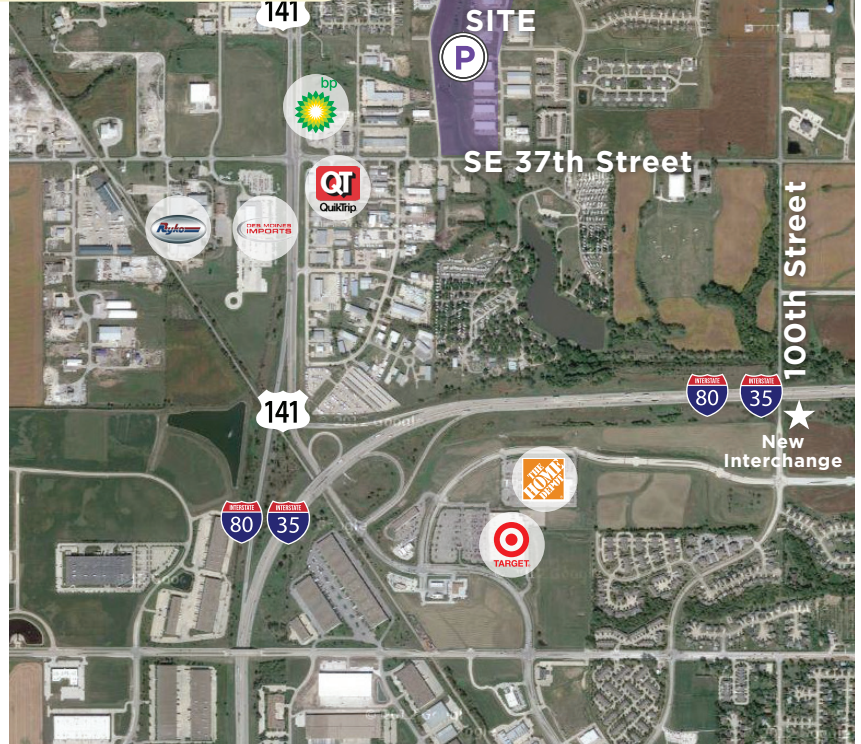
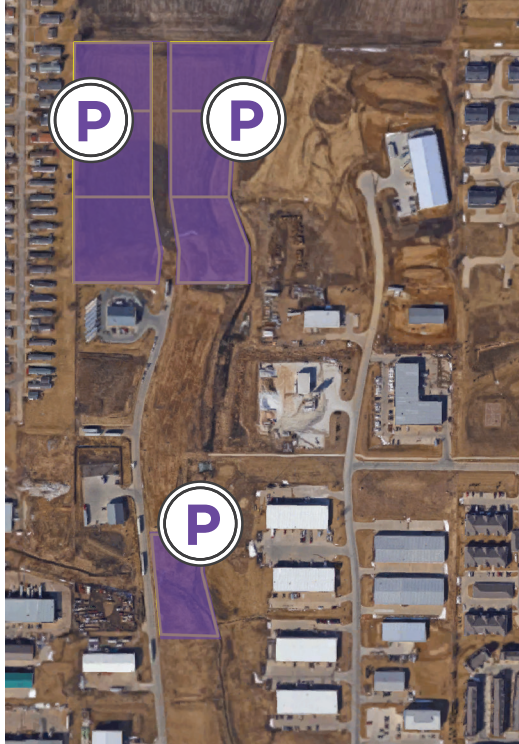


# INDUSTRIAL LOTS CROSROADS BUSINESS PARK

## FOR SALE

» Miehe Drive & SE 37th Street, Grimes, Iowa



### PROPERTY INFORMATION

- Price: \$3.30/SF - \$3.90/SF
- Available: 1.09 up to 1.83 acre lots
- Zoning: M-2 Light Industrial District
- Outside storage available
- Prime location with access to I-35/80
- Located in rapidly growing community

### 2010 DEMOGRAPHICS

(5-mile radius)

- Population 104,932
- Total Households 42,216
- Average HH Income \$88,061

### TRAFFIC COUNT

- Hwy 141 57,200 vpd

### ADDITIONAL INFORMATION:

Josiah Burton // mobile: 515.720.6293 // email: [josiah@premier-midwest.com](mailto:josiah@premier-midwest.com)

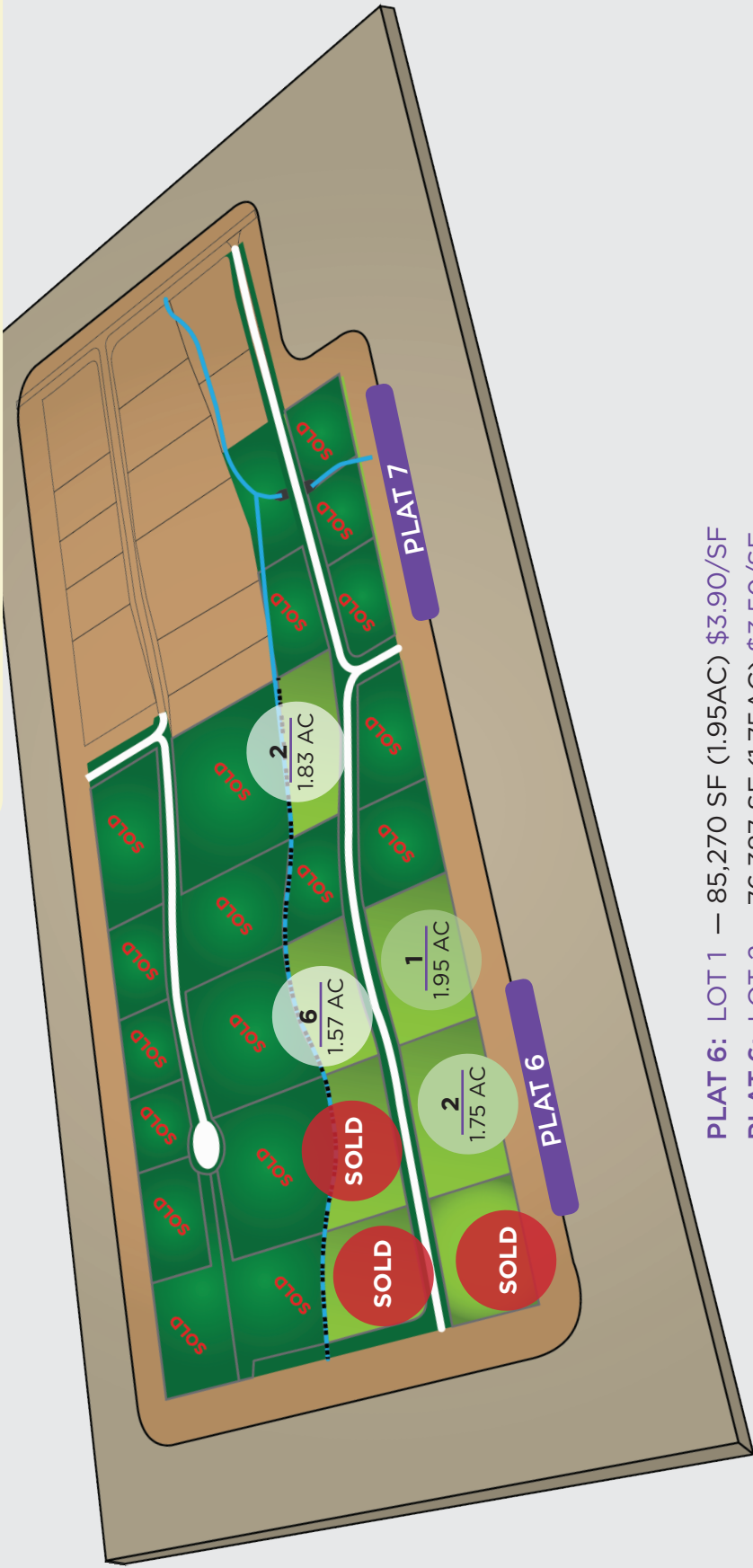
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PREMIER REAL ESTATE SERVICES

[www.premier-midwest.com](http://www.premier-midwest.com)

» Miehe Drive & SE 37th Street, Grimes, Iowa



PLAT 6: LOT 1 — 85,270 SF (1.95AC) \$3.90/SF

PLAT 6: LOT 2 — 76,387 SF (1.75AC) \$3.50/SF

~~PLAT 6: LOT 3 — 59,387 SF (1.09AC) \$3.50/SF {SOLD}~~

~~PLAT 6: LOT 4 — 53,973 SF + OUTLOT X — 25,436 SF (1.82AC) {SOLD}~~

~~PLAT 6: LOT 5 — 42,937 SF + OUTLOT Y — 27,980 SF (1.62AC) {SOLD}~~

PLAT 6: LOT 6 — 31,949 SF + OUTLOT Z — 36,616 SF (1.57AC) \$3.50/SF

PLAT 7: LOT 2 — 79,671 SF (1.83AC) \$3.30/SF

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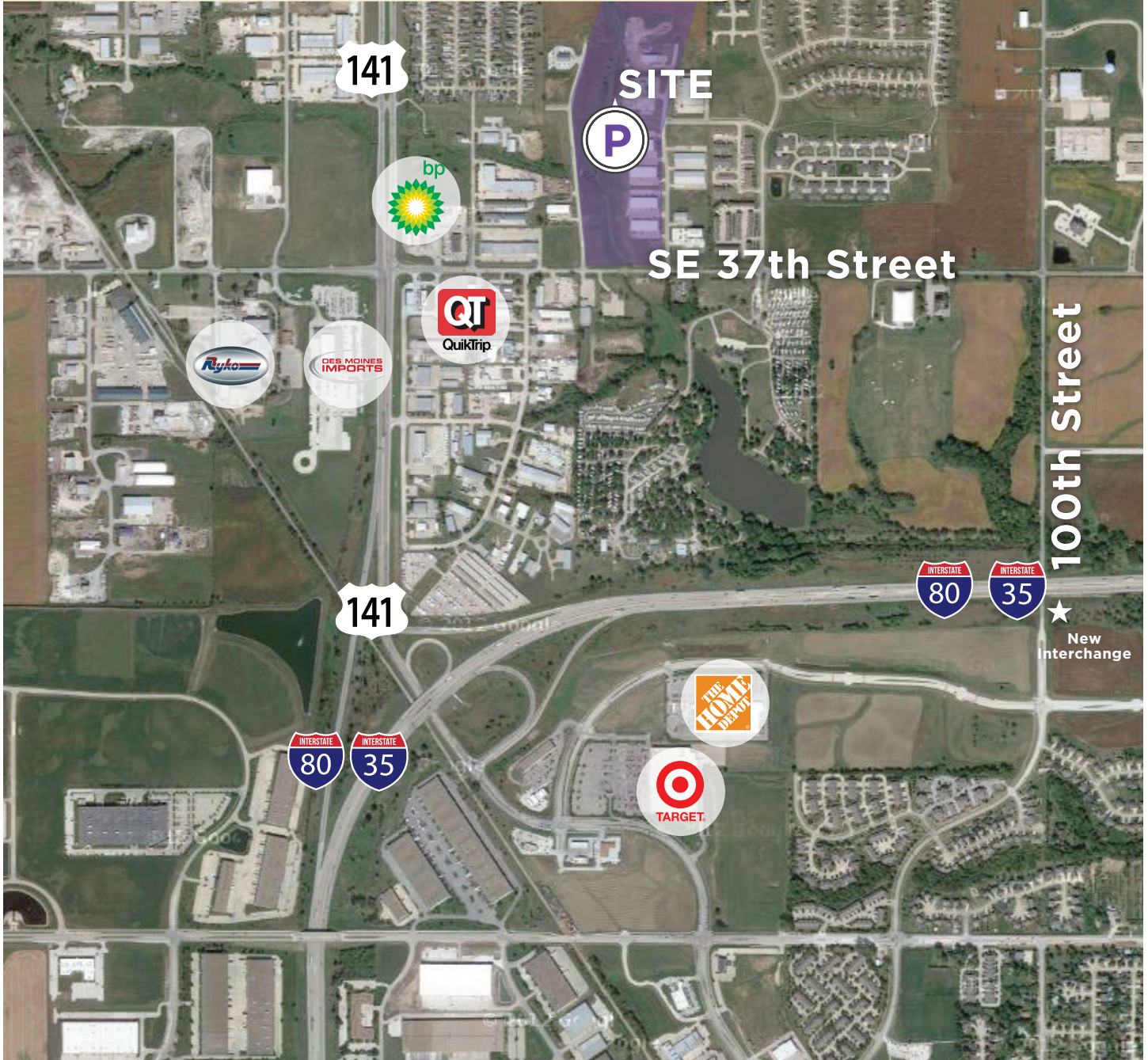
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