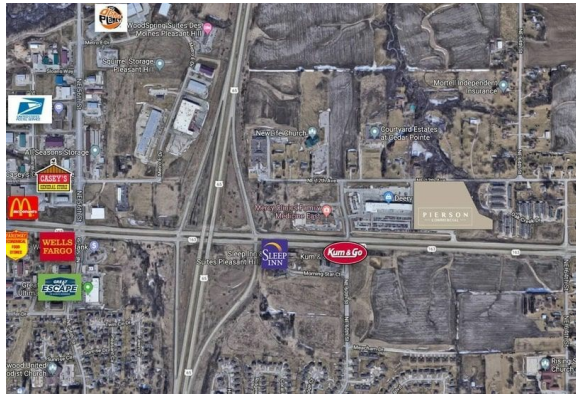


Pleasant Hill (NE 12th Avenue North of University and East of Deery Chevrolet)

NE 12th Ave | Pleasant Hill, IA | US | Polk County
Available Acres: 11 |



Property and Area Description

Traffic count in front of the property is 26,400. Zoned Commercial 1 mile west of Southeast Polk High School 11 acres Median income of \$75,000

Population

	274,707 10 Mile Radius	644,530 20 Mile Radius	764,885 30 Mile Radius
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Source: ESRI®, 2024

Households

	110,323 10 Mile Radius	257,385 20 Mile Radius	305,791 30 Mile Radius
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Source: ESRI®, 2024

Zoning: Commercial
Last Updated: Jul 8, 2024

Economic Development Contact

Madeline Sturms, Assistant City Manager/Community Development Director
City of Pleasant Hill
5160 Maple Drive, Suite A
Pleasant Hill, Iowa 50327
(515) 309-9464 | msturms@pleasanthilliowa.org

Jolly Omar, Economic Development Specialist
City of Pleasant Hill
5160 Maple Drive, Suite A
Pleasant Hill, Iowa 50327
(515) 210-6353 | jomar@pleasanthilliowa.org

Realtor/Owner Contact

Pierson Commercial
Nick Pierson
| nick.pierson@piersoncorp.com

Transportation

Rail Served: No
Rail Accessible: No
Rail Infrastructure in Place: Unknown

Utilities

Electric: MidAmerican Energy Company
Natural Gas: MidAmerican Energy Company

Jolly Omar | City of Pleasant Hill, IA
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