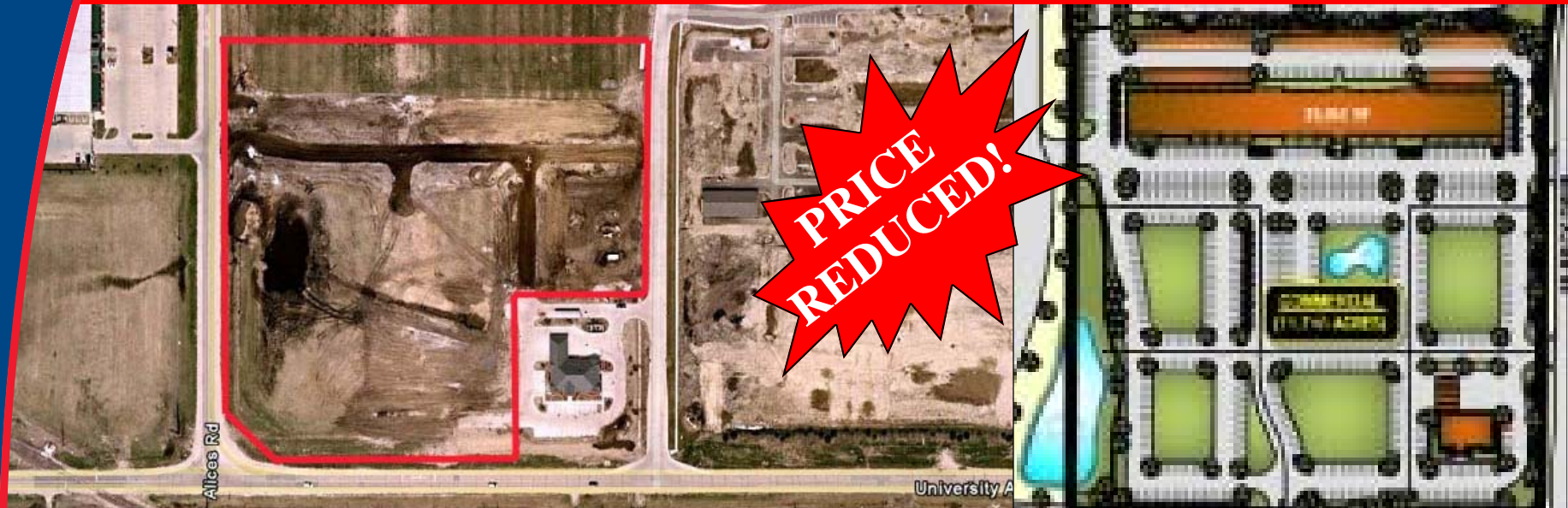


1105, 1195 & OUTLOT A, SE UNIVERSITY AVENUE, WAUKEE, IA 50263



Williams Pointe Commercial Retail/Office Land For Sale

- Sale Price: ~~\$6.50-\$9.00/psf~~ \$5.50/psf-\$6.50/psf
- Lot Sizes: .99-10.54 Acres
 - 1105 SE University (Lot 2) - 5.4 Acres
 - 1195 SE University (Lot 3) - .99 Acres
 - Outlot A - 4.14 Acres
- Traffic Count: 14,800 VPD
- Located on the hottest corridor in Waukee. The Alice's Road by-pass is moving forward and will soon be connected to the new Alice's Road bridge.
- If lots are purchased individually the asking price is \$6.50 psf. If all 10.54 acres is purchased the asking price is \$5.50 psf. This is a great opportunity to buy the best corner in Waukee at a great price!
- Corner of SE University Avenue and Alice's Road

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