

For Sale

Mixed Use

5,130 SF



Hotel Stuart

203 Front Street Stuart, Iowa 50250

Property Highlights

- Complete Renovation in 2023
- 5 Apartment Units
- 2 Retail Units
- First Floor Retail of 2,330 SF
- Located Across From Historic Train Depot (Event Center)
- Commercial Tenants - Separately Metered For Gas, Electric, Water
- Apartment Tenants Pay Electric, Landlord Pays Water

Property Description

The historic Hotel Stuart has been lovingly renovated to offer guests the best of both worlds: modern amenities and luxurious accommodations in a charming historic setting. The Hotel Stuart has been a landmark in the community for over a century. The recent renovation has preserved much of the hotel's original character and charm, while adding modern amenities such as new HVAC, electrical, and plumbing systems, as well as beautifully appointed guest rooms and suites. The current configuration offers a variety of uses, with 2 first floor retail units and 5 apartment units of various sizes. Conveniently located off I80 just 30 minutes from West Des Moines.

OFFERING SUMMARY

Sale Price	Subject To Offer
Number of Units	7 Units
Building Size	5,130 SF

DEMOGRAPHICS

Stats	Population	Avg. HH Income
10 Miles	6,664	\$74,761
15 Miles	16,181	\$74,105
20 Miles	36,632	\$78,483

For more information

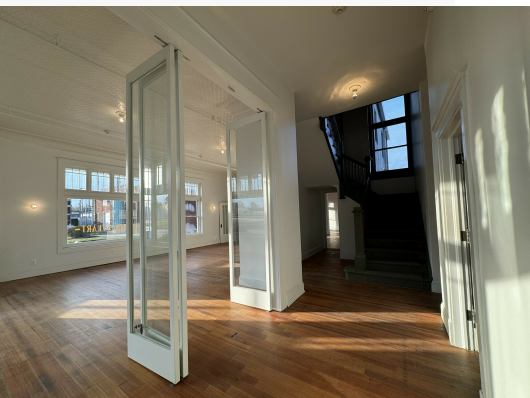
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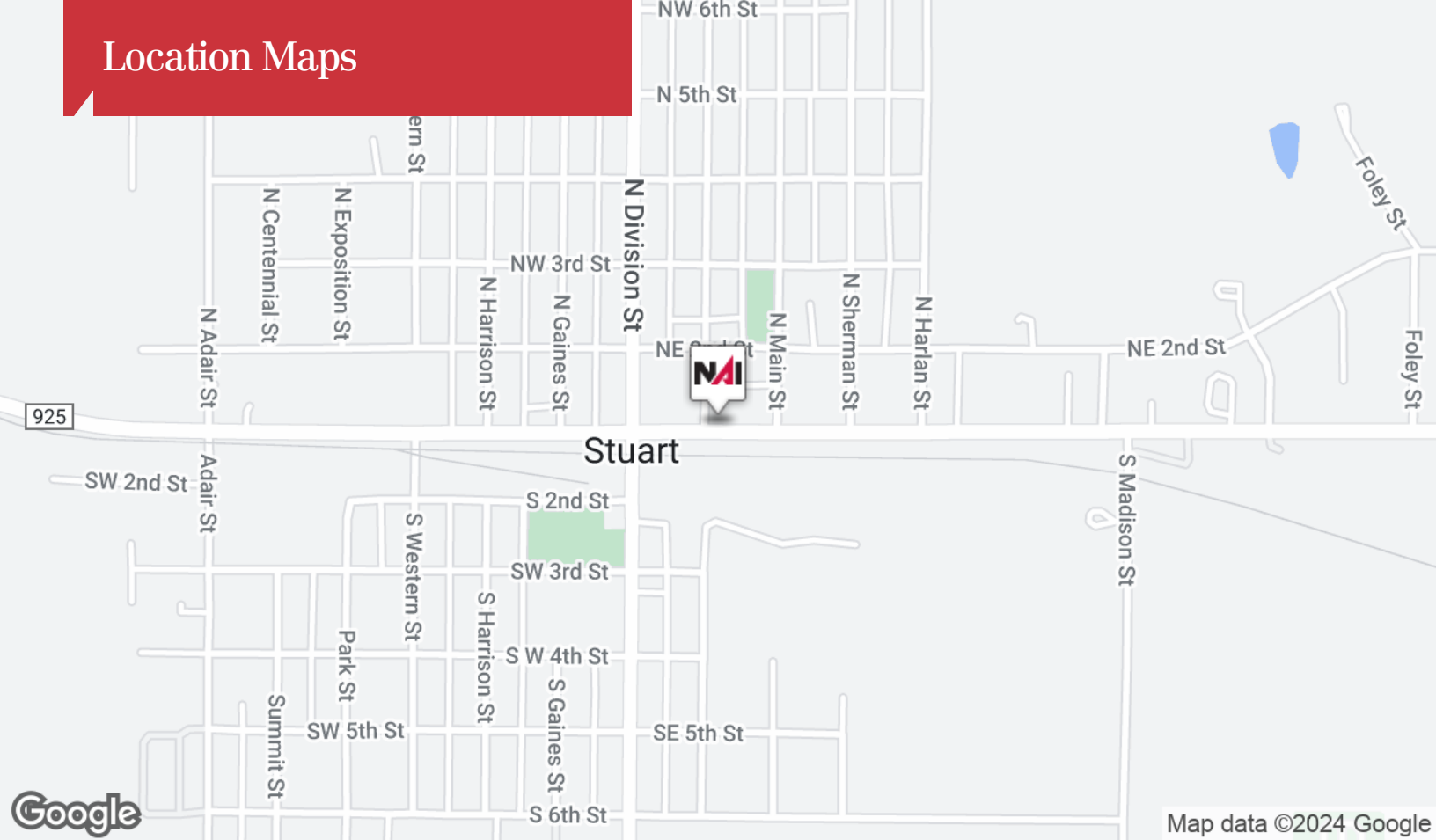
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Additional Photos



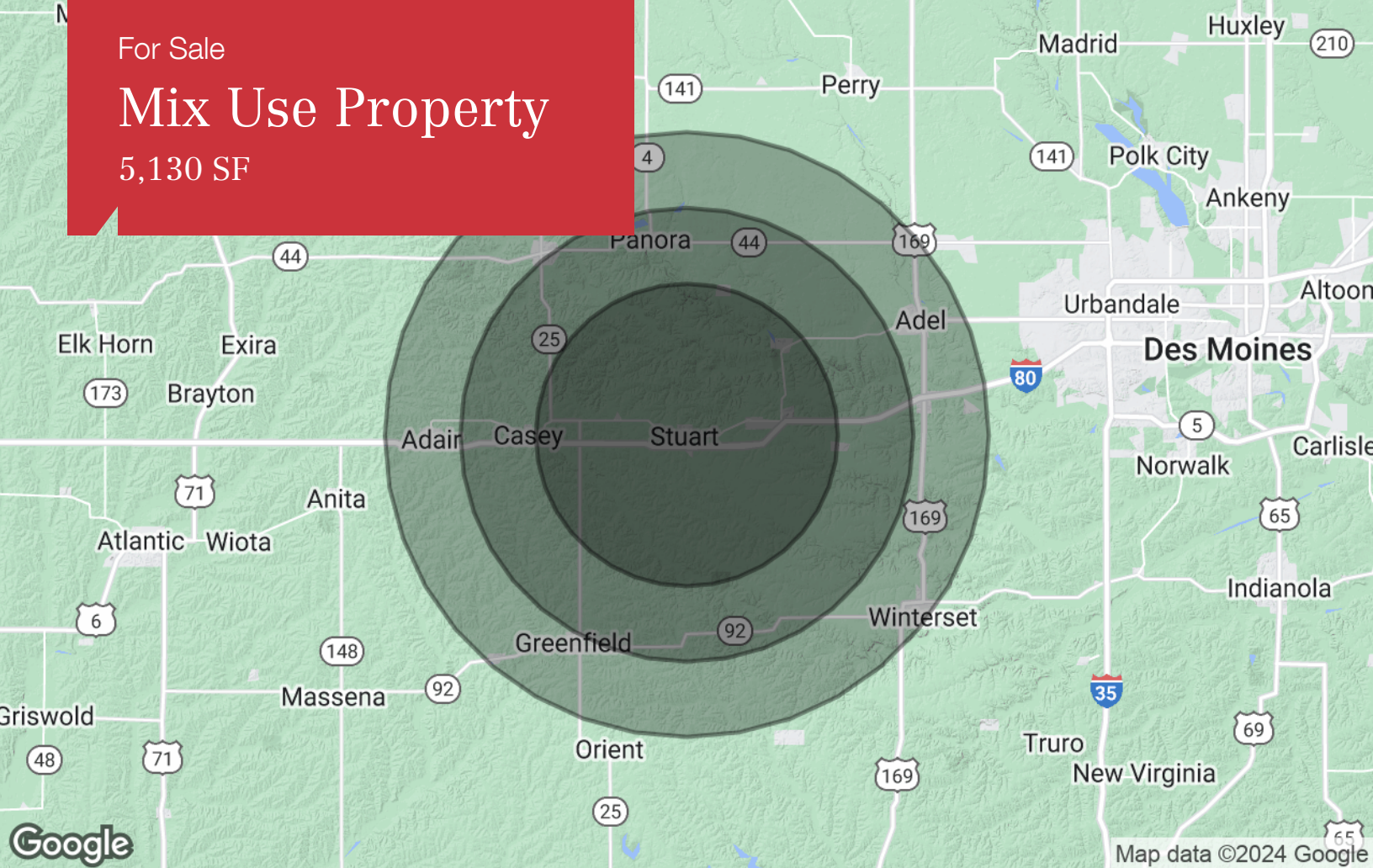
Location Maps



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Population

	10 Miles	15 Miles	20 Miles
TOTAL POPULATION	6,664	16,181	36,632
MEDIAN AGE	44.2	44.2	42.4
MEDIAN AGE (MALE)	42.1	41.9	40.2
MEDIAN AGE (FEMALE)	45.4	45.4	43.7

Households & Income

	10 Miles	15 Miles	20 Miles
TOTAL HOUSEHOLDS	3,131	7,739	17,199
# OF PERSONS PER HH	2.1	2.1	2.1
AVERAGE HH INCOME	\$74,761	\$74,105	\$78,483
AVERAGE HOUSE VALUE	\$185,075	\$183,749	\$191,354

Race

	10 Miles	15 Miles	20 Miles
% WHITE	98.8%	98.7%	98.2%
% BLACK	0.1%	0.3%	0.5%
% ASIAN	0.6%	0.6%	0.7%
% HAWAIIAN	0.0%	0.0%	0.0%
% INDIAN	0.1%	0.1%	0.3%
% OTHER	0.4%	0.3%	0.3%

Ethnicity

	10 Miles	15 Miles	20 Miles
% HISPANIC	2.0%	1.9%	2.1%

* Demographic data derived from 2020 ACS - US Census