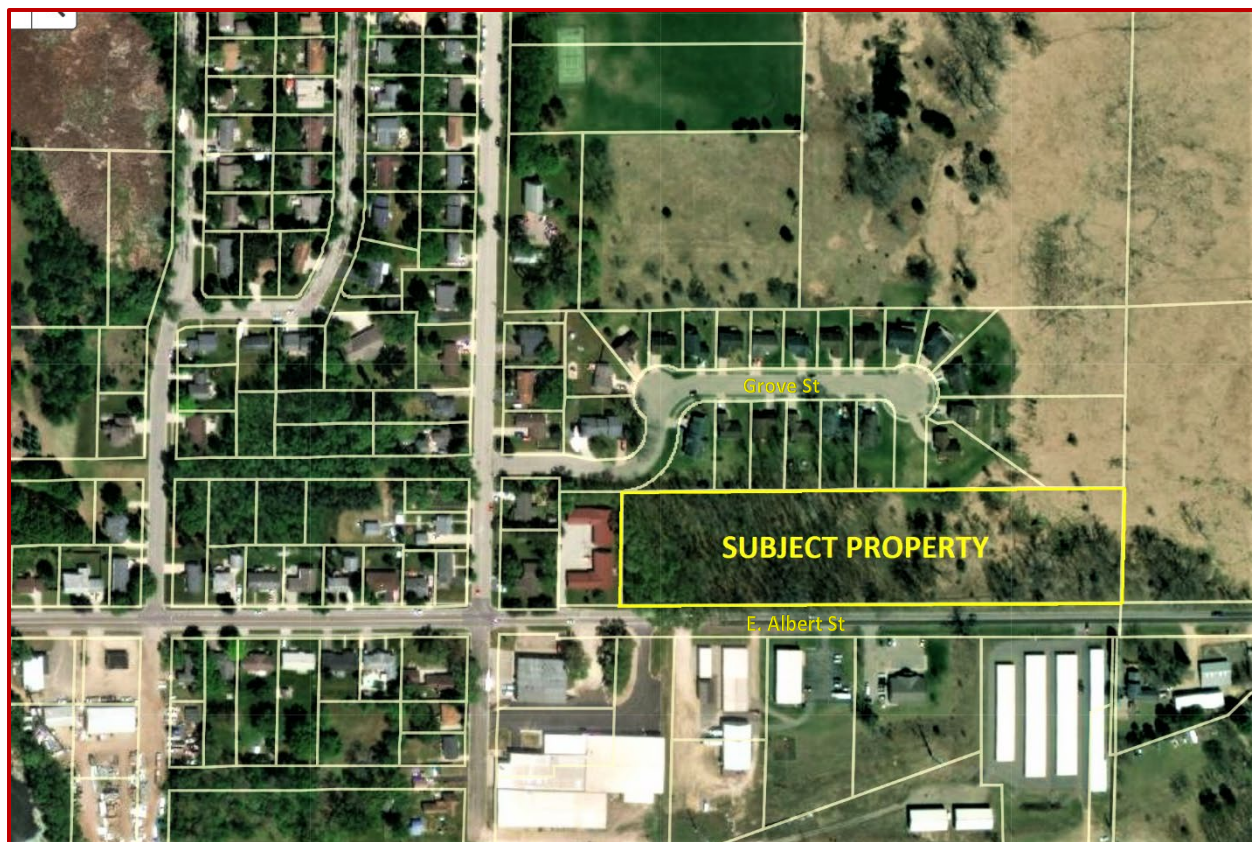


Land For Sale | Owner May Participate Portage, WI Desperately Needs Housing



❖ **5.6 ACRES @ \$600,000**

❖ UTILITIES / LOCATION

- Water & Sewer / Albert St
- Storm / Albert or Grove St
- Gas & Electric / Albert St

❖ ZONING

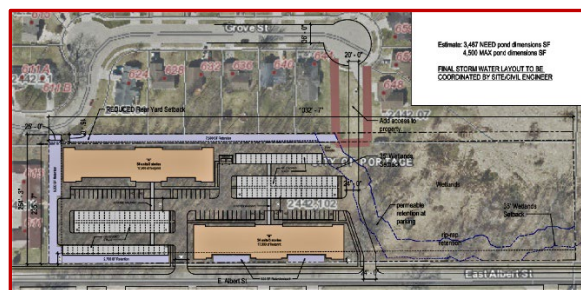
- Current: B-4 General Business
- Future: R-5 Multi-Family
- City is Ready to Help

❖ MULTI FAMILY AVAILABILITY

- Vacancy Rate: < 1%
- Vacant Units: < 9
- Effective Rent / Unit: \$1,011 +

Broker: Tom Sanford

Call / Text: 608.347.8299



108 UNIT CONCEPTUAL SITE PLAN

“Portage is a huge job creator.”

“People from outside the city of Portage and even outside Columbia County commute to Portage to work.”

Steve Sobiek
Director of Business Development & Planning

Email: Tom@SanfordEnterprises.com

The above information has been obtained from sources that Broker has deemed to be reliable and is believed to be accurate in all material respects, but no representation or warranty, expressed or implied, as to its accuracy or completeness is made by any party.