

MEISNER CENTER

200 N 8th Ave. East, Newton, IA 50208



PRICE PER UNIT:	-
AVAILABLE SF:	6,300 - 48,700 SF
LEASE RATE:	\$3.25 - 6.00 SF/Yr (NNN)
LOT SIZE:	22.0 Acres
BUILDING SIZE:	165,000 SF
GRADE LEVEL DOORS	11
DOCK HIGH DOORS:	8
CEILING HEIGHT:	19.0 FT
RENOVATED:	2016
ZONING:	Industrial
CROSS STREETS:	Interstate 80

PROPERTY OVERVIEW

This well-maintained facility, with park-like campus, is situated near downtown Newton and on the edge of the former Maytag Plant 2 industrial park. A multiuse facility it offers office, store-front, studio, industrial, warehousing and outdoor space. Expandable and divisible, this flexible facility boasts OFFICES that range in size from 500 – 6,200 sq ft - move-in ready to fully customizable. The available PRODUCTION BAY square footage is a contiguous 53,000 sq ft, but can be subdivided to as little as 10,000 sq ft.

PROPERTY FEATURES

- • Recently Renovated
- • 480 V – 3PH Power
- • 7 Dock High Doors & 3 Drive-In Doors
- • Up to 5-Ton, Indoor, Bridge Cranes
- • Natural and LED Lighting
- • Potential Rail Access
- • 12', 19' & 24' Clear Height

KW COMMERCIAL
4001 Westown Parkway
West Des Moines, IA 50266

BRAD LONG
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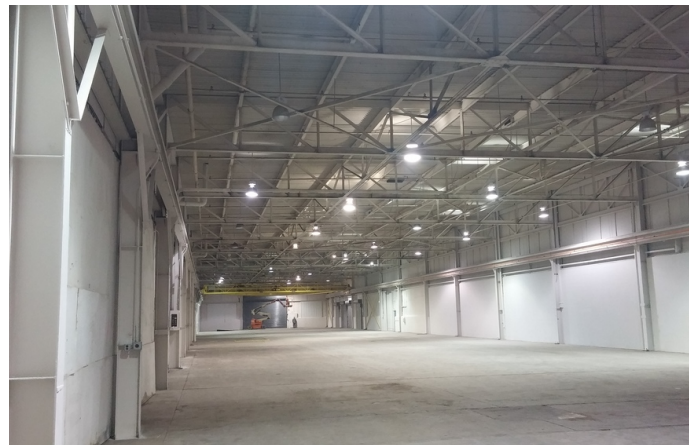
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Licensed in IOWA to sell Real Estate.

INDUSTRIAL FOR LEASE

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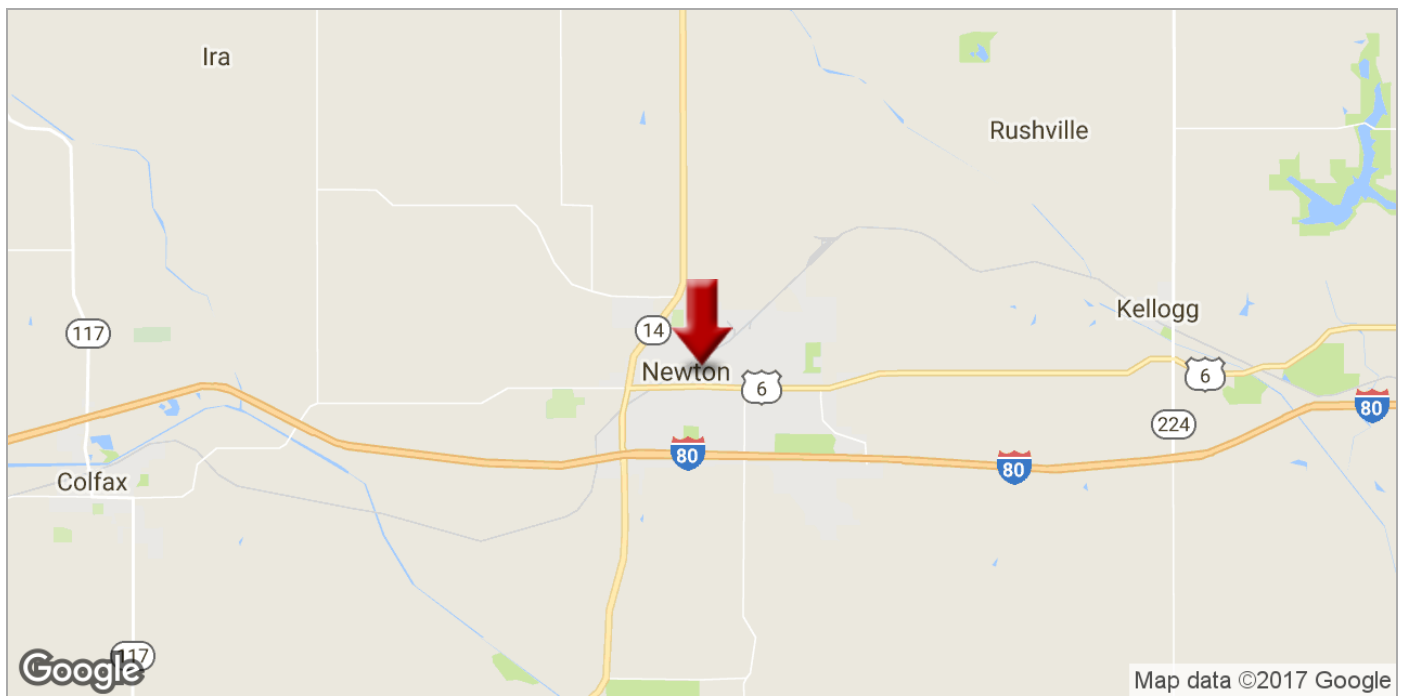
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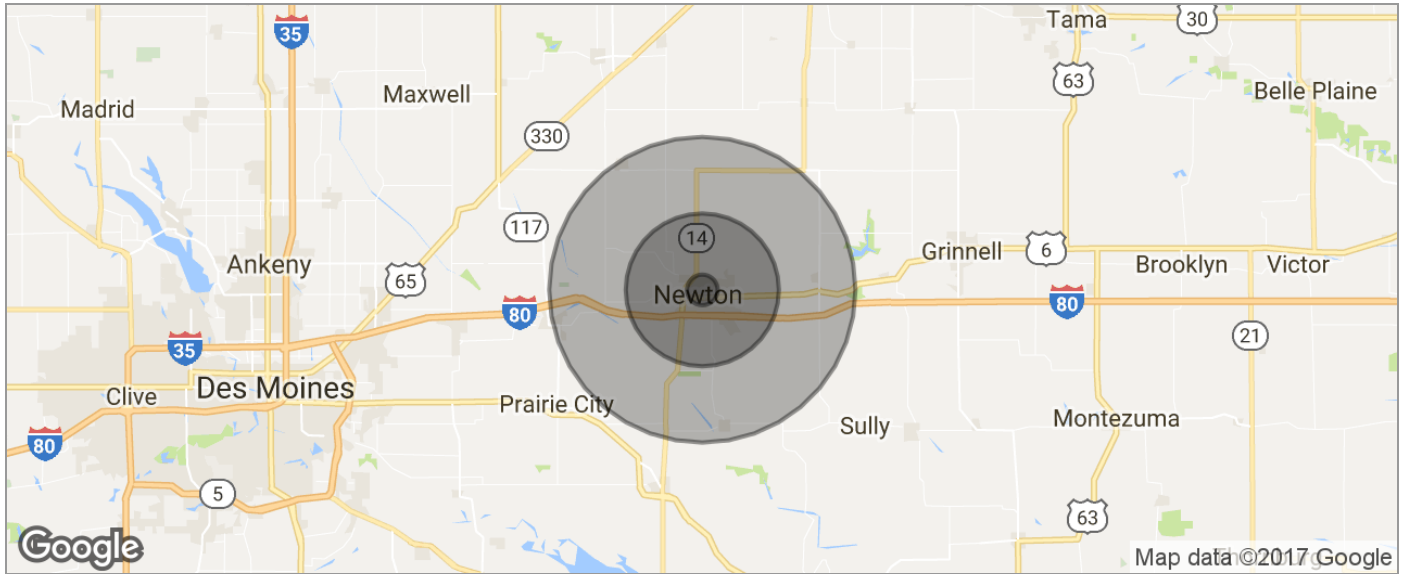
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POPULATION	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	4,627	22,925	30,067
MEDIAN AGE	42.0	41.6	41.5
MEDIAN AGE (MALE)	39.1	39.4	39.5
MEDIAN AGE (FEMALE)	44.1	43.4	43.4
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	2,092	10,120	12,739
# OF PERSONS PER HH	2.2	2.3	2.4
AVERAGE HH INCOME	\$43,552	\$50,301	\$52,492
AVERAGE HOUSE VALUE	\$103,954	\$114,272	\$124,005
RACE	1 MILE	5 MILES	10 MILES
% WHITE	98.1%	97.1%	96.5%
% BLACK	0.0%	0.9%	1.4%
% ASIAN	0.0%	0.5%	0.4%
% HAWAIIAN	0.0%	0.0%	0.0%
% INDIAN	0.3%	0.2%	0.3%
% OTHER	0.1%	0.2%	0.2%
ETHNICITY	1 MILE	5 MILES	10 MILES
% HISPANIC	1.6%	1.1%	1.4%

* Demographic data derived from 2010 US Census

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SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE (SF)	AVAILABILITY
Meisner Center Office	Warehouse/Distribution	\$6.00 SF/YR	NNN	6,300 SF	VACANT
Meisner Center Warehouse/Manufacturing	Warehouse/Distribution	\$3.25 SF/YR	NNN	48,700 SF	VACANT

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