



Zoning:	Industrial
Topography:	flat
Setting:	Agricultural Land
Within City Limits:	Yes
Site Dimensions:	235 acres
Specialty Features:	Logistics Park,TIF District,Featured Property
Sale Price:	\$47,872
Last Updated:	Mar 7, 2024

Economic Development Contact

Rachel Wacker
Greater Dallas County Development Alliance
7037 Vista Drive
West Des Moines, IA 50266
(515) 987-2020 | rwacker@dallascounty-ia.org

Realtor/Owner Contact

Dorrance Brezina
Developers Realty Group
(515) 834-4066 |
https://www.loopnet.com/Listing/I-80-Highway-169-De-Soto-IA/23378929/?utm_source=criteo&utm_medium=banner&utm_campaign=retargeting&utm_content=e03be03f6d9f4d2497e7b0182bb2a919%23%23285

Property and Area Description

Situated in an advantageous location along Interstate 80, the site provides premium frontage with exposure to over 250,000 daily drivers and seamless connections to surrounding significant highways and population centers. I-80 & Highway 169 is a short drive from Interstates 35, 235, and 880, delivering easy access to Des Moines, Omaha, Minneapolis, Kansas City, and beyond.

Population

	60,828 10 Mile Radius	380,844 20 Mile Radius	708,488 30 Mile Radius
---	---------------------------------	----------------------------------	----------------------------------

Source: ESRI®, 2024

Households

	23,006 10 Mile Radius	154,726 20 Mile Radius	283,838 30 Mile Radius
---	---------------------------------	----------------------------------	----------------------------------

Source: ESRI®, 2024

Transportation

Nearest Highway: Hwy 169 (0 mi.)
Nearest Interstate: Interstate 80 (.01 mi.)
Ingress/Egress Notes: Located on the NE intersection of I80 and Hwy 169.
Nearest Airport: Winterset Municipal Airport (13 mi.)
Nearest Commercial Airport: Des Moines International Airport (27 mi.)
Rail Served: No
Rail Served By: Unknown
Rail Accessible: No
Rail Infrastructure in Place: No

Utilities

Electric: MidAmerican Energy
Natural Gas: MidAmerican Energy
Water: City of De Soto
Sewer: City of De Soto