

# MAIN ST. FRONTAGE FOR LEASE

101 E MAIN STREET SUITE 3, WAUNAKEE, WI 53597



## OFFERING SUMMARY

Lease Rate:	\$18.00 SF/yr (MG)
Building Size:	1,440 SF
Available SF:	1,440 SF
Number of Units:	1
Zoning:	Comm
Market:	Madison
Submarket:	Waunakee
Traffic Count:	22,000

## PROPERTY OVERVIEW

Office suite on Main Street with frontage in the heart of Waunakee. 1440 sq ft, reception area including built in reception desk being left, large office, conference room, and common workspace. Handicap accessible and built in reception desk. Modified gross lease with off street parking.

## PROPERTY HIGHLIGHTS



RE/MAX PREFERRED COMMERCIAL

Each office independently owned and operated

**PATRICIA SCHWARTZ**

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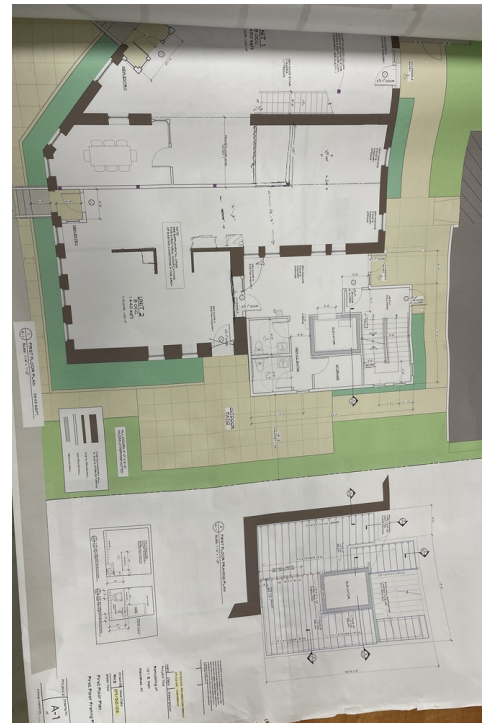
FOR LEASE

OFFICE BUILDING

ADDITIONAL PHOTOS

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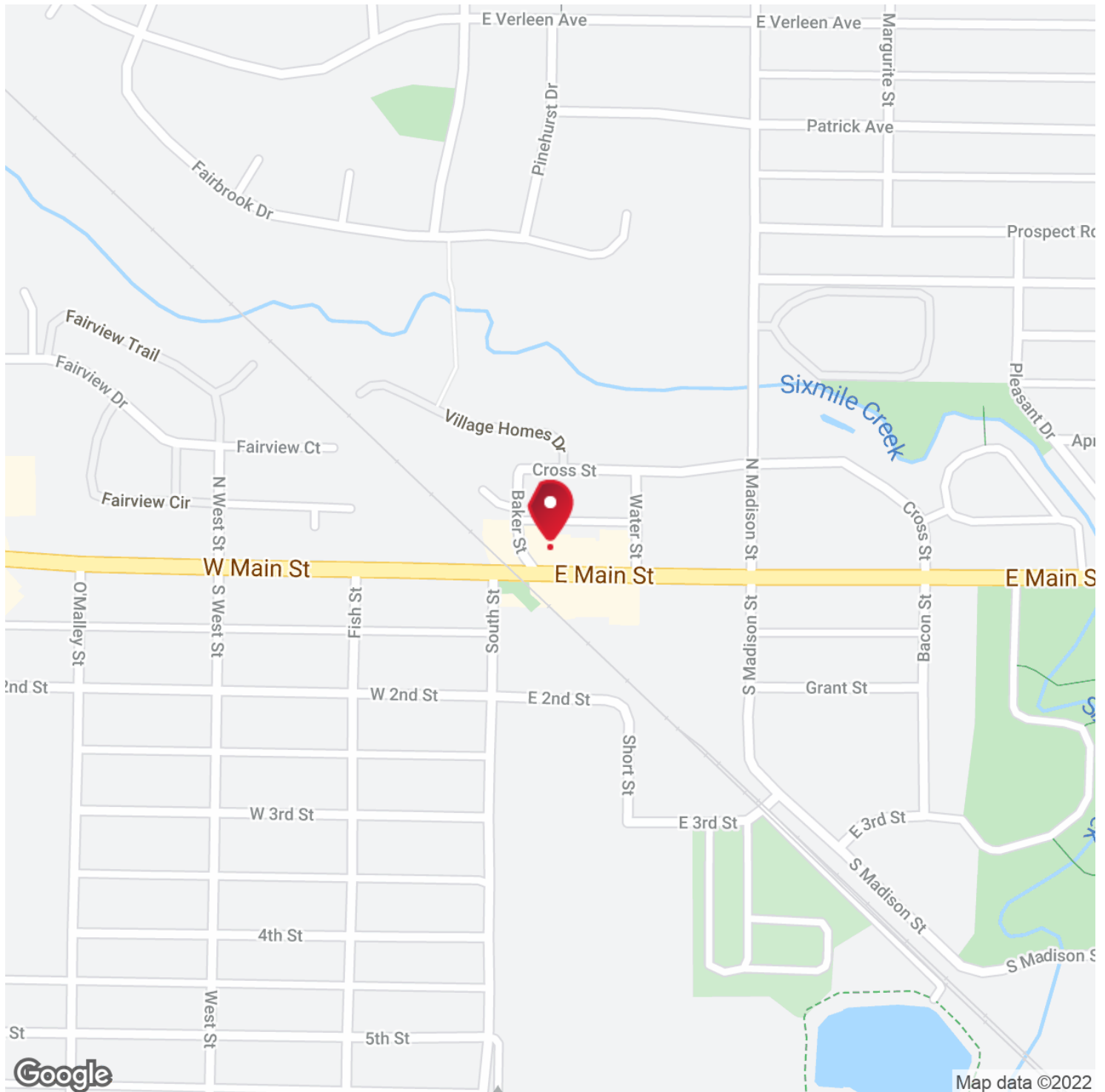
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LOCATION MAP

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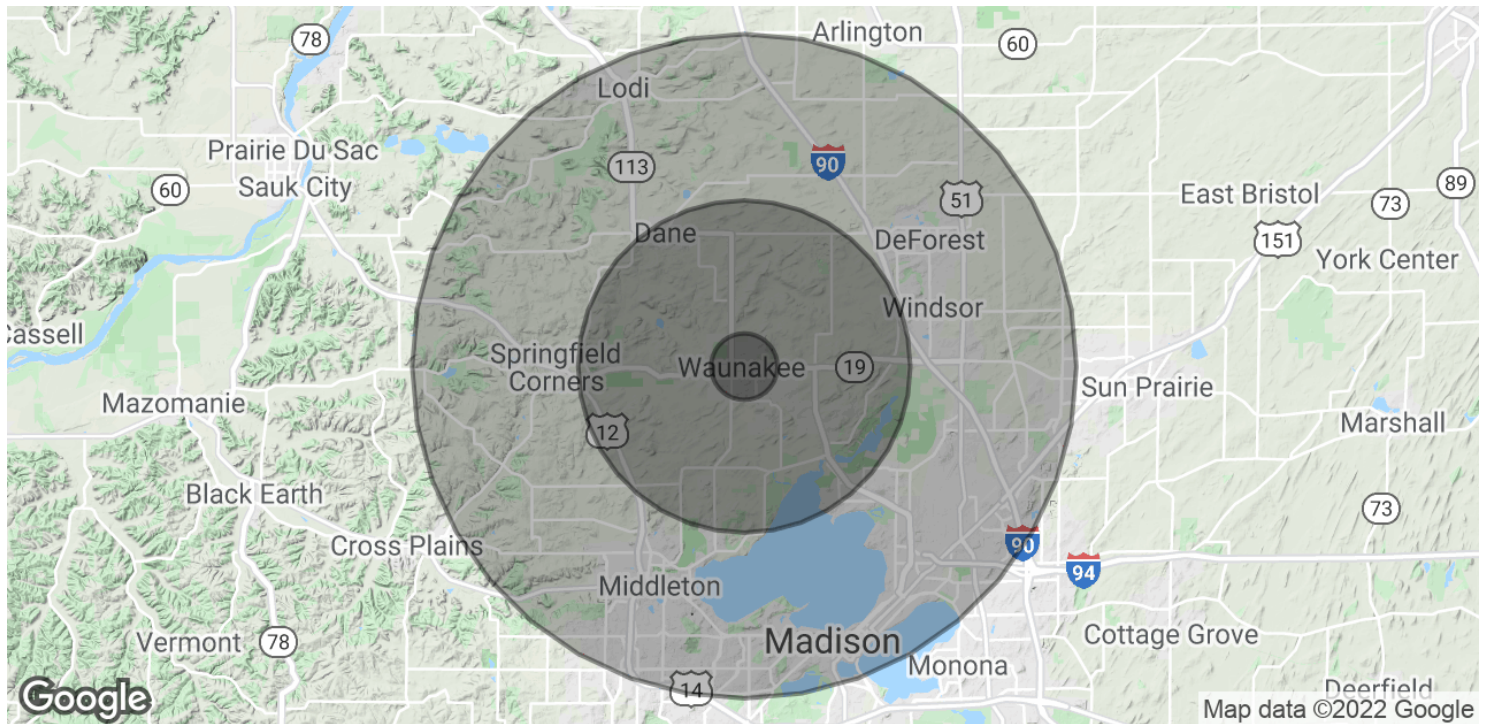
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## POPULATION

### 1 MILE

### 5 MILES

### 10 MILES

Total Population	2,865	26,572	230,618
Average age	37.7	40.2	35.1
Average age (Male)	39.1	41.2	34.3
Average age (Female)	36.6	39.6	35.9

## HOUSEHOLDS & INCOME

### 1 MILE

### 5 MILES

### 10 MILES

Total households	1,150	10,502	97,079
# of persons per HH	2.5	2.5	2.4
Average HH income	\$82,965	\$95,296	\$76,013
Average house value	\$295,585	\$314,513	\$315,965

\* Demographic data derived from 2010 US Census



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