



Adjacent Available Acres:	75.5
Within City Limits:	Yes
Site Dimensions:	1,400' x 4,000'
Last Updated:	Jun 17, 2025

Economic Development Contact

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Property and Area Description

Positioned along the newly constructed Veterans Parkway, ColKoe Commons offers over 100 acres of prime greenfield development land in one of the region’s most strategic growth corridors. Ideally situated equidistant between Interstate 35 and Highway 5, this site provides exceptional connectivity and visibility—making it an ideal location for commercial, office, and light industrial development. Take advantage of West Des Moines’ strong economic momentum and growing infrastructure investment. ColKoe Commons is your gateway to scalable development in a thriving, business-friendly environment.

Population

	312,773	660,571	734,789
	10 Mile Radius	20 Mile Radius	30 Mile Radius

Source: ESRI®, 2024

Households

	132,195	264,934	292,542
	10 Mile Radius	20 Mile Radius	30 Mile Radius

Source: ESRI®, 2024

Transportation

- Nearest Highway: Highway 5
- Nearest Interstate: Interstate 35
- Nearest Commercial Airport: Des Moines International Airport
- Rail Served: No
- Rail Served By: Unknown
- Rail Accessible: No
- Rail Infrastructure in Place: No

Utilities

- Electric: Mid American Energy
- Natural Gas: Mid American Energy
- Water: West Des Moines Water Works
- Sewer: City of West Des Moines