

FOR LEASE

1202 THOMAS BECK

1202 THOMAS BECK RD DES MOINES, IA 50315



PROPERTY DESCRIPTION

Located at 1202 Thomas Beck Road in Des Moines, this 13,700 SF warehouse offers a clean, clear span layout designed for operational efficiency. The space is equipped with one 10x12' drive-in door and two 8x9' dock-high doors and 1 10x12' dock-high door supporting a wide range of logistics and distribution needs. An existing private office and restroom facilities round out the space, providing day-one functionality for warehouse, light industrial, or flex users.

PROPERTY HIGHLIGHTS

- High Ceilings
- Open Floor Plan
- 1 Drive-in Door
- 3 Dock Doors
- Close Proximity to I-235

OFFERING SUMMARY

Lease Rate:	\$7.50 SF/yr (NNN)
Available SF:	13,700 SF
Lot Size:	419,522 SF
Building Size:	61,004 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	135	588	3,077
Total Population	259	1,146	6,298
Average HH Income	\$113,200	\$109,389	\$100,612



fergusoncres.com

NATHAN PETSCHKE

515.867.4964

nathan@fergusoncres.com

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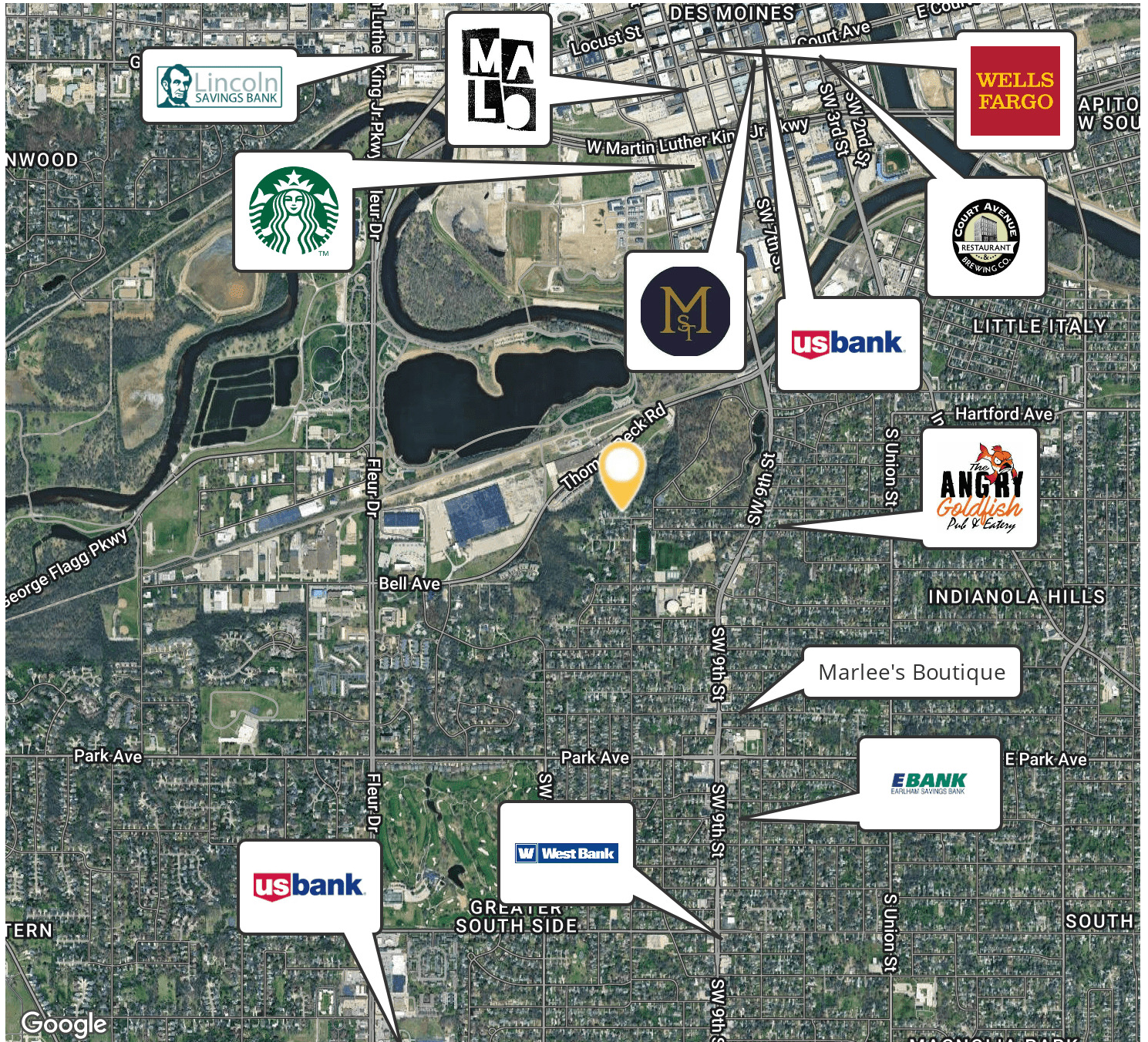
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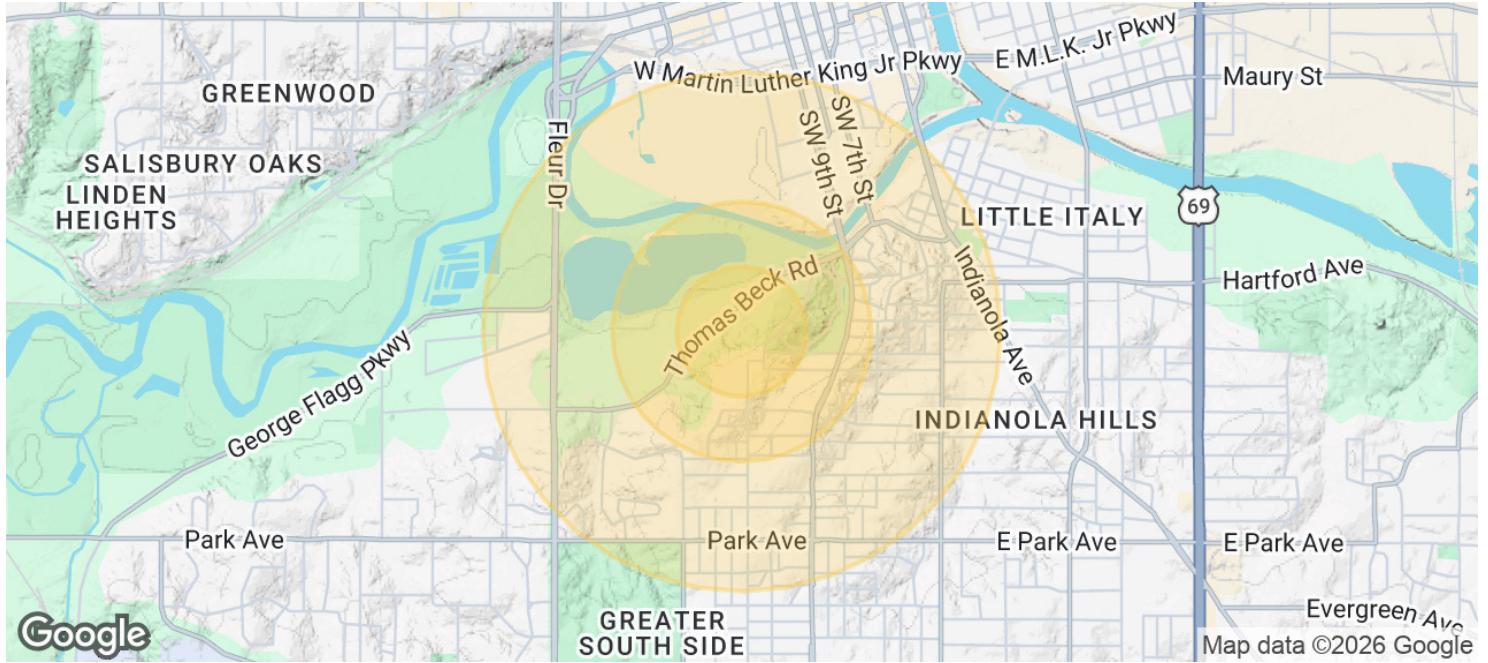
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	259	1,146	6,298
Average Age	44.4	43.0	38.9
Average Age (Male)	43.6	42.6	39.5
Average Age (Female)	50.2	47.6	40.1
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	135	588	3,077
# of Persons per HH	1.9	1.9	2.0
Average HH Income	\$113,200	\$109,389	\$100,612



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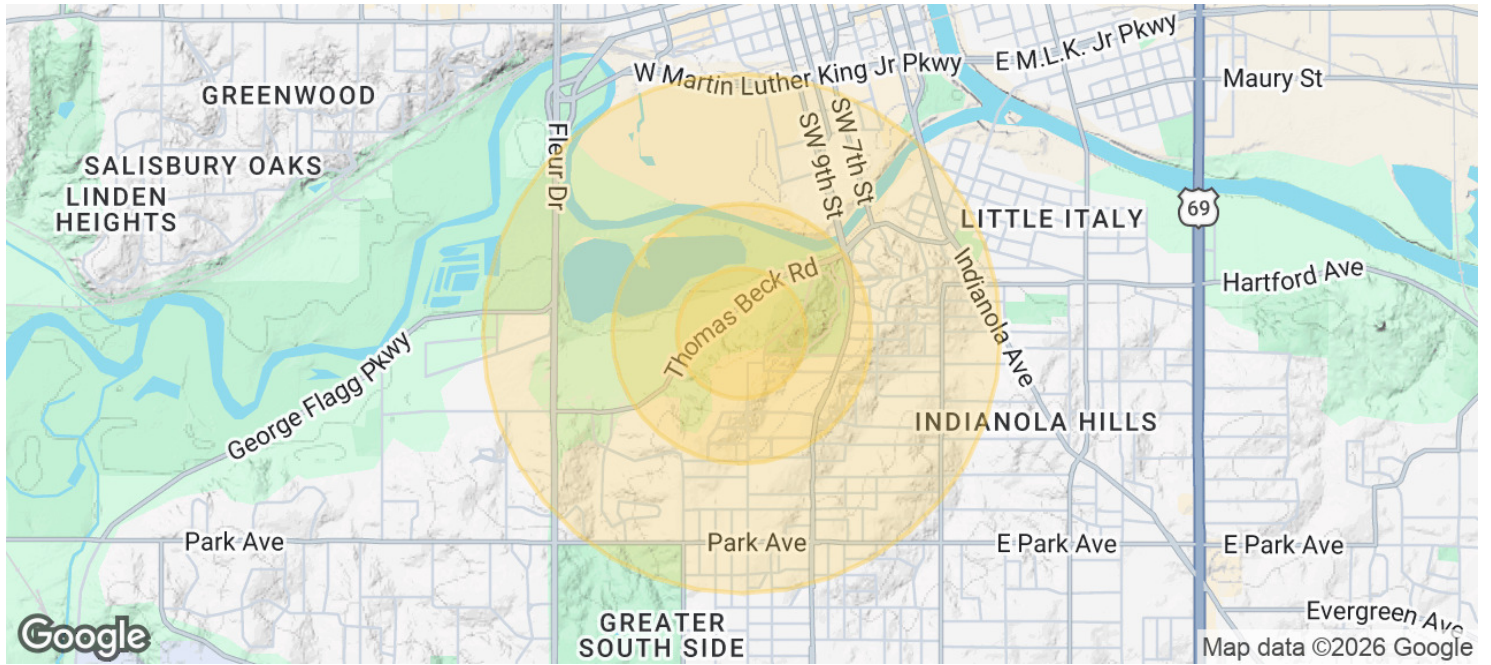
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Average House Value

\$285,756

\$268,746

\$215,645

2023 American Community Survey (ACS)



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