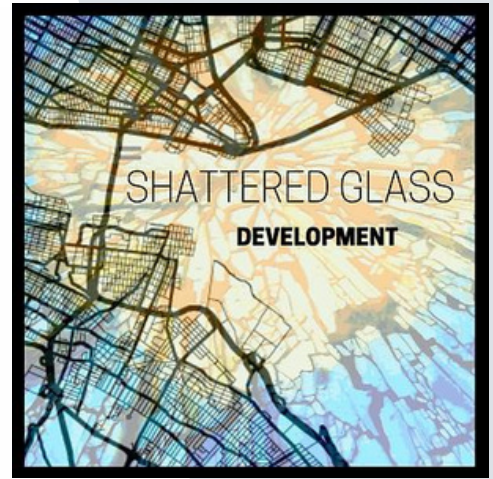


FLEX/WAREHOUSE OPPORTUNITY

4143 121ST ST, URBANDALE IA



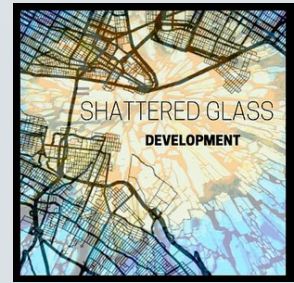
Jackie Johansen
Owner/Broker
(515) 277-0042

About the property:

Perfectly located in the Heart of Urbandale at the crossroads of Douglas Ave & 121st Street in Urbandale. With the open floor plan, one existing dock door and opportunity for an additional dock door or three drive in doors, this warehouse space is move in ready for any warehouse or flex use.

\$7.25 / SQFT

FOR LEASE



SITE PHOTOS

4143 121st ST, URBANDALE



FLEX/WAREHOUSE OPPORTUNITY

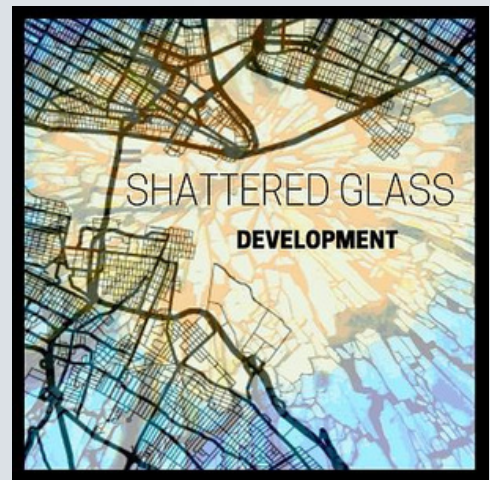
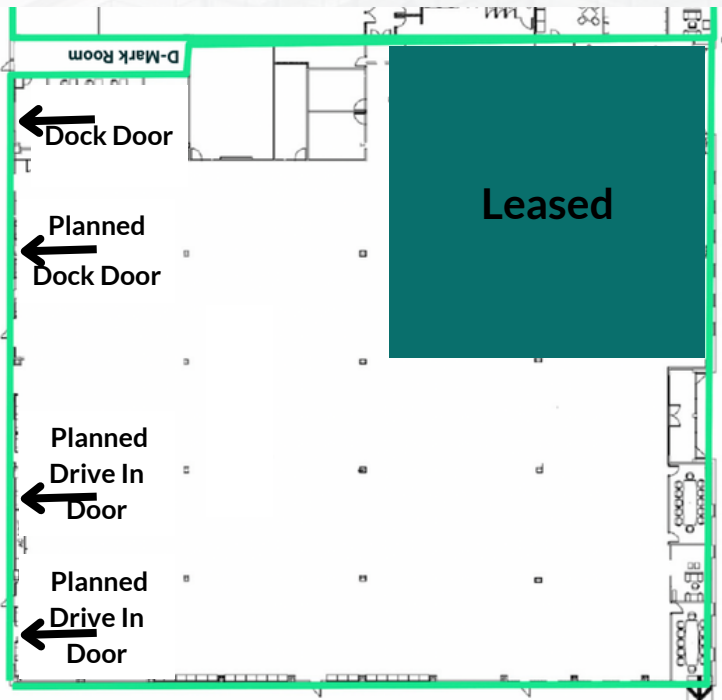
4143 121ST ST, URBANDALE IA

Property Details:

Common Area Maintenance: \$4.75 / SQFT

Clear Height: 24ft

- Minimum divisible SQFT: 10,000
- Up to 9 per 1,000 parking ratio
- One existing dock door
- Additional dock door and two drive in doors coming soon
- Newly renovated in 2018
- The building has 2000 amp of 208-volt 3 phase split to 2-800 amp panels



SHATTERED GLASS DEVELOPMENT is a Commercial Real Estate firm with a full range of services specializing in Equity Attraction, Site Selection, Brokerage, Development, and more, with a unique approach and a win-win methodology. Women owned and managed, Shattered Glass Development has been breaking the glass ceiling in the commercial real estate industry, reshaping it to a more diverse and inclusive environment.

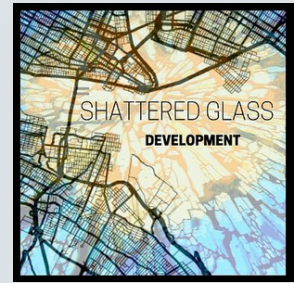


Jackie Johansen
Owner/Broker
(515) 277-0042



Visit our website for more information

WWW.SHATTEREDGLASSDEV.COM



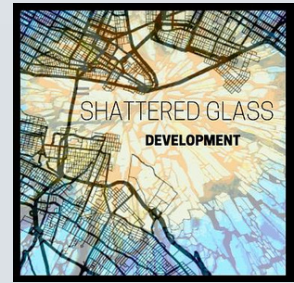
AERIAL MAP

4143 121st ST, URBANDALE



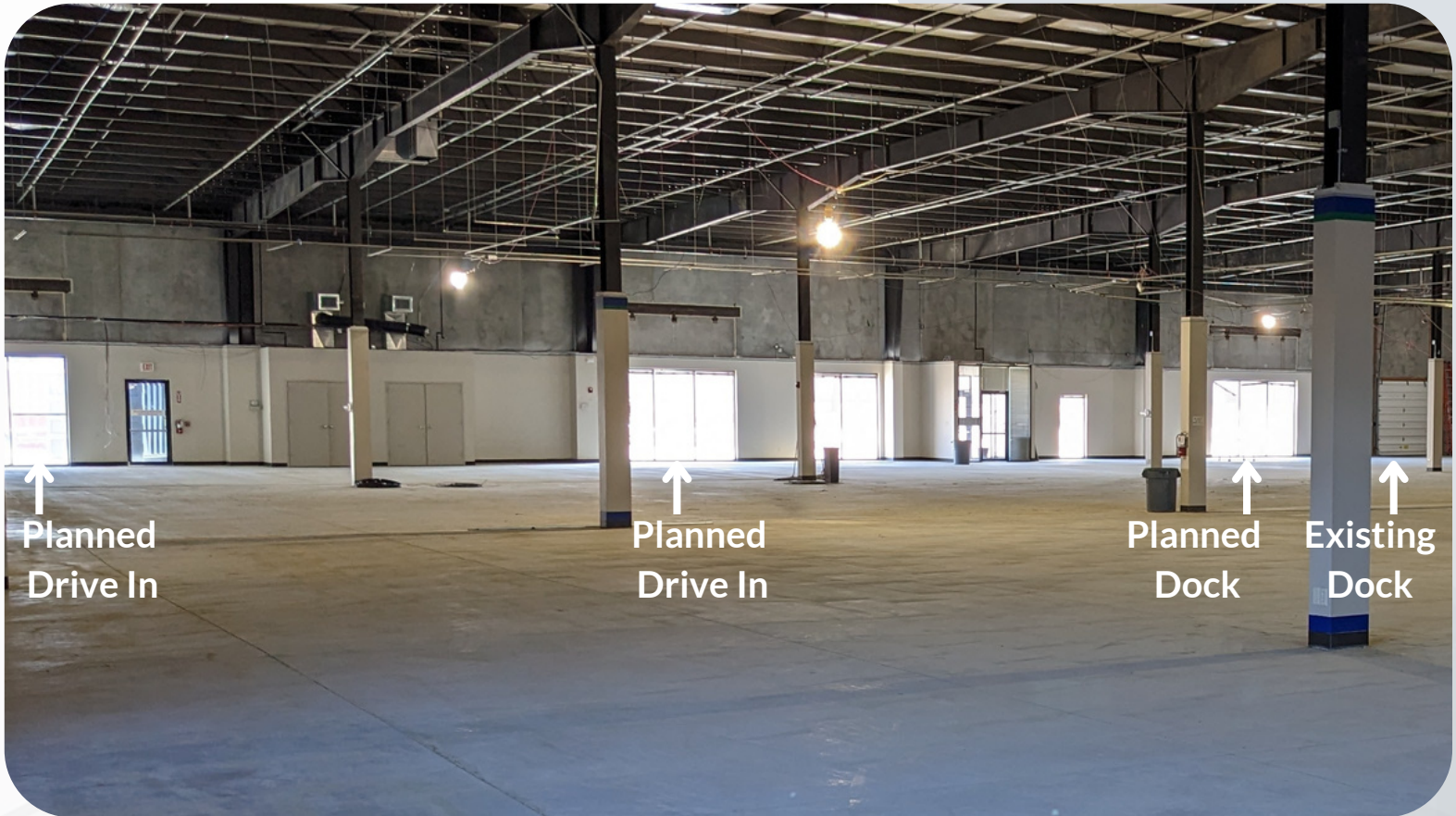
Nearby Establishments:

- 1. FedEx Drop Box
- 2. Target
- 3. Kum & Go
- 4. Cancun Grill & Cantina
- 5. The Chicken Coop
- 6. Wendy's
- 7. Casey's
- 8. Jimmy John's
- 9. Enterprise Rent-A-Car
- 10. Homemakers Furniture
- 11. McDonald's
- 12. Iowa Orchard
- 13. Taco John's
- 14. United States Postal Service



DOCK/DRIVE IN PLAN

4143 121st ST, URBANDALE



↑
Planned
Drive In

↑
Planned
Drive In

↑
Planned
Dock

↑
Existing
Dock