



LISTING BROKER

Knapp Properties

EXCLUSIVELY MARKETED BY

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6025 MERLE HAY ROAD
JOHNSTON, IOWA



FOR SALE

Prime development parcel on the Merle Hay Road corridor in Johnston. Located next to the newly opened Johnston Fareway.

- 64,622 s.f.
- 1.484 acres
- Minutes from I-35 / I-80
- Merle Hay Road Traffic Count in 2012: 22,600 VPD
- I-35 / I-80 Traffic Count in 2014: 96,000 VPD
- Zoned ROC-1 Mixed Use R4 & C2

PRICING

- \$8.50 PSF

Market Information*	1 Mile	3 Miles	5 Miles
Population	5,450	44,914	137,110
Households	2,404	17,426	54,994
Median Income	\$70,940	\$77,323	\$68,371

5000 WESTOWN PARKWAY SUITE 400 | WEST DES MOINES, IA 50266-5921

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