



4500 SE ARMY POST RD

WEST DES MOINES, IA



South Branch Flex Warehouse 2 is located within South Branch Business Park at the intersection of I-35 and Highway 5 in West Des Moines. The location offers convenient interstate access with strong visibility and minimal traffic congestion, making it well suited for transportation, logistics, and distribution users. The building offers flexible warehouse space with multiple drive-in doors and dock-level loading, allowing for efficient operations and distribution.

AVAILABLE SPACE

- Available SF: 15,338 - 76,800
- Clear Height: 20'
- Dock Doors: 8
- Drive-In Doors: 6
- Column Spacing: 48 x 50
- 60' Speed Bay

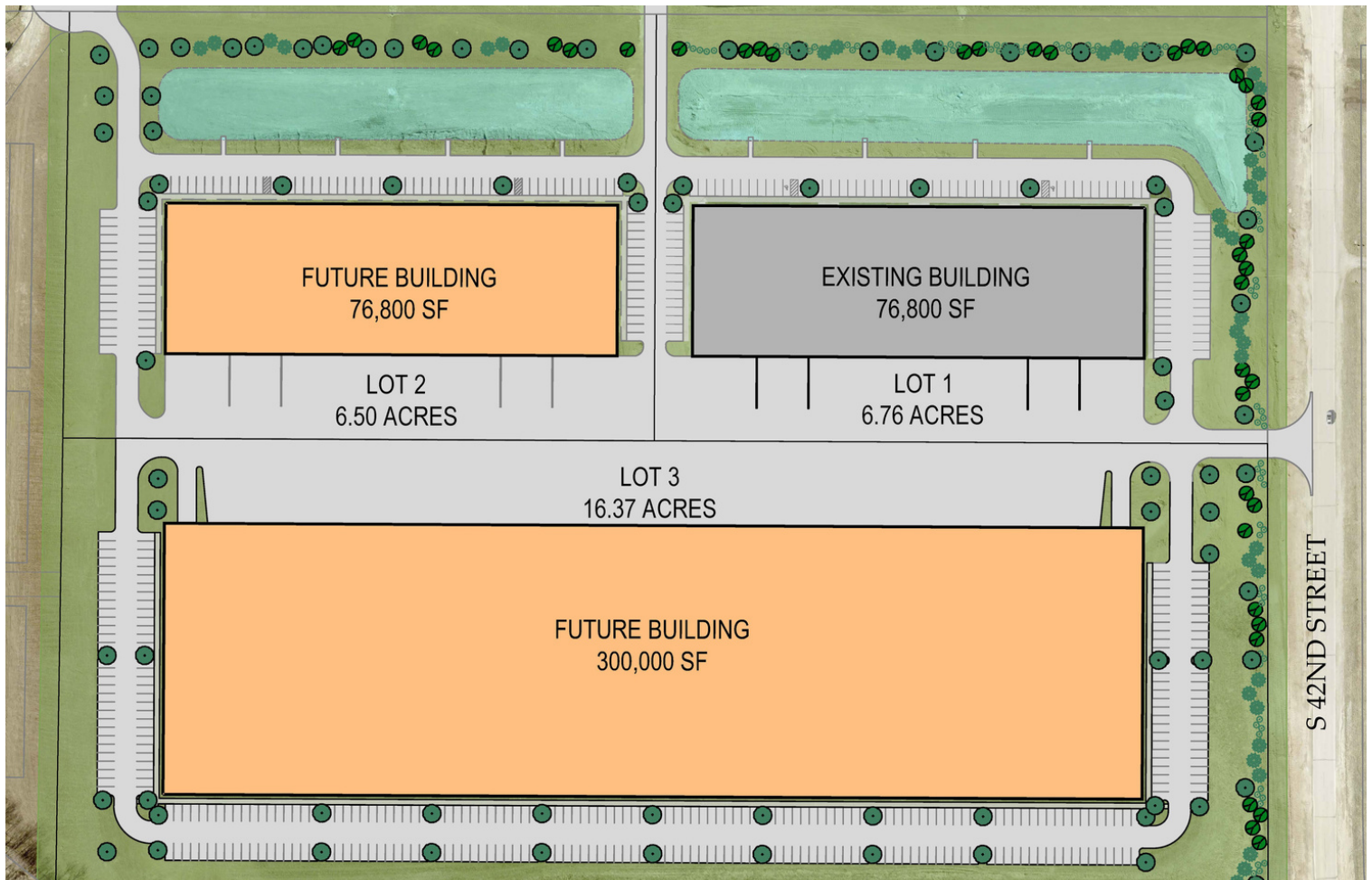
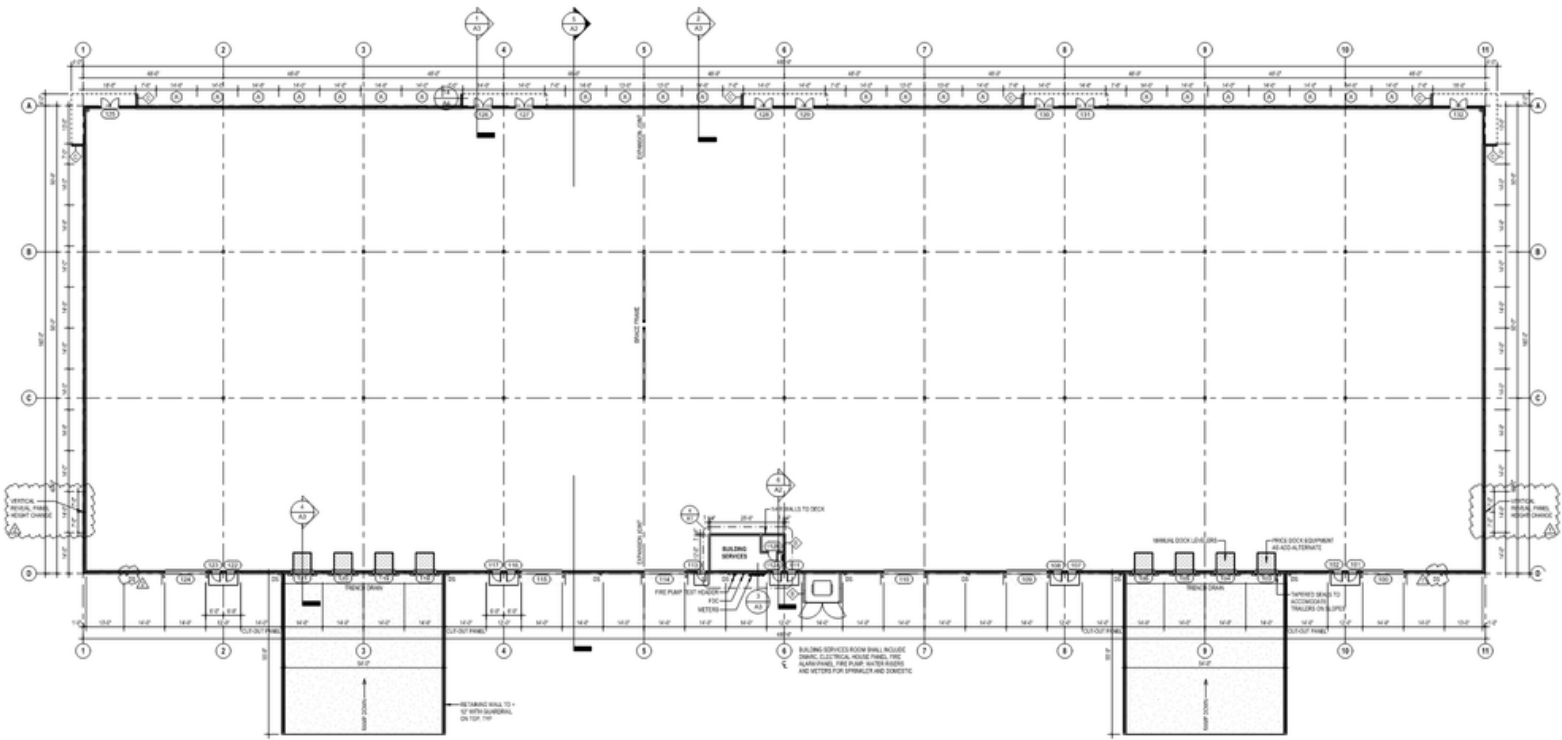
FEATURES

- Zoning: Business Park
- 2,000 Amp, 480V, 3-Phase Service
- ESFR Sprinkler System
- Easy Access to Hwy 5 and I-35
- 10 Minute Drive to the Airport

LEASE RATE

- Lease Rate: \$8.75 PSF

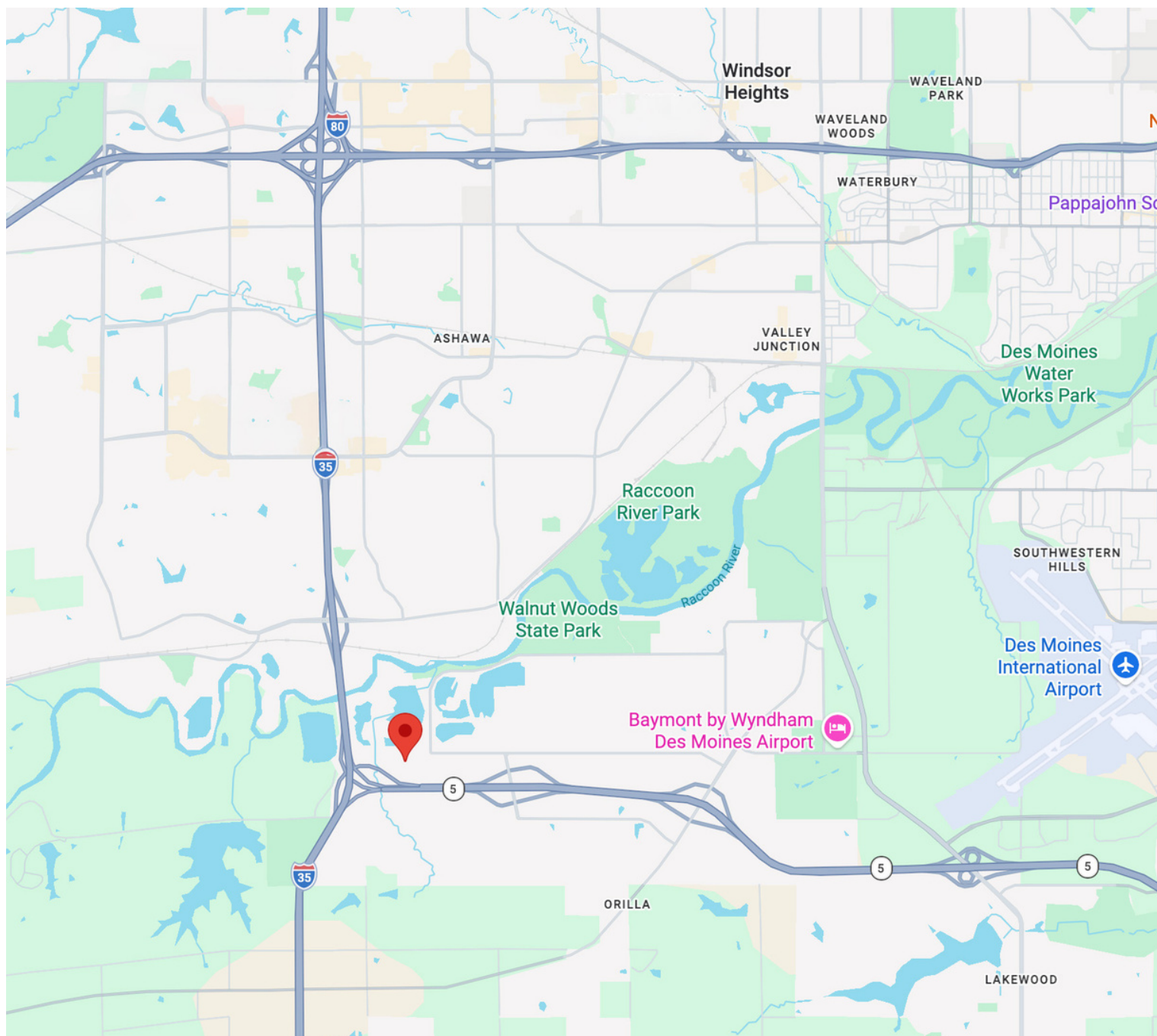
SITE PLANS



PROPERTY PHOTOS



PROPERTY MAP



RYAN WIEDERSTEIN

Broker/Owner

📞 515-966-5478

✉️ ryan@wbrealty.com

WB Realty Company is a licensed real estate broker in the state of Iowa