



For Lease

Retail Space Available

- 5 building complex located on Northpark Drive and 86th Street
- Mixed-use development encompassing 58,658 SF
- Immediate access to I-80
- Tenants in the complex include Starbucks, Liberty Bank, Whylie Eye Care, Planet Sub, Pancheros, Mandarin Grill, DoctorsNow, 1908 Draught House, The Lounge, Powerlife Yoga, Sylvan Learning, ProStaff, Christopher's Rare Coins, and Star Nails

**86th Street & Northpark Dr.
Urbandale, IA**

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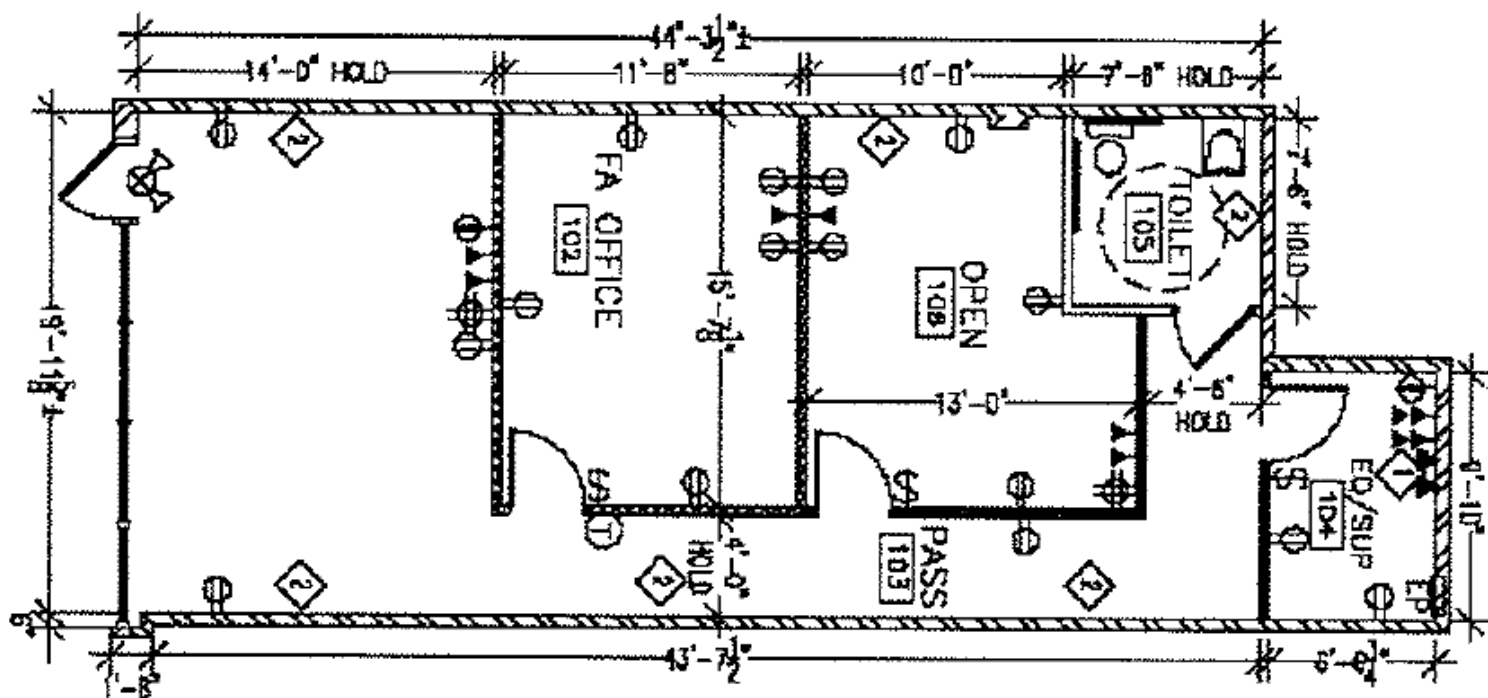


8841 Northpark Court

Availability & Terms

- Availability: 1,000 RSF
- Lease Rate: \$16.00/SF NNN
- Estimated Operating Expenses: \$6.74/SF

Floor Plan



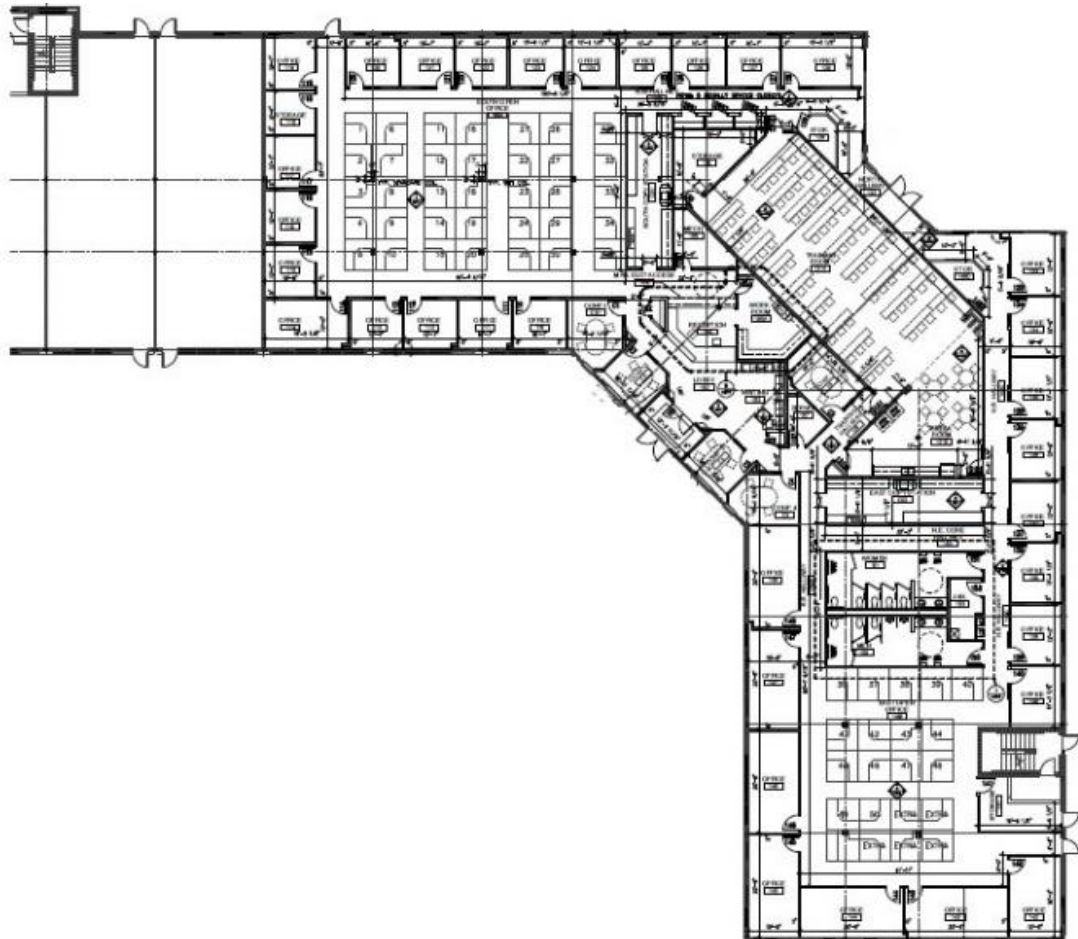


8825 Northpark Court

Availability & Terms

- Availability: 17,138 +/- RSF Demisable
- Lease Rate: \$14.00 – \$16.00/SF NNN
- Estimated Operating Expenses: \$6.74/SF

Floor Plan



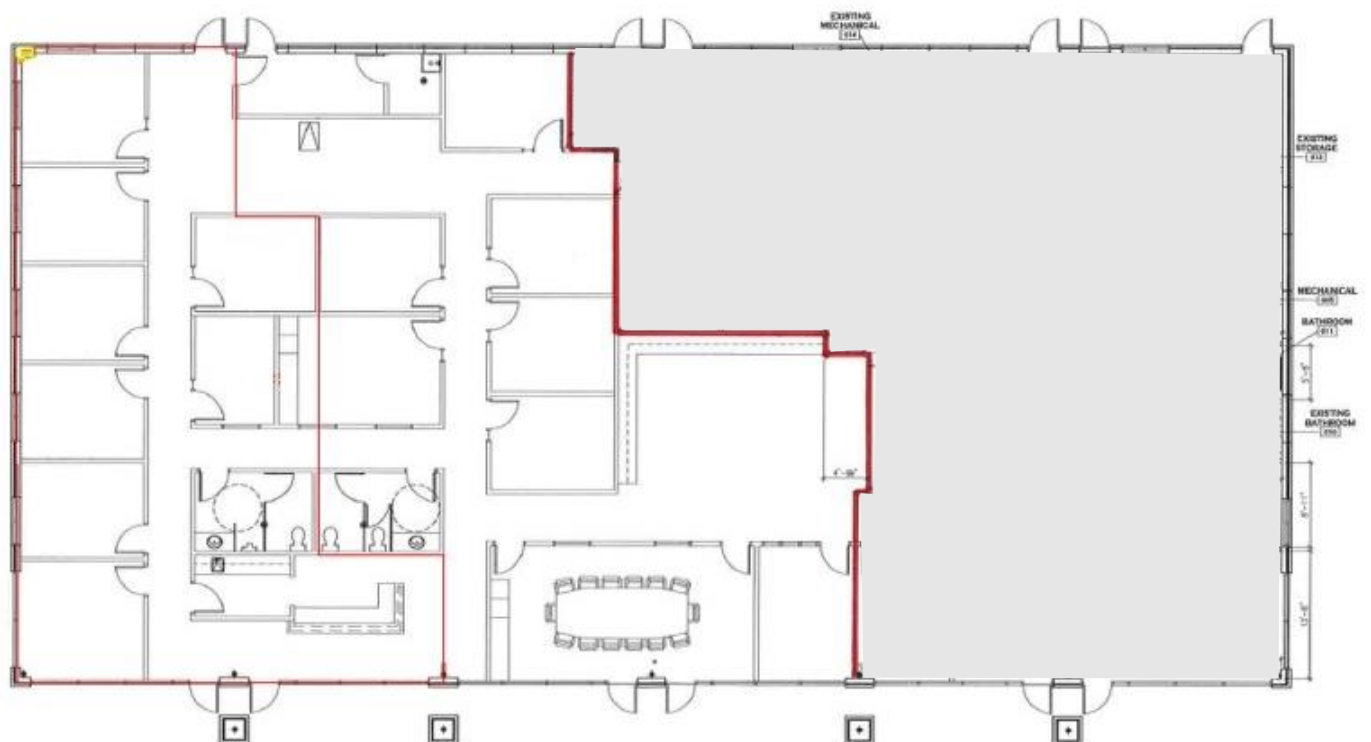


8709 Northpark Court

Availability & Terms

- Availability: 2,853 RSF
- Lease Rate: \$16.00/SF NNN
- Estimated Operating Expenses: \$6.58/SF

Floor Plan



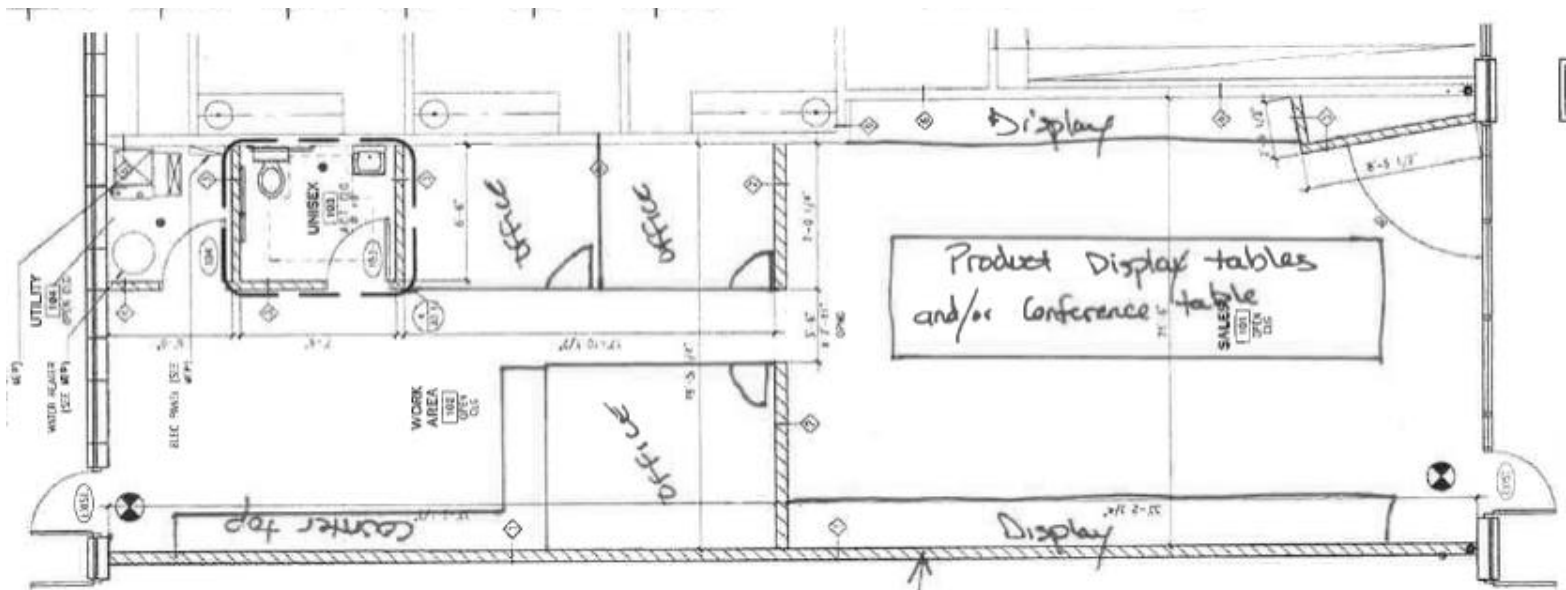


8659 Northpark Court

Availability & Terms

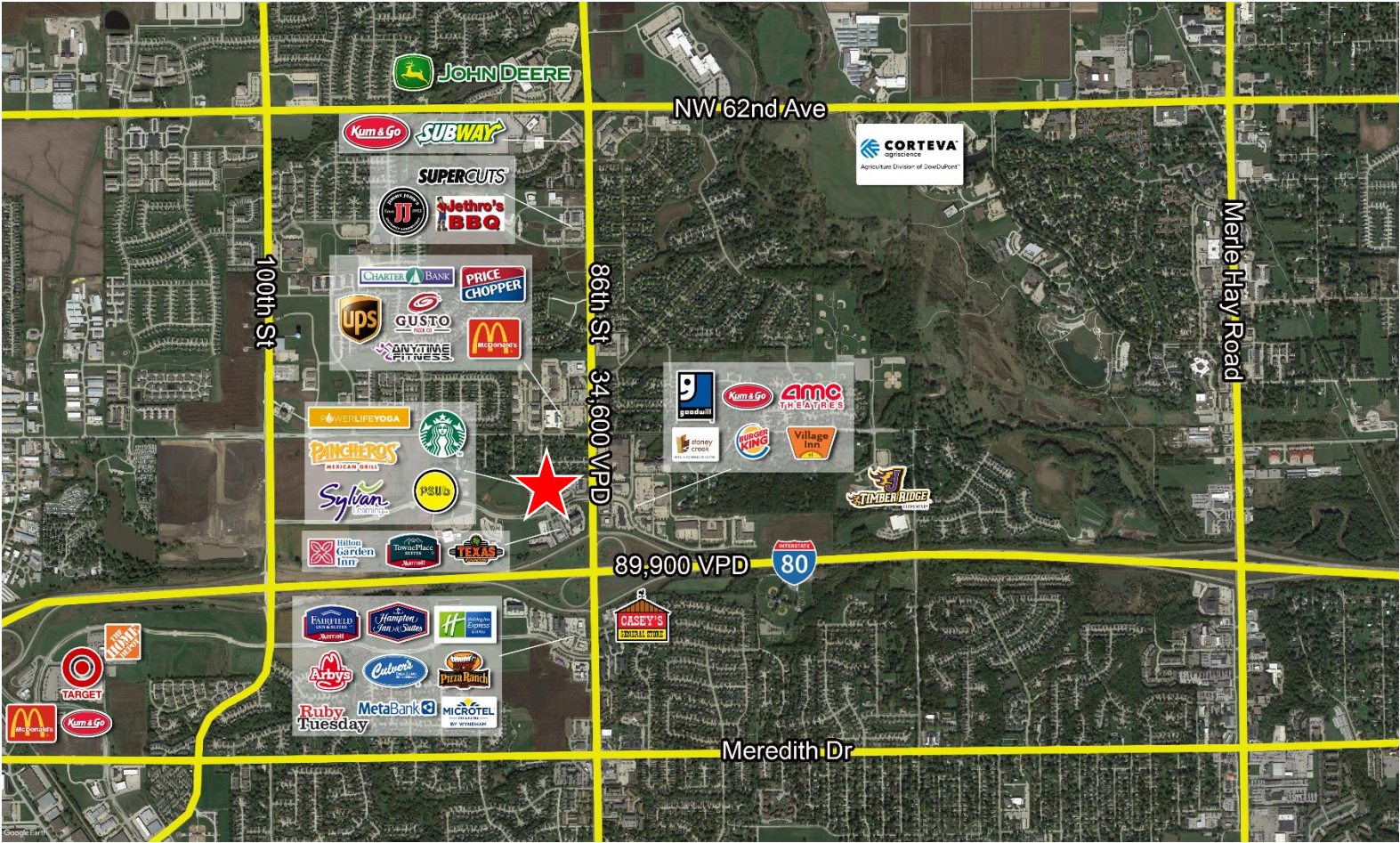
- Availability: 1,496 RSF
- Lease Rate: \$16.00/SF NNN
- Estimated Operating Expenses: \$6.58/SF

Floor Plan



**Floorplan subject to modification by previous tenant*

Location Overview



Traffic Counts	
Interstate 80	89,900 VPD
86 th Street	34,600 VPD

Demographics			
	1 Mile	3 Miles	5 Miles
Population	8,038	61,751	143,739
Households	2,896	24,442	58,126
Average HH Income	\$143,925	\$105,477	\$102,505

Property Overview



The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. Jones Lang LaSalle Brokerage, Inc. is a licensed broker in the State of Iowa.

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