

Industrial Warehouse

11261 US Highway 69
Story City, IA 50248

FOR LEASE



Lease Rate: \$4.00 PSF Gross

- Available Space: 45,000 SF
 - Space #1: 30,000 SF
 - Space #2: 15,000 SF
 - Space #3: Leased
 - Space #4: Leased
- Well maintained building
- Ideal for bulk storage
- Located 2.5 miles West of Interstate 35
- Building Electrical: 800 amps
- Warehouse Clear Height: 20'-24'
- Dock Doors: 2 w/ shared levelers
- Overhead Doors: 3
- Outdoor storage and parking potential
- Year Built: 1994
 - Addition/Renovated: 2001-2009



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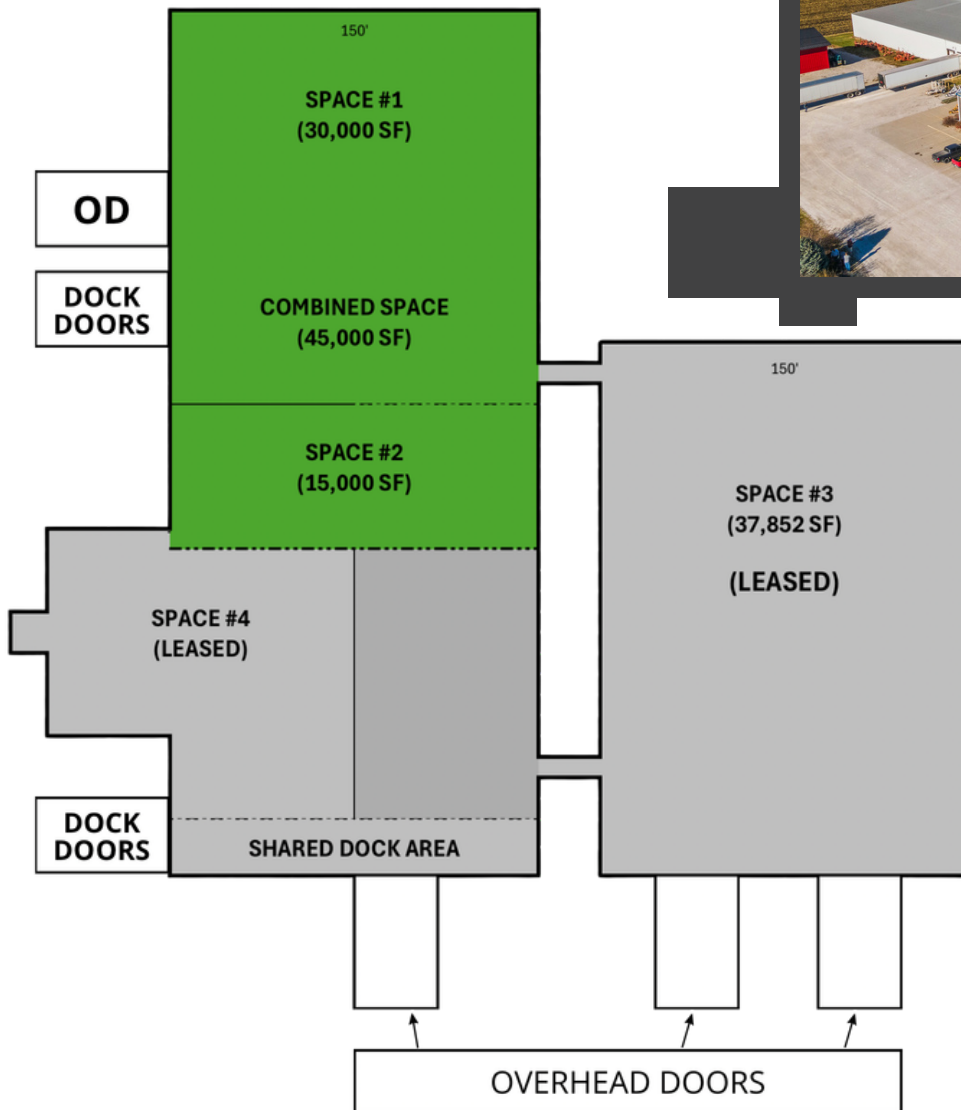
✉️ tyler@norsemenrealty.com

PROPERTY HIGHLIGHTS

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LEASE PLAN

US Hwy 69

**CONTACT US
TODAY**

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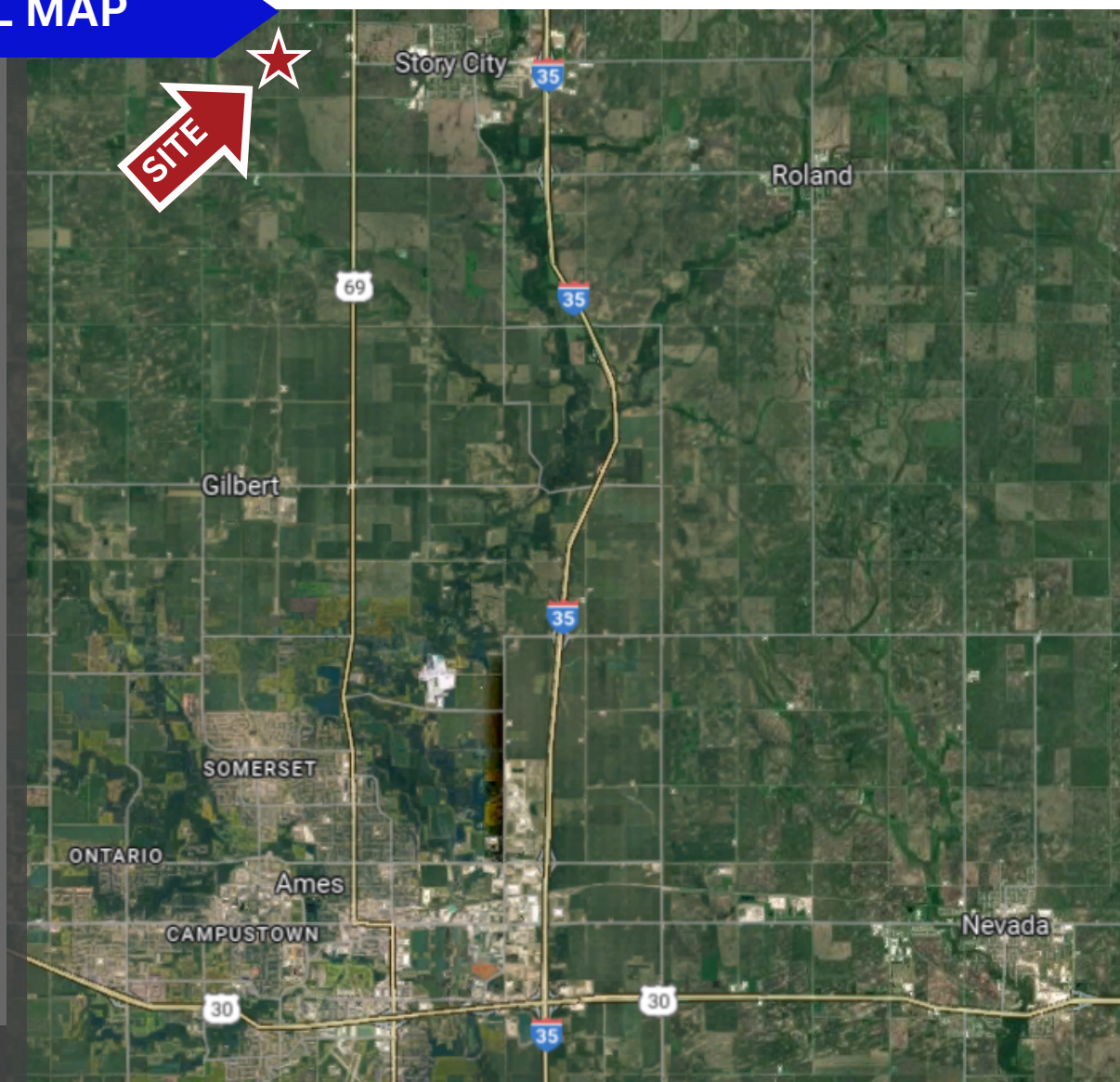
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INTERIOR PHOTOS

FOR LEASE

AERIAL MAP



COMMUTE

Distance to:	Story City	Ames	Des Moines
Miles	1.7 mi	12.6 mi	46.9 mi
Time	3 Min.	20 Min.	44 Min.

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