

702 BEARDSLEY STREET

NORWALK, IA

CONVENIENCE STORE | FUEL SITE

FOR SALE

\$1,495,000

ESTABLISHED LOCATION



Illustrative rendering - not an actual property photograph

PROPERTY HIGHLIGHTS



Prime Norwalk location

Growing Des Moines-area community.



Convenience store / fuel

Established retail and fuel use.



Functional site

Approx. 0.51 acres.



Fuel infrastructure

Canopy and three underground tanks.

PROPERTY DETAILS

Land area Approx. 0.51 AC

Building area Approx. 2,520 SF

Year built 2004

Fuel canopy Approx. 1,920 SF

Underground tanks 3,000 / 6,000 / 12,000 gal

Total tank capacity 21,000 gallons

Tank records, environmental history, fuel equipment condition/ownership and included business assets are subject to buyer verification.



MICK GROSSMAN

Managing Director

515.771.3299

mickg@kwcommercial.com

www.mickgrossman.com

KW COMMERCIAL

4001 Westown Parkway

West Des Moines, IA 50266

Keller Williams Greater Des Moines



Each Office Independently Owned and Operated.

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.