

FOR LEASE
New Construction

**Flex Industrial -
Contractor Shops**

3330 MARSH ROAD
MADISON, WI 53718

1,800 - 10,800 SF
Price: \$2,500 per month
per 1,800 SF
Plus Utilities & Phone/Data



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PROPERTY SUMMARY

3330 MARSH ROAD



Property Summary

Lease Rate:	\$2,500 per month p/1,800sf
Lease Term:	1 year
Available SF:	1,800 - 10,800
Clear Height:	18'
Overhead Doors:	12' X 14'
Zoning:	Industrial Limited

Property Overview

Newly constructed flex storage and workspace on Madison's far-east side. Each 1,800 SF heated shop has a floor drain, air-conditioned 10' X 12' office, 1 single stall ADA restroom, 12' X 14' OH door, 18' clear height, 3-phase electrical service, 2 designated parking stalls and a sprinkler system. Suite options range from 1,800 SF to 5,400 SF. Tenant is responsible for separately metered utilities, and phone/data. Starting at 1,800 sf/\$2500 per month.

Location Overview

Located on Madison's East side industrial park with ease of access to UW HWY 51 and US HWY 12/18.

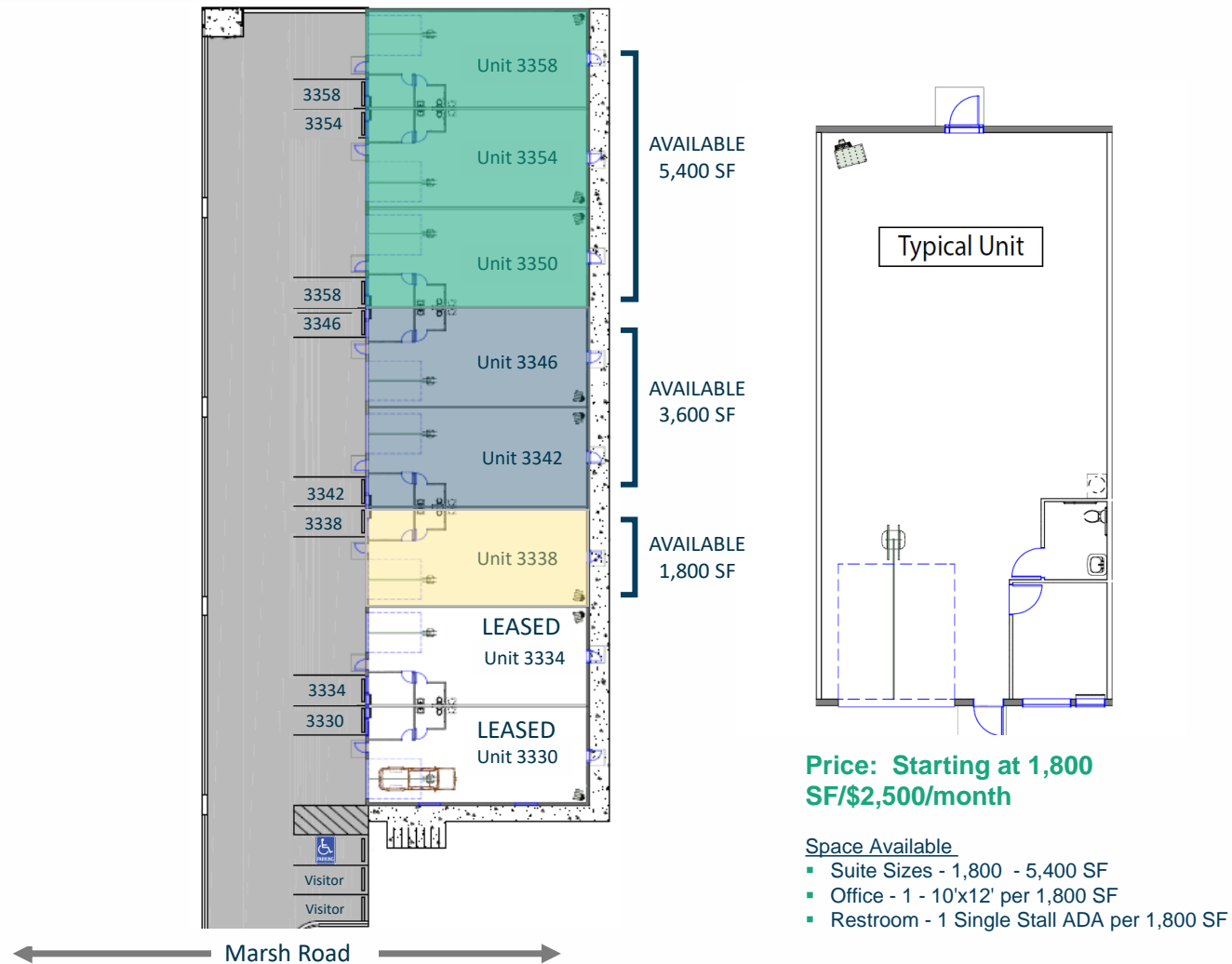
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FLOOR PLAN

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PROPERTY PHOTOS

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RENDERINGS

3330 MARSH ROAD



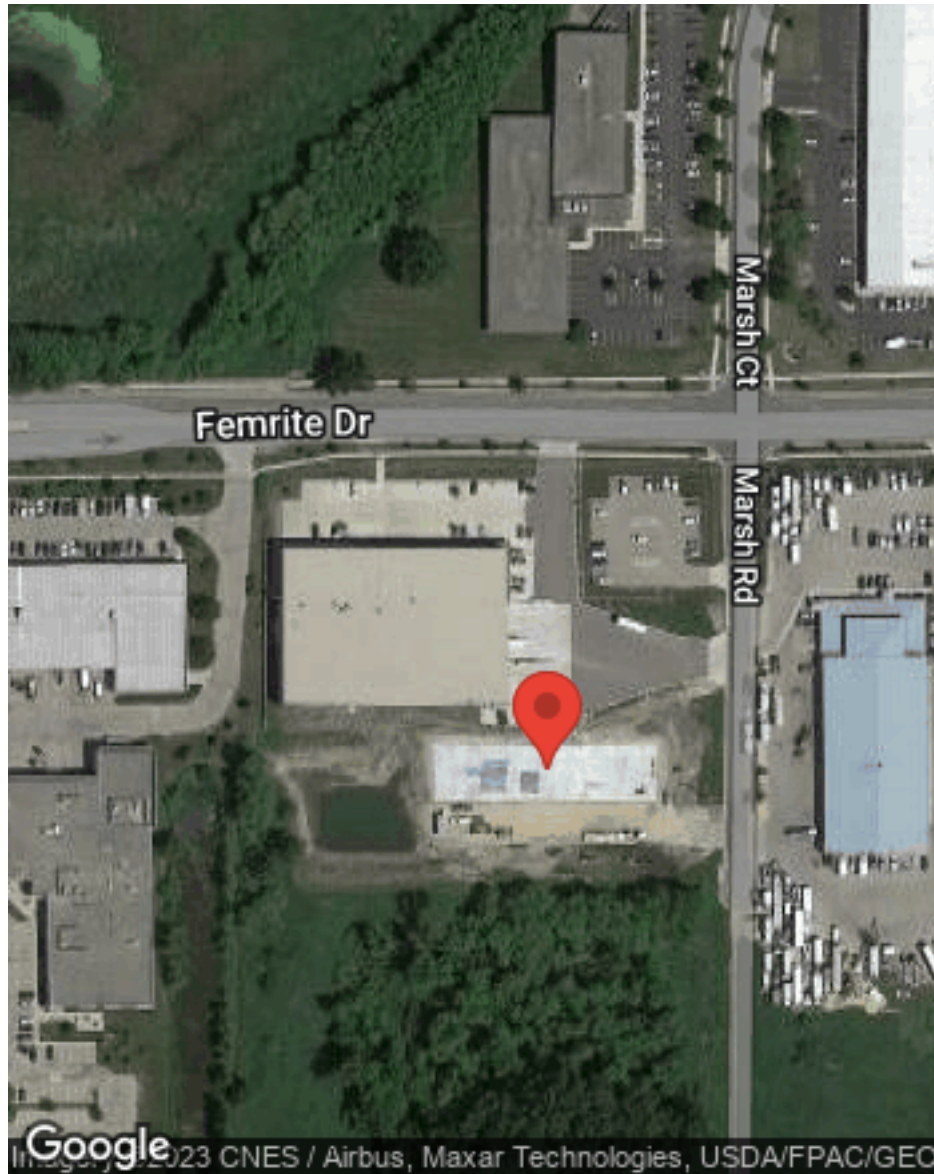
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LOCATION MAPS

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REGIONAL MAP

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