

FOR SALE/  
LEASE

# 1824 INDUSTRIAL CIRCLE WAREHOUSE/OFFICE

WEST DES MOINES, IOWA

33,700 SF warehouse,  
includes 5,000 SF of  
professional office space,  
6 dock doors, heated  
warehouse, sprinklered,  
22' clear height.



FOR MORE  
INFORMATION  
PLEASE CONTACT

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[www.cbrehc.com](http://www.cbrehc.com)

LISTING # 93671

**PREMISES:**

- 33,700 SF warehouse/office:  
28,700 SF warehouse/manufacturing  
5,000 SF of professional office space

**SALE PRICE:** \$1,199,950

**LEASE RATE:** \$3.95/SF

**FEATURES:**

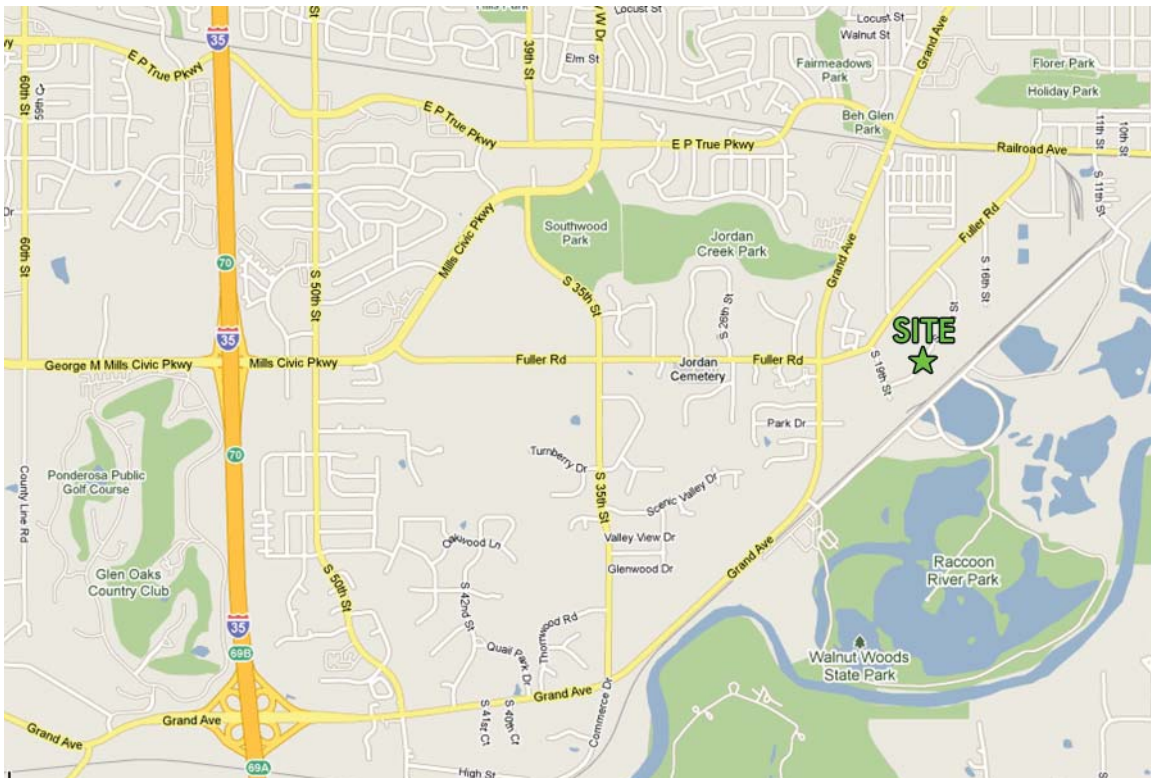
- Six dock doors
- 22' - 24' ceiling height
- 3.27 acres total
- 1.26 acres for expansion
- Professional office build out
- Ample electricity
- Sprinkled
- Accessible from Interstates I-35 & I-235
- 17,000 SF of open warehouse

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