



4.1 AC | \$7.25 PSF

LAND FOR SALE

4219 Hubbell Ave, Des Moines, IA

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**CUSHMAN &
WAKEFIELD**

Iowa Commercial Advisors

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PROPERTY OVERVIEW

LOT SIZE

4.1 Acres

ASKING PRICE

\$7.25 / SF

HIGHLIGHTS

- Ideal development site for variety of uses
- Highly visible location on the heavily trafficked Hubbell Ave
- All utilities to the site
- Excellent mix of complementary residential, office, and warehouse development
- Underserved retail area ripe for new development
- Additional adjacent land available



POTENTIAL USES



Healthcare

(Veterinary & Medical)



Residential

(Single Family & Small Multi-Family)



Event Venues

(Events Center, Assembly)



Retail



Hospitality



Sports & Recreation



Education & Childcare



Data Centers



Automotive Services

Auto Repair



Self-storage



Food & Fuel Retail



Light Industrial



Professional & Office



Trucking / Logistics



AREA MAP

LOCATION

2026 Des Moines MSA Demographics



Total Population
59,174



Total Households
302,502



Daytime Population
761,942

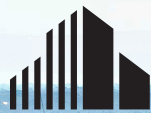


Avg HH Income
\$85,117



DES MOINES, IOWA

Des Moines is the capital and most populous city of Iowa, with a current population, of approximately 216,853 people. Des Moines is a major center of the US insurance industry and has a sizable financial services base. The trade area for the Des Moines Metropolitan area is approximately 760,00 people, which represents 33% of the state's population.



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