



# CALIBER

COMPANY



## DAYTON LAND FOR SALE

1811 S Dayton Pl, Ames, IA 50010

JUSTIN WASHBURN  
515.238.4528  
justin.washburn@calibercompany.com  
Licensed in IA

JULIANAH RODGERS  
515.249.9260  
julianah.rodgers@calibercompany.com  
Licensed in IA



# CALIBER COMPANY



## PROPERTY DESCRIPTION

This exceptional 18.43 acre commercial property is situated just a mile west of I-35 N and is adjacent to HWY 30 in Ames. Boasting excellent visibility, this prime location is perfect for a variety of ventures. With high traffic counts and convenient access, this HOC (Highway Oriented Commercial) zoned land offers endless possibilities for development. Don't miss out on this incredible land opportunity – contact us today to learn more!

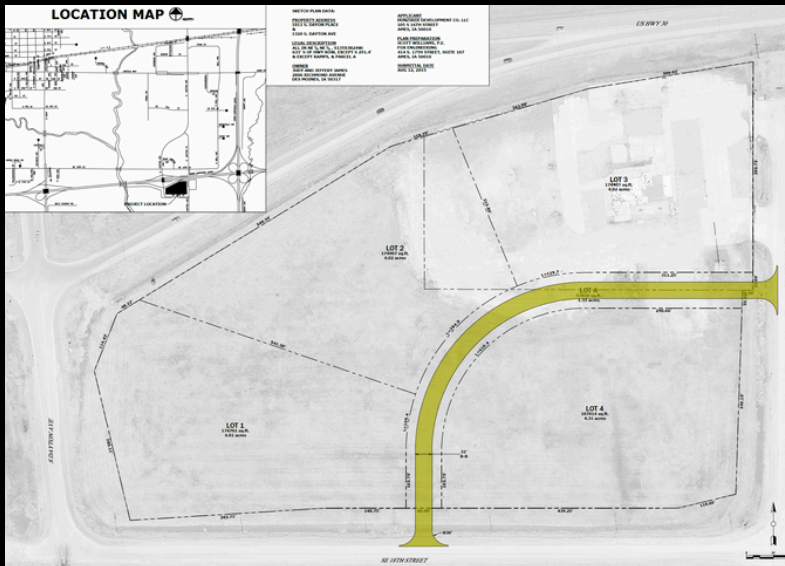
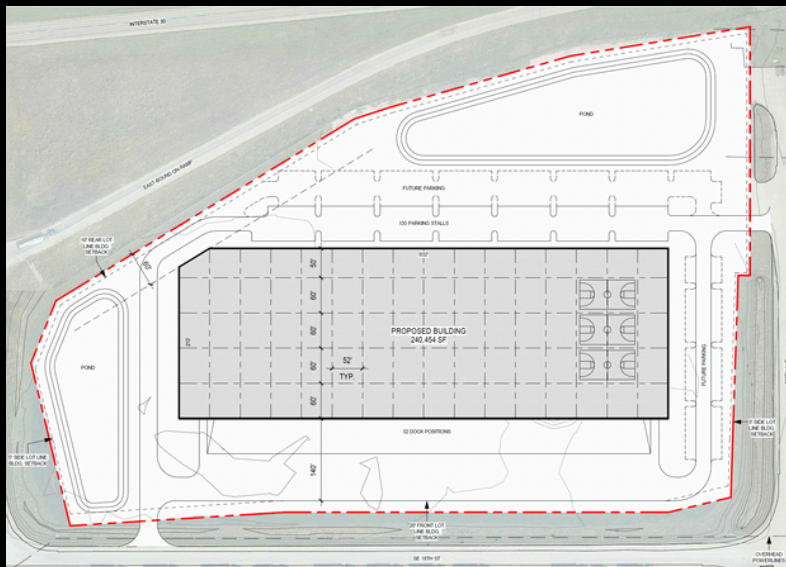
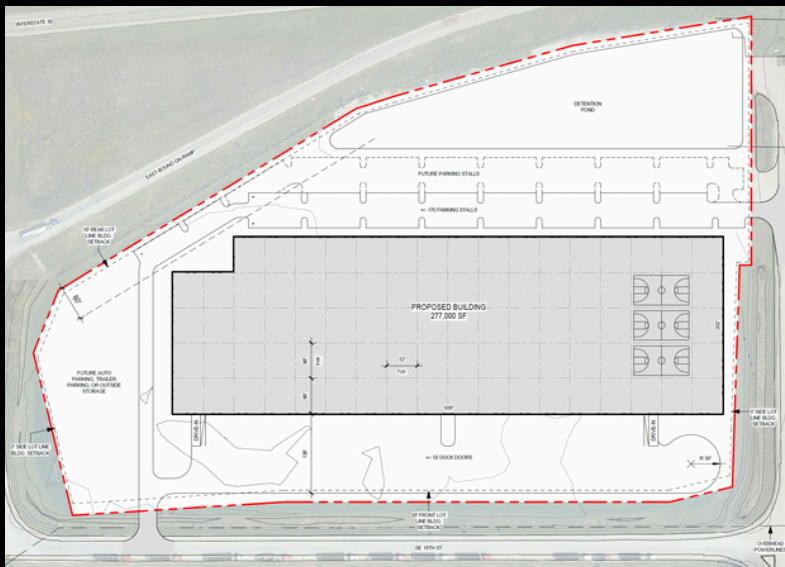
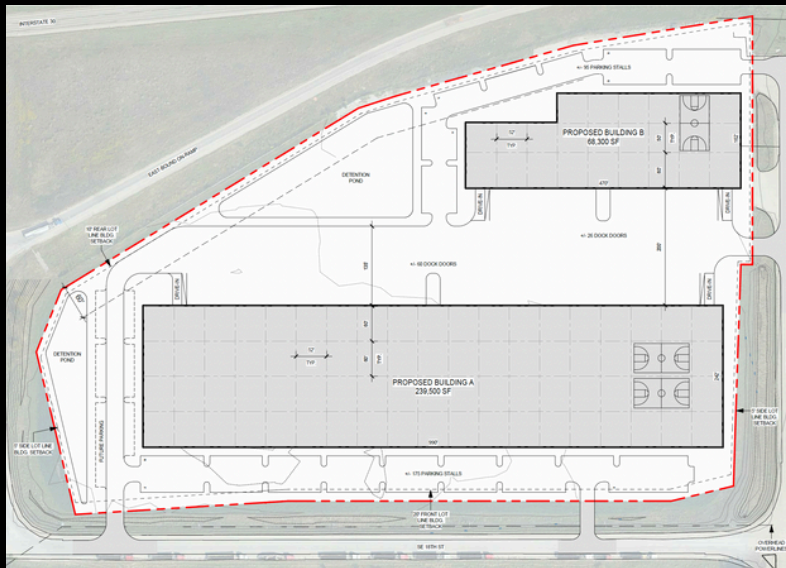
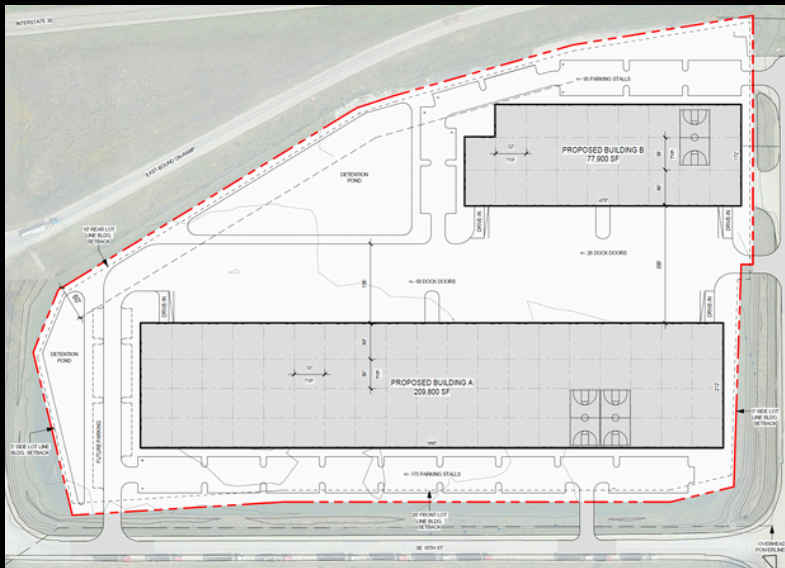
### OFFERING SUMMARY

Sale Price:	Subject to Offer
Lot Size:	18.43 Acres



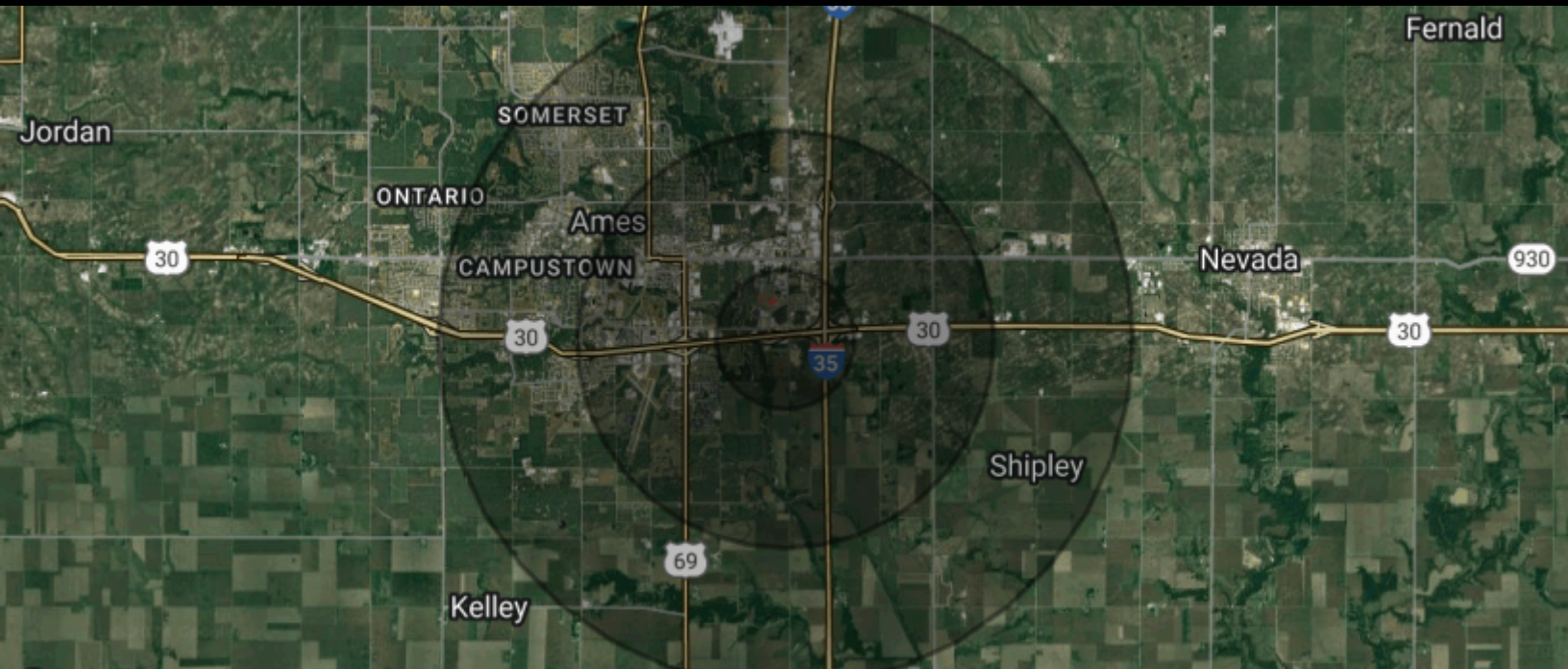
# CALIBER COMPANY

## CONCEPTUAL SITE PLANS





# CALIBER COMPANY



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	1,103	15,012	57,613
Average Age	26.1	31.7	30.5
Average Age (Male)	26.7	30.6	29.6
Average Age (Female)	26.4	33.1	31.3
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	524	7,156	23,295
# of Persons per HH	2.1	2.1	2.5
Average HH Income	\$51,572	\$62,138	\$63,331
Average House Value	\$124,166	\$135,778	\$154,446



CALIBER  
COMPANY

## LISTING AGENTS



DIRECTOR OF REALTY

JUSTIN WASHBURN

justin.washburn@calibercompany.com

515-238-4528



SALES AGENT

JULIANAH LOUTSCH

julianah.loutsch@calibercompany.com

515-249-9260

