

3703 & 3707 Hubbell Avenue

DES MOINES, IA 50317

\$200,000

Property Features

 19,000 VPD

 0.20 AC

 Zoned Mixed-Use



PROPERTY OVERVIEW

Prime commercial land at 3703 & 3707 Hubbell Ave, Des Moines, IA 50317, ideal for retail development on a bustling corner with high traffic flow and mixed-use zoning, offering ample potential for various businesses.



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OFFERING SUMMARY

PROPERTY INFORMATION

Property Type	Land
Property Subtype	Commercial
Proposed Use	Retail
Total Lot Size	0.20 AC
Parcel Number	060/04991-003-000
Land Assessment	\$27,400
Total Assessment	\$27,400
Zoning	MX3



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PROPERTY HIGHLIGHTS

- Well trafficked corner with over 19,000 VPD.
- Zoned Mixed-Use with many opportunities to develop.
- Ability to Combine Lots.

LOCATION OVERVIEW

Situated at 3703 & 3707 Hubbell Ave in Des Moines, IA 50317, this property occupies a prime spot on a heavily traversed corner, boasting a traffic count of over 19,000 vehicles per day. Zoned for mixed-use, it presents a myriad of development prospects, catering to a diverse range of businesses. Furthermore, its unique feature of being able to combine lots offers added flexibility for potential investors or developers looking to capitalize on this bustling area.



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HOUSING	1 MILE	3 MILES	5 MILES
Total Units	4,167	19,703	44,858
Occupied	3,951	18,452	41,312
Owner Occupied	2,629	13,351	28,112
Renter Occupied	1,322	5,101	13,200
Vacant	216	1,251	3,546



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