

# CORNER LOT FOR SALE

446 E Army Post Road, Des Moines, IA 50315

**PROPERTY DESCRIPTION**

Located at the corner of East Army Post Road this property is just minutes from the Airport and Downtown.

**PROPERTY HIGHLIGHTS**

- .76 acres
- Controlled intersection
- Ready to be built

**OFFERING SUMMARY**

Sale Price:	\$330,000
Lot Size:	0.768 Acres

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	314	1,230	4,223
Total Population	566	2,232	8,831
Average HH Income	\$37,472	\$37,717	\$43,322

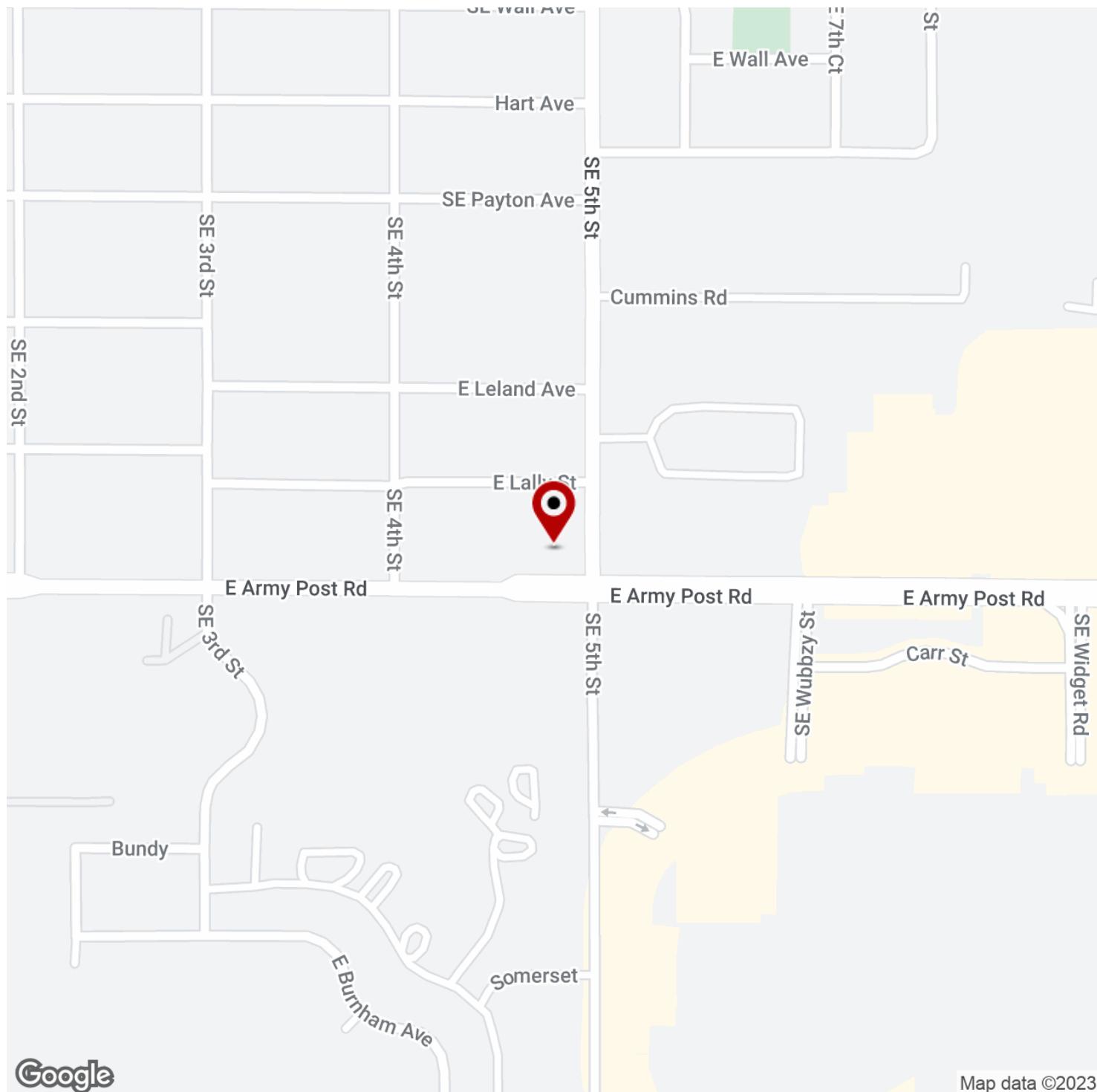
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4001 Westown Parkway  
West Des Moines, IA 50266

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Map data ©2023

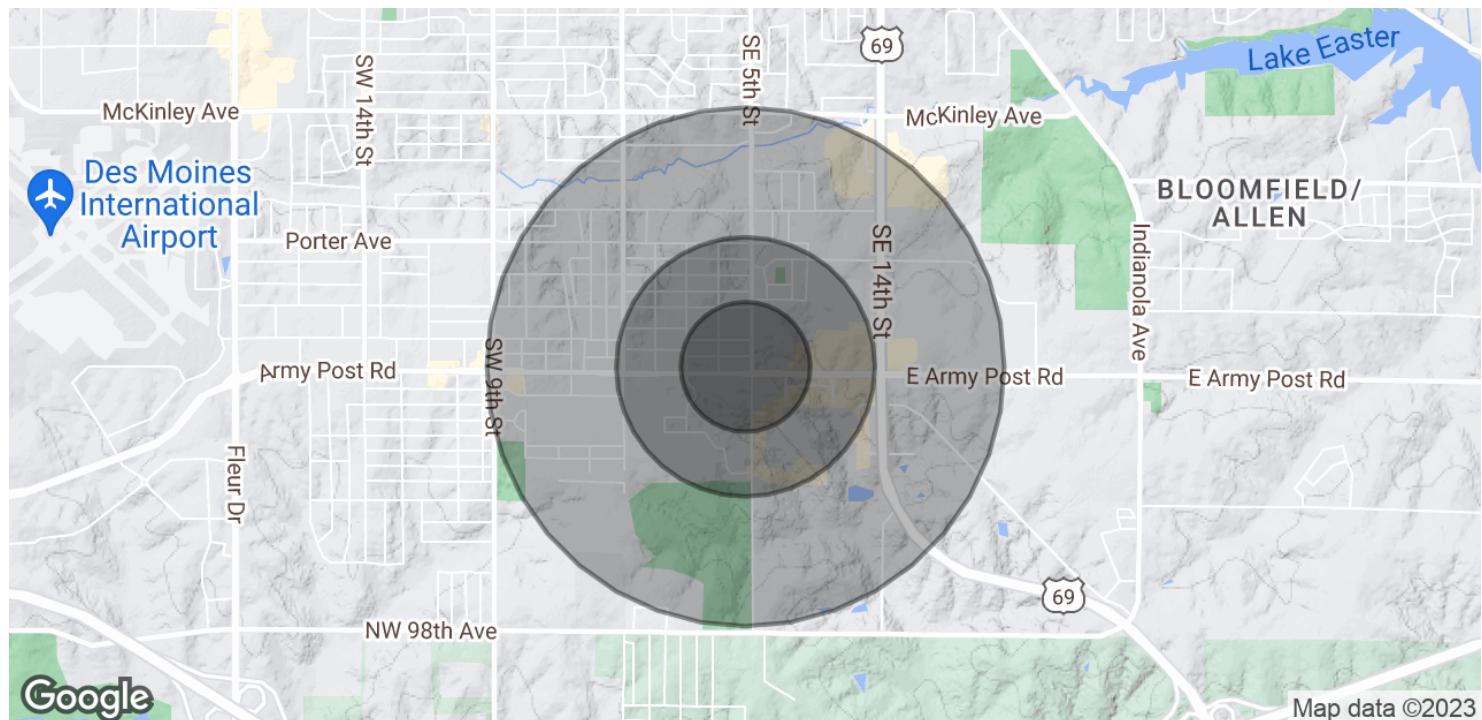
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	566	2,232	8,831
Average Age	42.9	42.2	37.9
Average Age (Male)	45.0	44.2	34.5
Average Age (Female)	41.8	41.1	37.8

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	314	1,230	4,223
# of Persons per HH	1.8	1.8	2.1
Average HH Income	\$37,472	\$37,717	\$43,322
Average House Value	\$118,593	\$117,424	\$121,301

\* Demographic data derived from 2020 ACS - US Census

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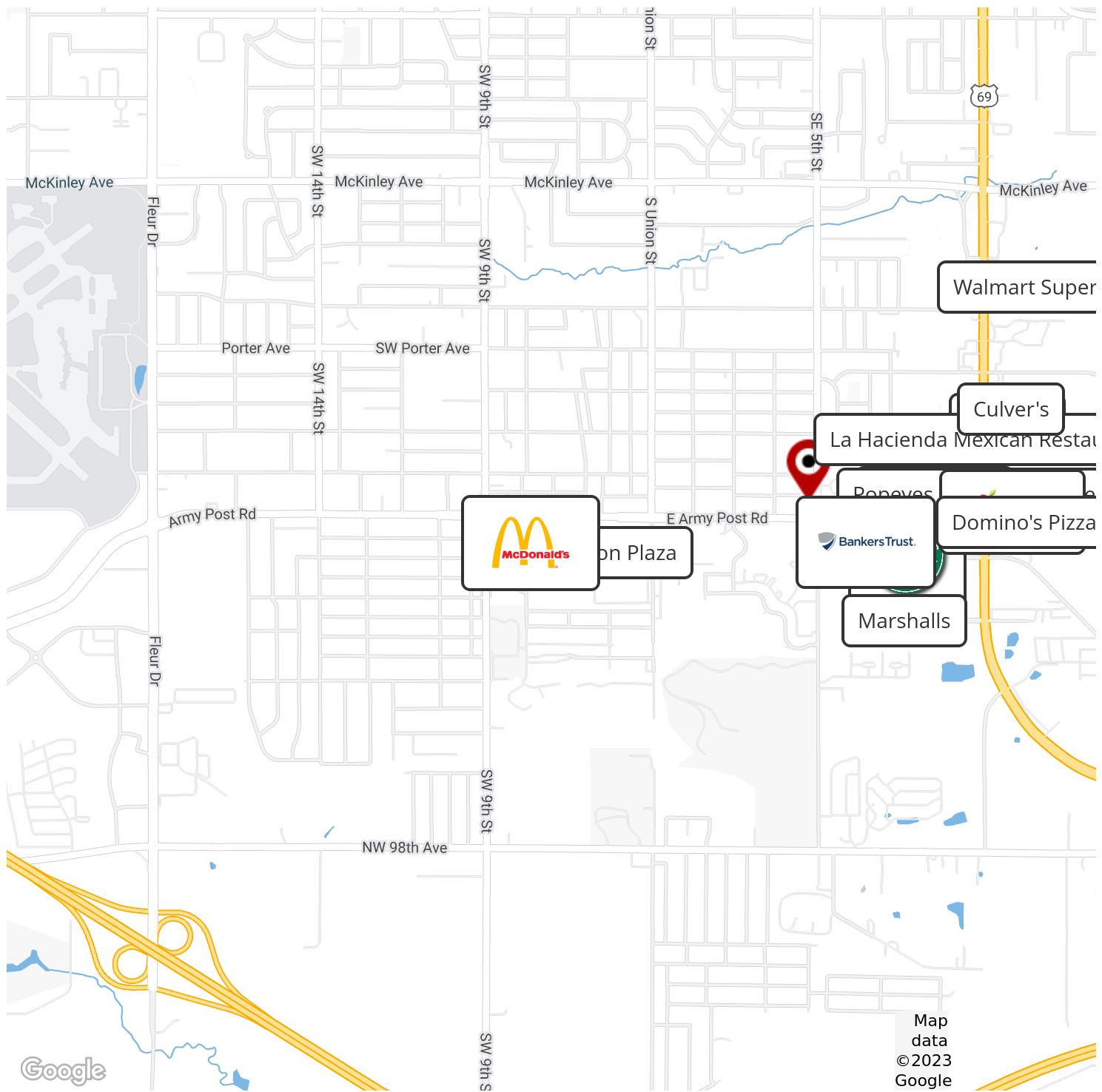
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LAND FOR SALE

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Each Office Independently Owned and Operated