

# *Retail Opportunity for Lease*



**2530 Monroe Street**  
**Madison, WI 53711**

**Unit Size:** 815 rentable sq. ft.  
**Asking Rate:** \$24 per sq. ft. + NNN (\$7.12 psf)

815 sq. ft. of retail space for lease on the trafficked (both foot vehicle traffic) Monroe St. right next to Colectivo Coffee! And also amongst many other strong locally owned retailers and restaurants. Suite was recently used as an arts and crafts workshop, and is now ready for another business to occupy. Here is your chance to get your business into the Monroe St. market, and in an area that is full of synergy. Layout includes a front open retail area restroom. Did we say that this unit is right next to Colectivo?

**For More Information, Please Contact:**

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