

For Sublease

CBRE

Shops at Eastgate

Prime Auto-Oriented Space Available for Sublease

3701 E 14th St | Des Moines, IA 50313 | www.cbre.com/desmoines



Retail

Property Overview

Located at the highly traveled intersection of NE 14th Street and Euclid Avenue, 3701 E 14th Street is part of the Shops at Eastgate, a well-established neighborhood retail center offering excellent visibility and access. Constructed in 2005, the property benefits from strong traffic counts and a prominent commercial presence, making it an ideal location for businesses seeking exposure within the Des Moines metro. The site is well positioned along a vibrant retail corridor serving nearby residential neighborhoods and features a ±6,511 SF sublease opportunity that is well suited for auto-oriented users, complemented by a diverse mix of retail and service tenants.

Available Space

- + Suite 100
- 6,511 SF
- Current lease expires 7/31/2029

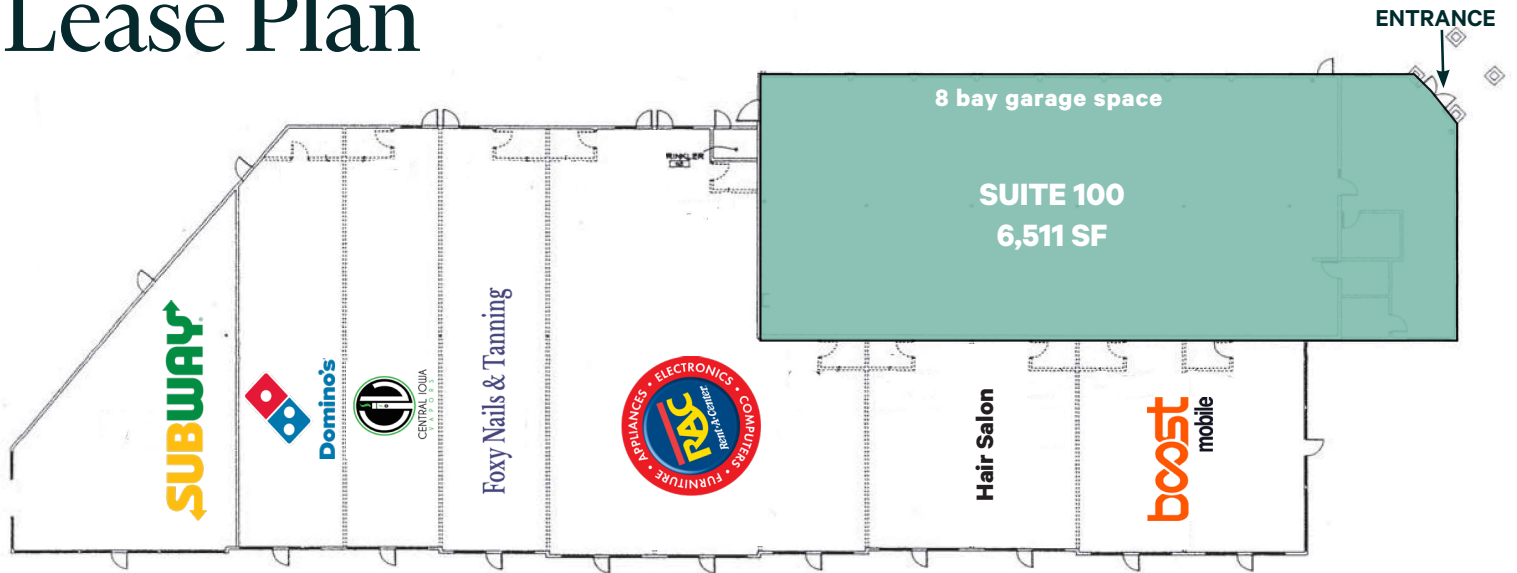
Sublease Rate

- + \$5.00/SF NNN
- + OPEX: \$11.34/SF

Building Features

- + 8 bay garage/mechanic bays available
- + Located at NE 14th Street & Euclid Avenue (34,000 VPD)
- + Built in 2005, space remodeled in 2025.
- + Pylon signage available
- + Easy access and ample parking
- + Situated in a walkable area near parks and residential zones

Lease Plan

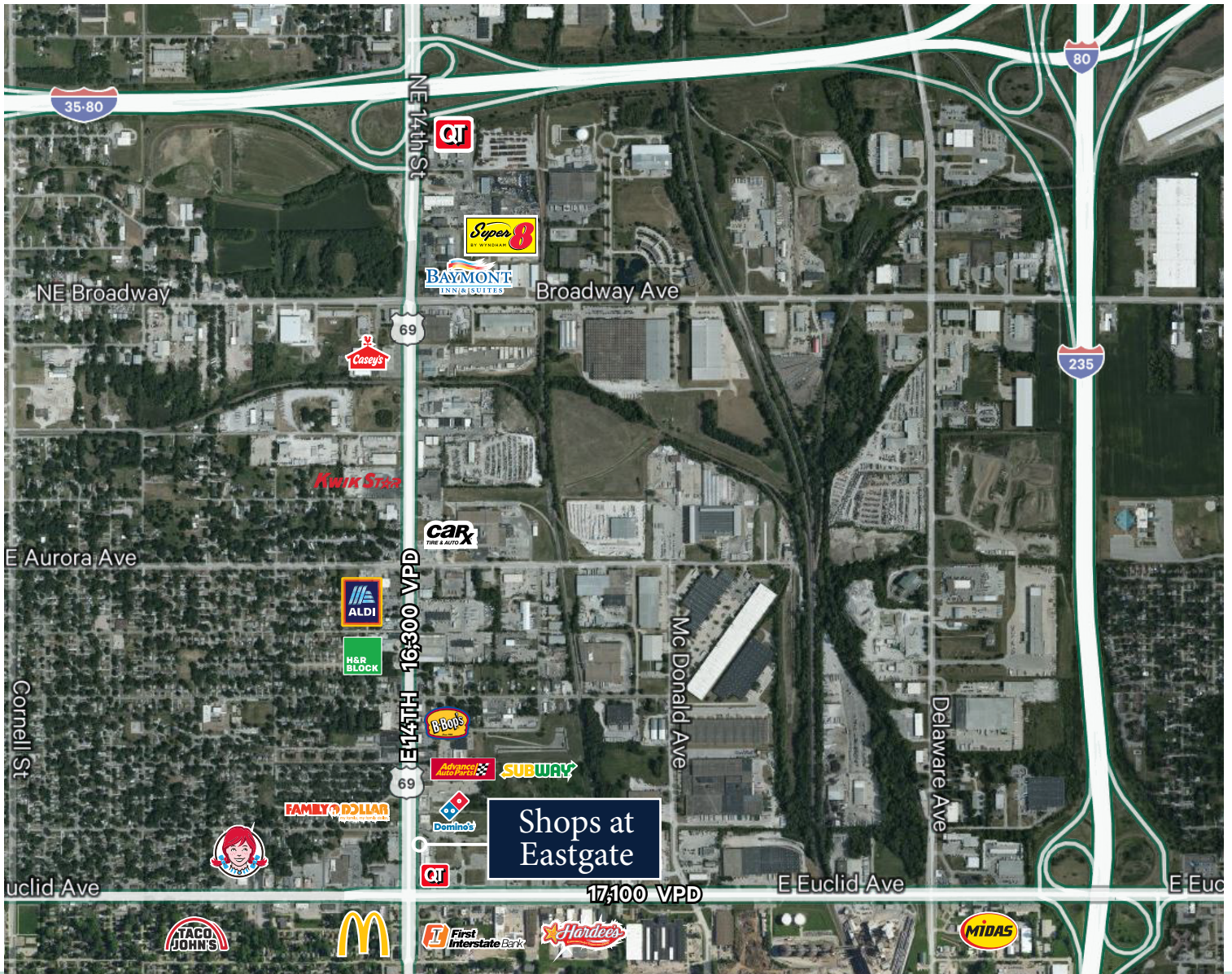


Suite Features

- + Eight Vehicle (8) Lifts
- + Eight (8) Drive-in Doors
- + Multi-Level Tire Racking/Shelving
- + Showroom with fantastic natural light
- + Recently remodeled in 2025 with exterior paint refresh
- + Sublease term expires 7/31/2029



Location



Contact Us

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