



FORMER ACCESS MOBILITY AND UNIQUE EDGE BUILDING

226-232 Hood ST, La Crosse, WI 54601

LEASE



OFFERING SUMMARY

Available SF:	1,724 - 4,000 SF
Lease Rate:	\$1,500.00 - 2,500.00 per month (MG, NNN)
Lot Size:	0.469 Acres
Year Built:	1980
Building Size:	5,724 SF
Zoning:	Industrial/ Commercial
Market:	Industrial park

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PROPERTY OVERVIEW

Industrial park location! 2 buildings for lease, 4000 sf garage, shop with small office and bathroom with 4 truck doors, an 8', 2-10' and 1-12" door, heat, and 16' ceilings. lease \$2500 NNN a month. office space is 1574 Sf with restroom, several offices and cubicles. lease \$1500 modified gross. Plenty of parking. 2 post signs and located at the entrance to the industrial park known as muddy flats.

PROPERTY HIGHLIGHTS

- 4000 SF Garage
- 1724 SF Office
- 2 Buildings
- Industrial park
- Easy highway access

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	2,487	19,279	33,336
Total Population	6,053	48,732	80,761



COLDWELL
BANKER
COMMERCIAL

RIVER VALLEY



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LOCATION OVERVIEW

Jackson st to Hood st corner of Hood and Miller

SITE DESCRIPTION

industrial park Muddy Flat's

ZONING

Industrial/ Commercial



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