,400 daily average



YEAR BUILT: 2000



ZONING: S-MC



HVAC: Central



PARKING: Off-Street

PRICE: \$18.00/SF

TOTAL PASS THROUGH: \$6.92/SF



PRIVATE RESTROOM: Yes



STROAGE: Yes



EMPLOYEE BREAKROOM: 1



SPRINKLERS: Yes



FLOORING: Concrete Slab

### DETAILS:

- Newly remodeled
- Lots of natural light
- Class A visibility
- Located directly across from Cedar Rapids' largest employer, Collins Aerospace

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## PROPERTY PICTURES



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# AERIAL



500 Blairs Ferry Rd NE #7  
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5408 Blairs Forest Way NE | Cedar Rapids, IA 52402

Buyer to verify all information. Information is deemed reliable, but not guaranteed.  
Data: Realtor Property Resource (RPR) &/or IowaDOT