

MADISON LOGISTICS PARK CLASS A INDUSTRIAL - BUILDINGS FOR LEASE



Madison Logistics Park
4410 Daentl Road
DeForest, WI 53532

OWNED AND DEVELOPED BY LIKEWISE PARTNERS



PROPERTY SUMMARY

Madison Logistics Park
4410 Daentl Road | DeForest, WI 53532



Property Summary

Access:	Interstate 39/90/94 & US Hwy 51
Available SF:	625,000
Building Class:	A
Building Name:	Interstate Logistics Park
Building SF:	151,000 Proposed
Construction Type:	Precast Concrete
Lot Size:	53.0 Acres
Occupancy:	Construction Start July 2023
Zoning:	M1

Property Overview

Multi Phase Class A Industrial Development with a variety of building sizes that can accommodate up to 625,000sf

Location Overview

Madison was voted #1 by Livability as the best place to live excelling in high rate of employment, a resilient economy, and excel(lence) in nearly every other category. This well located logistics hub has premier Interstate 39/90/94 visibility with ease of access to the park via Daentl Rd and lighted intersection at Hwy 51 & CTY CV. Located just 5 miles north of Dane County Regional Airport and 10 miles to Downtown Madison. This site is well positioned for both local and regional distribution.

PROPERTY DESCRIPTION

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Property Highlights

- Construction to Start in July 2023
- Steel Frame with 50' x 54' columns
- Precast Concrete Walls
- Architectural metal and extensive glass
- Divisible to 21,600 SF
- 32' Clear Height
- ESFR Sprinkler System
- 7" concrete floor
- Gas-fired heat
- 9' x 10' Docks with Levelers with knock-outs for additional docs / 1 per 10,000sf
- 4 - 12'x14' Doors
- 3,000 Amps / 480 Volts Electrical
- High Bay LED Lighting
- 156+ parking stalls
- Large truck court
- Potential for additional trailer parking
- Build-to-Suit office
- Site can accommodate additional buildings of up to 625,000 Sq. Ft.

SITE PLAN - CONCEPT 1

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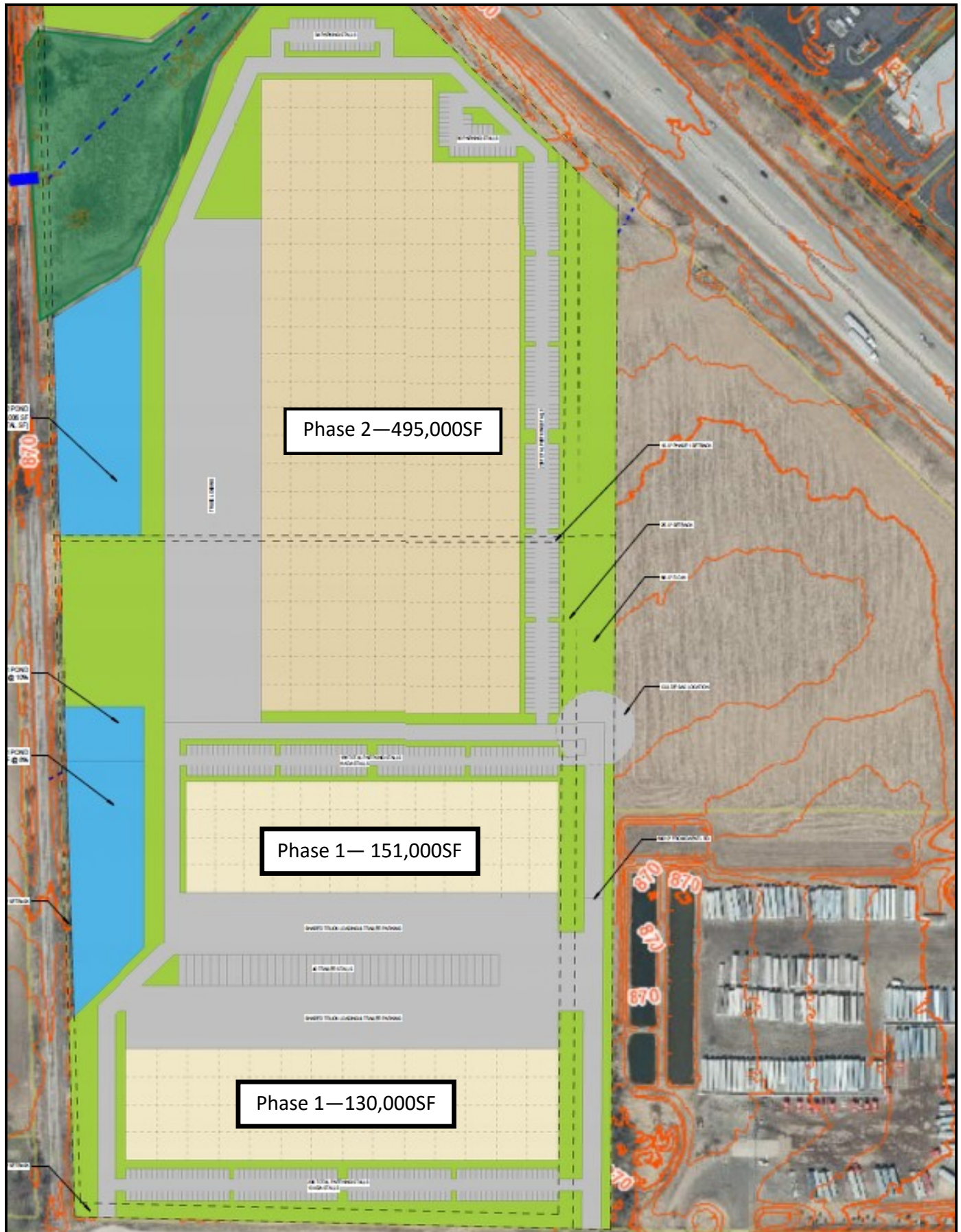
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 **Oakbrook**
Integrated Real Estate Services

SITE PLAN - CONCEPT 2

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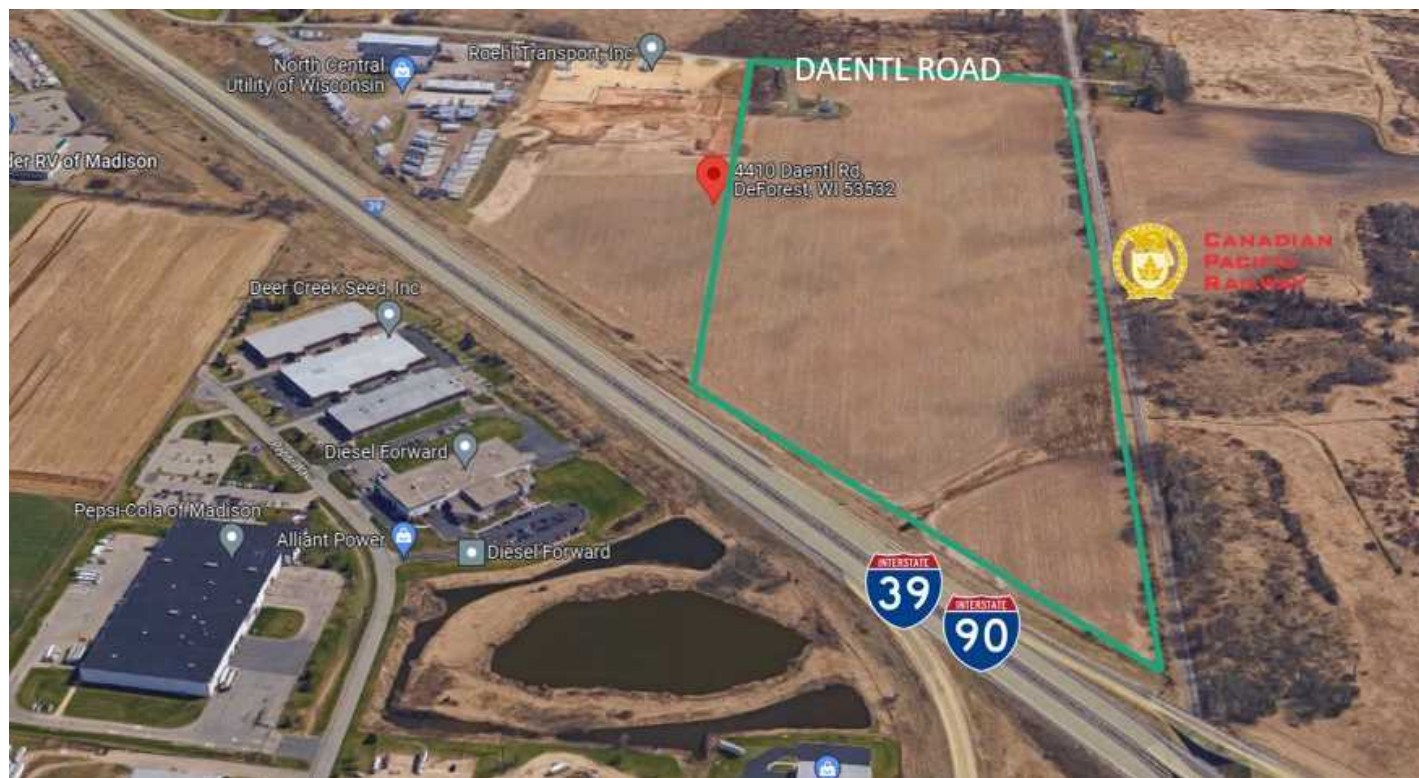
DRIVE TIME - MAP

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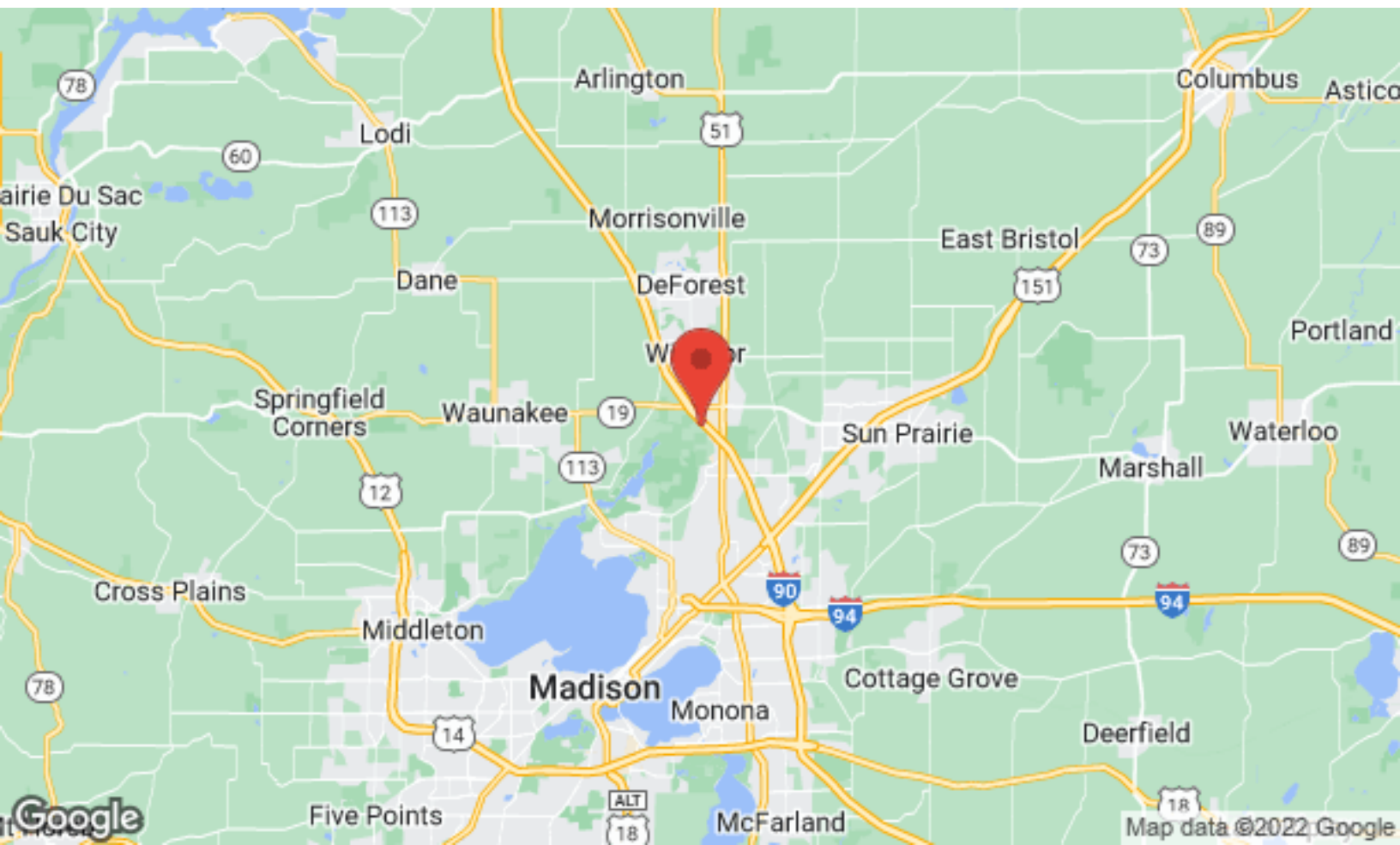
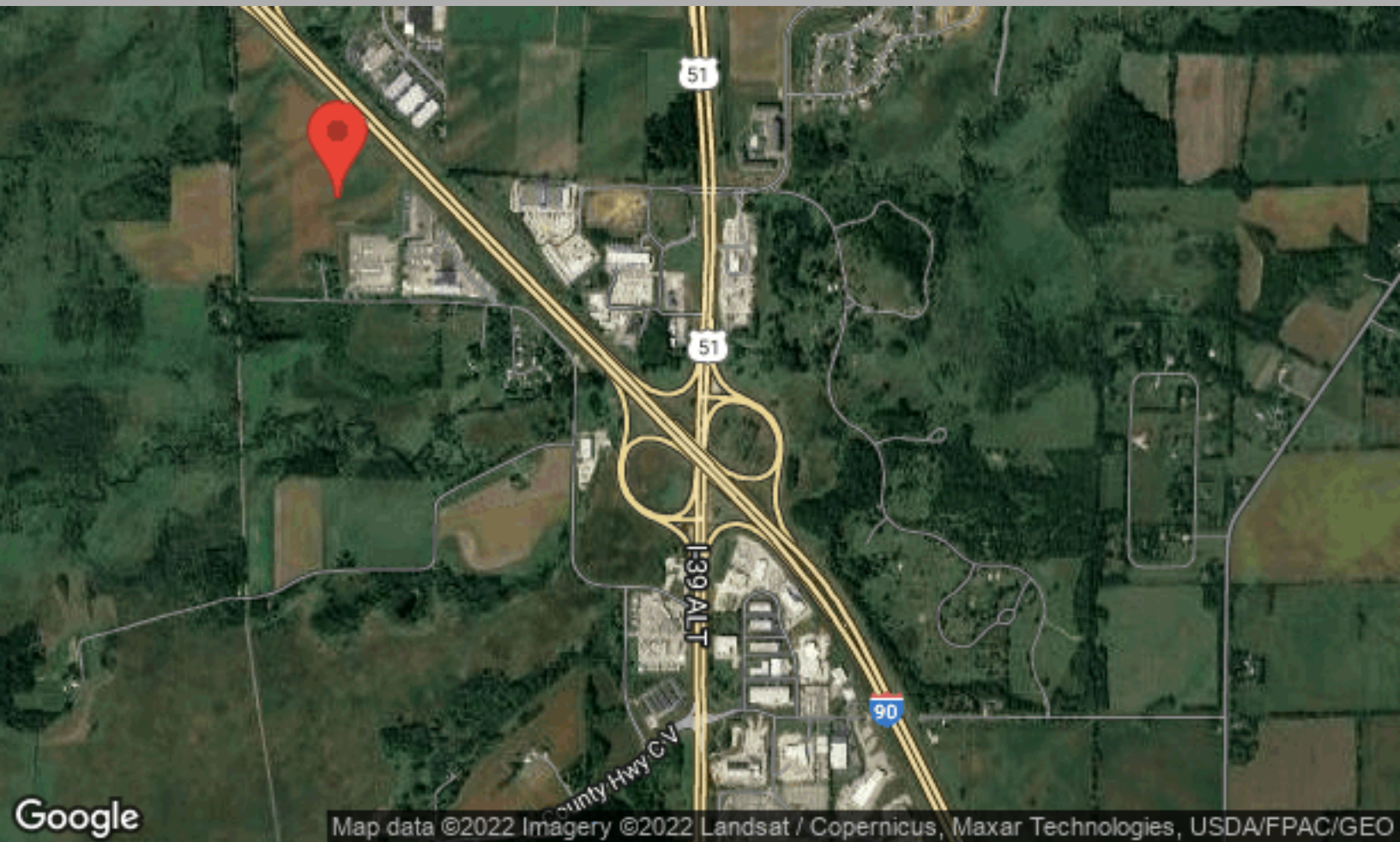
Drive Time to Key Areas with nearly 75,000(East/West) VPD I39/90

- US HWY 51 - 1 Mile
- Interstate I39/90/94 - 2 Miles
- Dane County Regional Airport - 6 Miles
- Downtown Madison - 10 Miles
- Sun Prairie - 11 Miles
- US HWY 12/18 - 13 Miles
- Middleton - 15 Miles
- Janesville - 44 Miles
- Milwaukee - 79 Miles
- Appleton - 104 Miles
- Chicago O'Hare - 137 Miles
- Minneapolis - 262 Miles

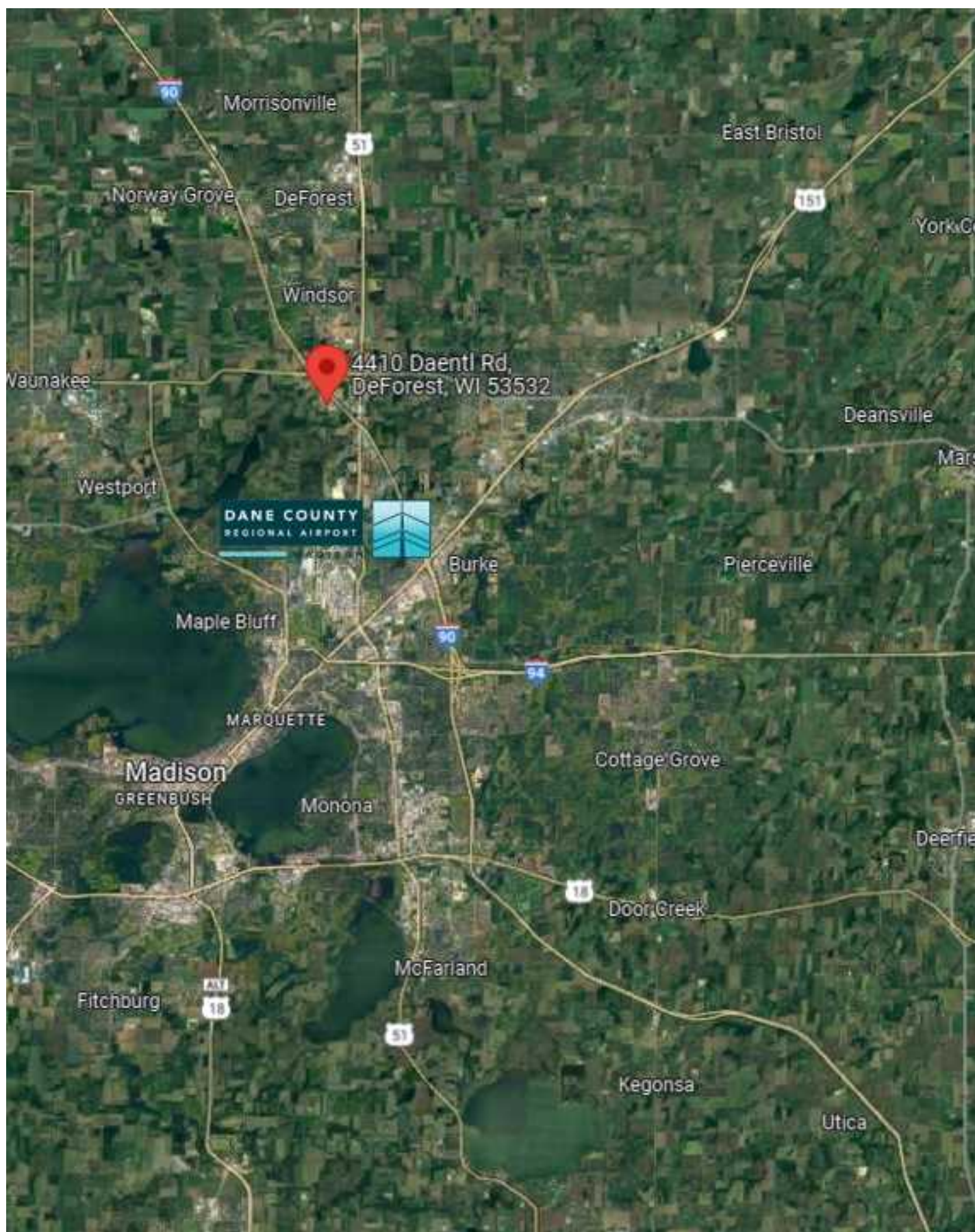


LOCATION MAPS

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DISCLAIMER

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