

FOR LEASE

3801 Regent Street

MADISON, WI 53705

**Price: \$13 - \$16 psf/gross
Economical Office Space
on Madison's Near
Westside**



CHRIS CAULUM, CCIM, SIOR
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PROPERTY SUMMARY

3801 REGENT STREET

Property Summary

Building SF:	15,800
Lease Rate:	\$13 - \$16
Lease Term:	Negotiable
Space 2:	900 SF
Space 3:	1,250 - 4,900 SF
Parking:	47 onsite with 2 electric vehicle chargers

Property Overview

Economical office space on the near west side of Madison with 3 suites to choose from. All operating expenses are included except in-suite janitorial.

Space 2: 900 SF 2 private offices and open workspace - Available Now

Space 3: 1,250 - 4,900 SF (entire 2nd floor) 7 private offices, 1 conference room, kitchen, copy/print room, IT Room, reception, and room for 22 workstations. Available with a 3-month Notice.

Location Overview

Situated in a residential area on the near west side. Near Hoyt Park, University Hospitals & Clinics, the Glen Golf Park, West High School, and the Village Bar.

PROPERTY PHOTOS

3801 REGENT STREET



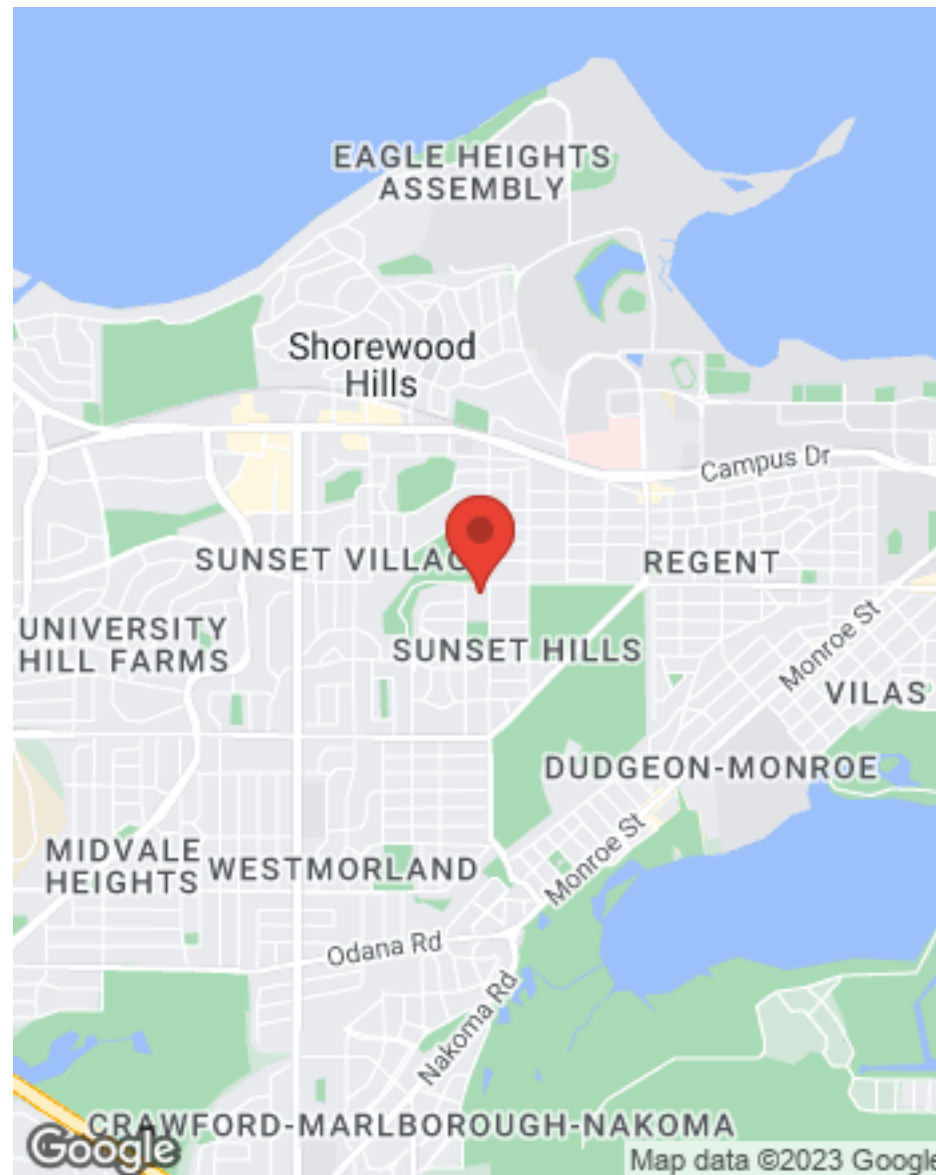
OAKBROOK CORPORATION
2 Science Court, Suite 200
Madison, WI 53711

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LOCATION MAPS

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REGIONAL MAP

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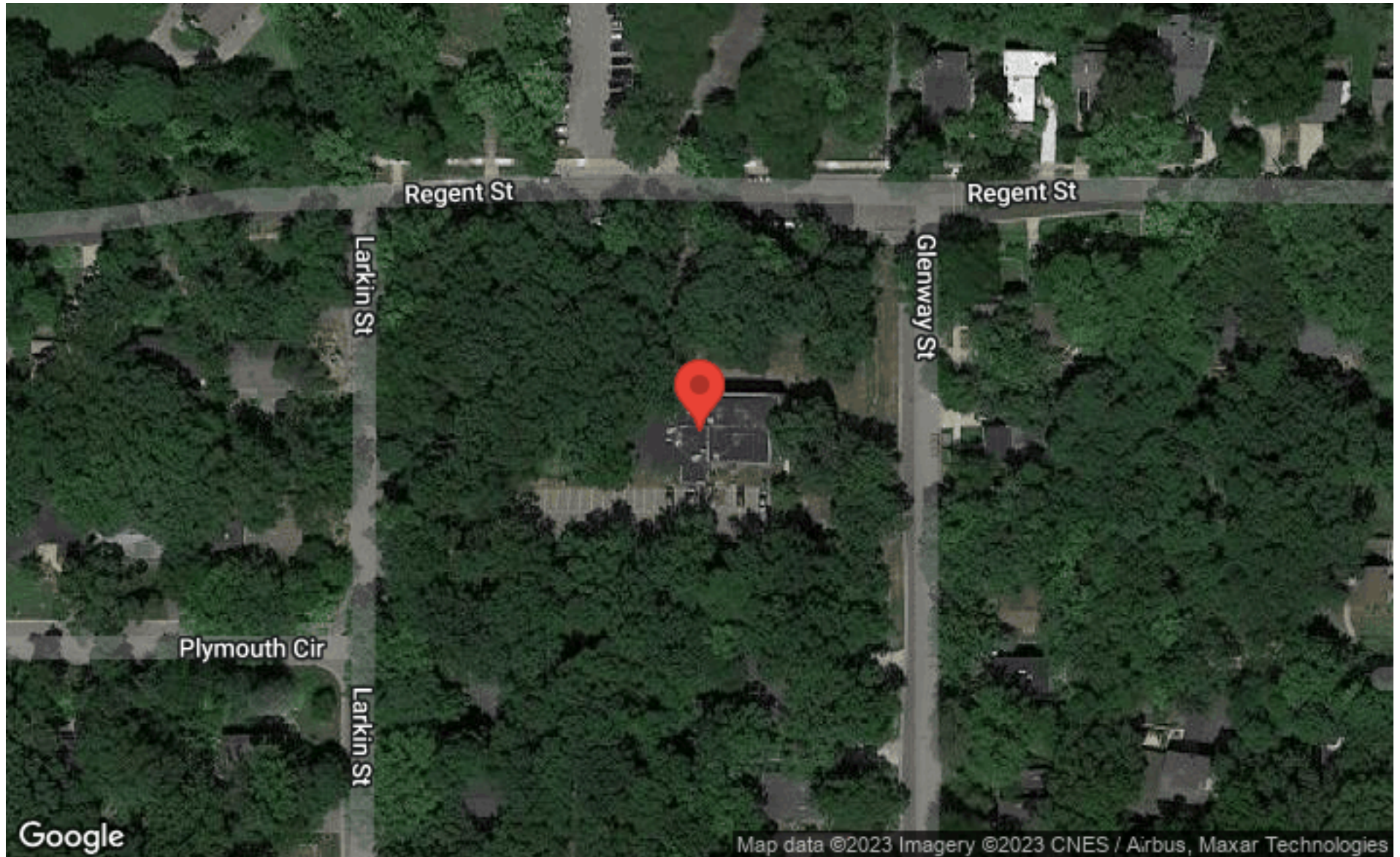


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AERIAL MAP

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