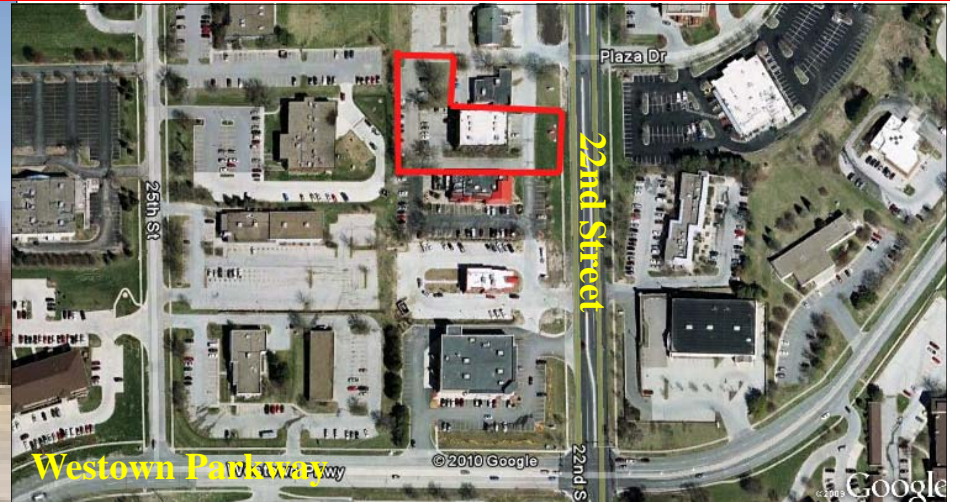


1776 22ND STREET, WEST DES MOINES, IA 50266



## Office Building For Sale

- Sale Price \$890,000
- Building Size: 12,328 SF
- Lot Size: 1.16 Acres
- Taxes: \$39,500
- Parking Spaces: 51
- Traffic Count: 22,600 VPD
- Well kept off building in an outstanding location. There is approximately 12,328 sf of space on two floors. The second level is fully leased by the following tenants: Wendy's Foods, Bit Router, UFC Lease Service and Action Print. The first level is currently occupied by the ownership and will be vacated upon the sale of the property.
- Just west of the corner of University Avenue and 22nd Street in West Des Moines

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