



CUSHMAN &
WAKEFIELD

BOERKE



CHURCHILL BUILDING

**9 NORTH
CARROLL
STREET**

Madison, Wisconsin

JIM CAVANAUGH

Principal

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BOERKE



HOVDE PROPERTIES

HIGHLIGHTS

CAPITOL VIEWS

Breathtaking views of both the Lake and the Capitol

AMENITIES

Offering access to shared Hovde Amenities including fitness center, showers with lockers, and secure bike parking.

HISTORICAL BUILDING

Madison's first skyscraper built in 1915

CONVENIENCE

Located on the square with many shops and restaurants nearby.

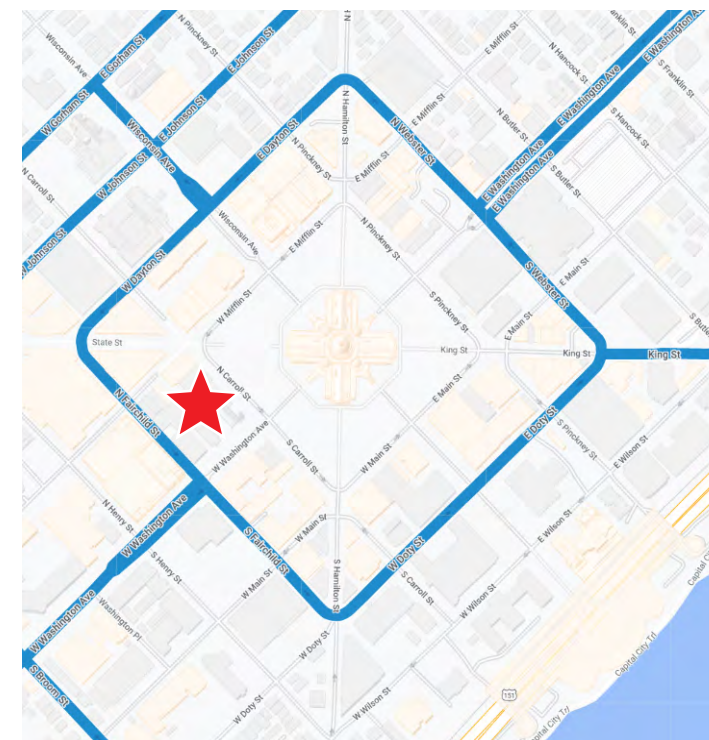
PARKING

Covered and surface parking available

ABOUT THE BUILDING

Situated on Capitol Square in Downtown Madison, this iconic office building spans 49,250 square feet. Constructed in 1915, it stands as Madison's inaugural skyscraper crafted in the Beaux-Arts architectural style. Renovated to accommodate contemporary needs, it now features modern amenities including men's and women's showers, secure indoor bike storage, and breathtaking views of the lake and the Capitol building. Boasting a prime location along the square, The Churchill Building offers both convenience and prestige, providing an exceptional space for your company to thrive.

LEASE RATE: **\$23.00/RSF MG**
+ELECTRIC (\$1.50/SF)



PRIME DOWNTOWN MADISON LOCATION

- #1

Unparalleled access to a thriving business community
- #2

Renowned Dining establishments within a few block radius
- #3

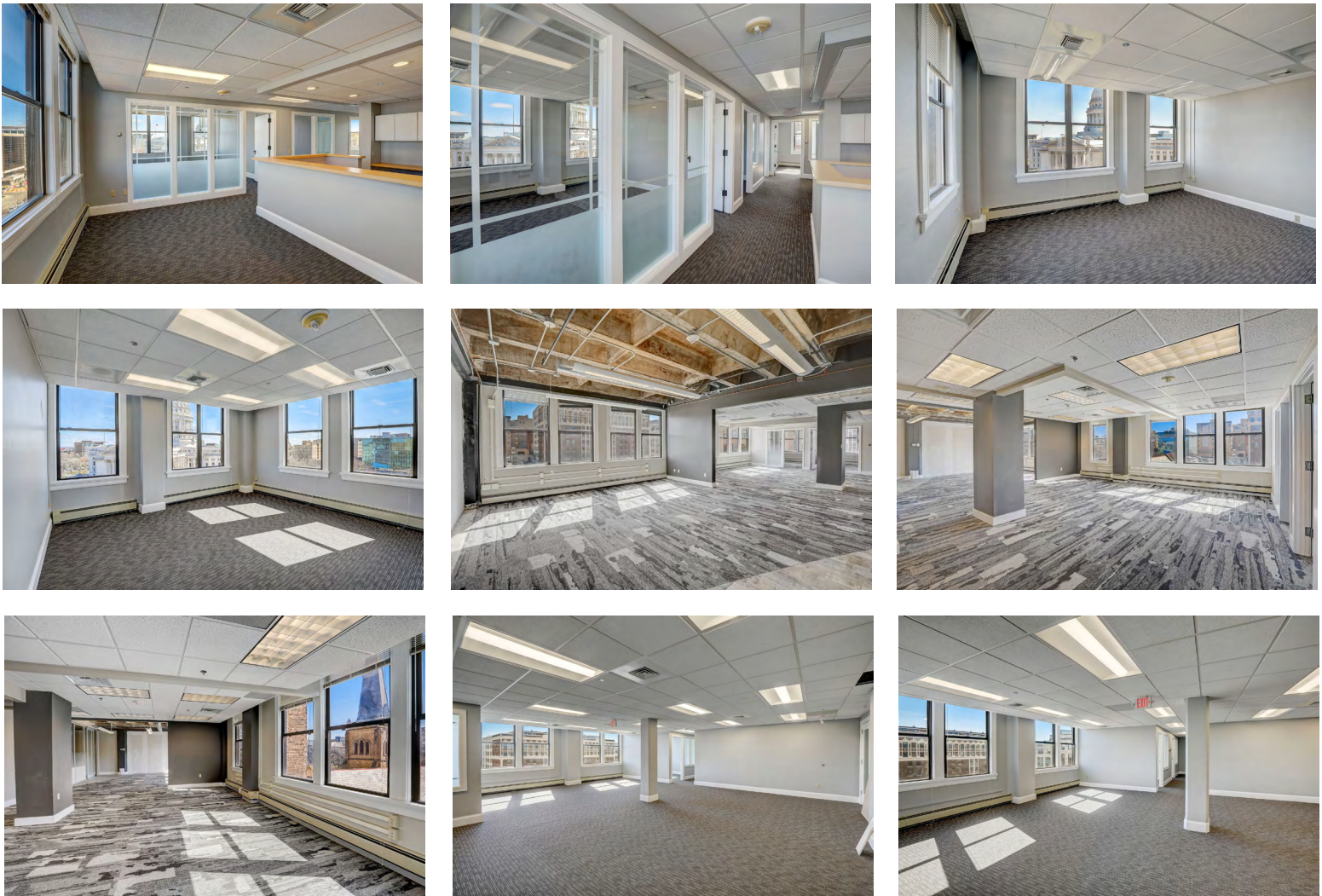
Vibrant Energy with many cultural establishments nearby
- #4

Excellent Walkability with a walk score of 97

AVAILABILITIES

SUITE 200	1,524 RSF	SUITE 710	865 RSF
SUITE 350	2,268 RSF	SUITE 850	1,493 RSF
SUITE 450	2,587 RSF	SUITE 900	3,155 RSF
SUITE 640	1,859 RSF	SUITE 950	900 RSF

Contiguous to 4,055 RSF



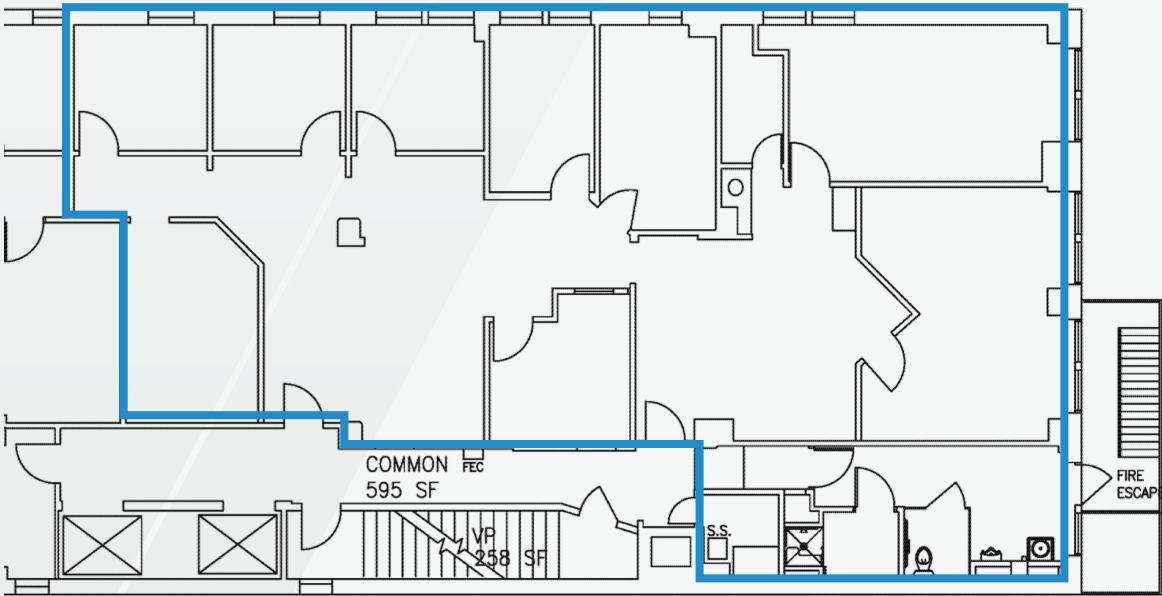
2RD FLOOR SUITE 200

AVAILABLE:
1,534 SF



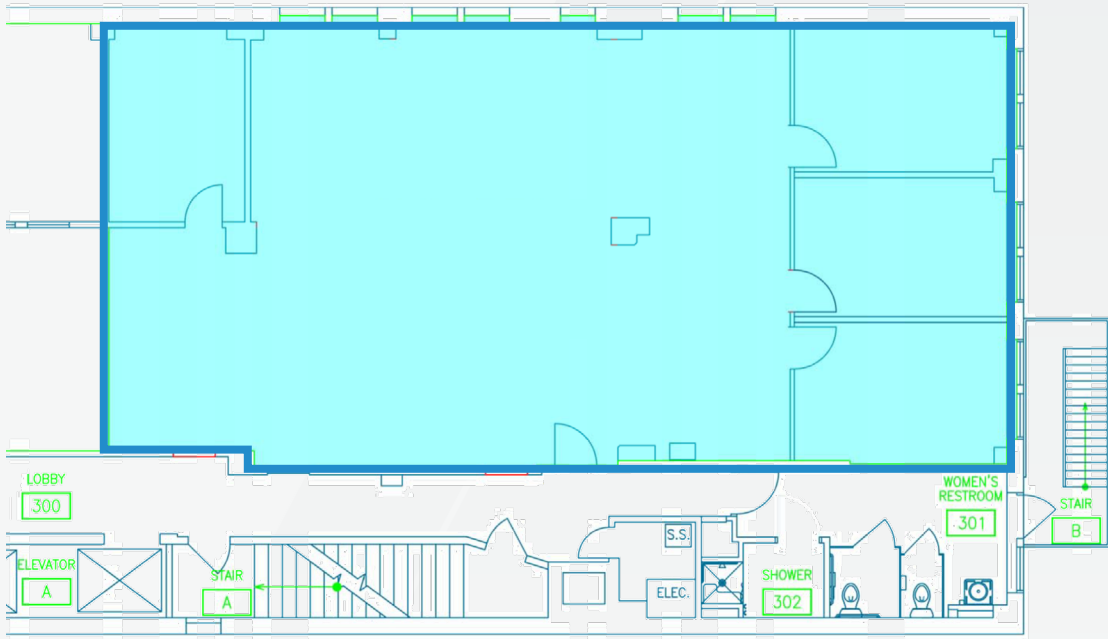
4TH FLOOR SUITE 450

AVAILABLE:
2,587 RSF



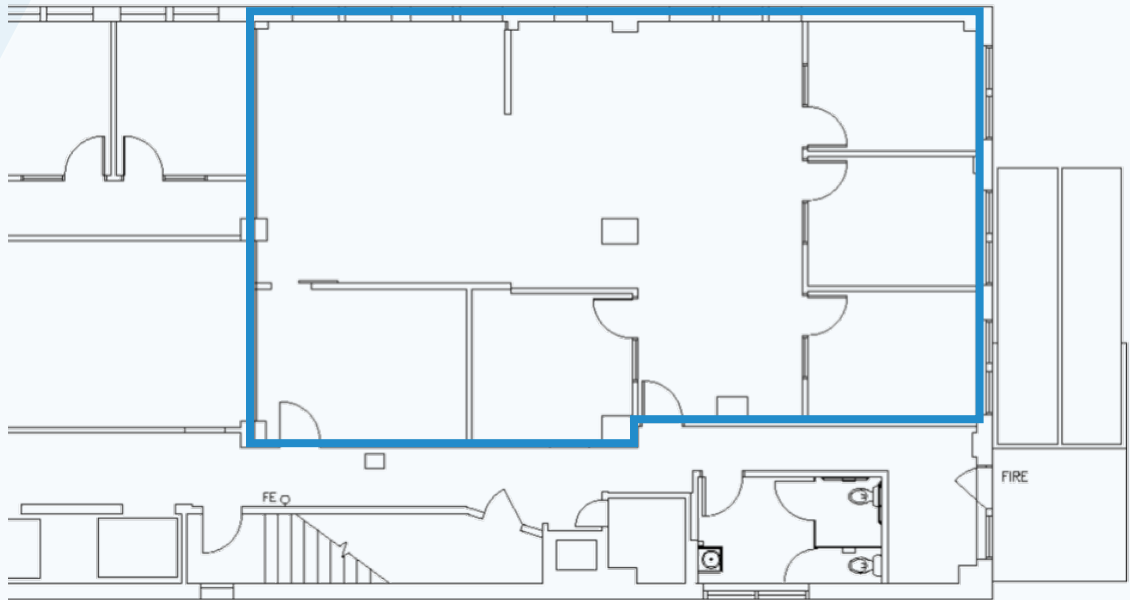
3RD FLOOR SUITE 350

AVAILABLE:
2,268 RSF



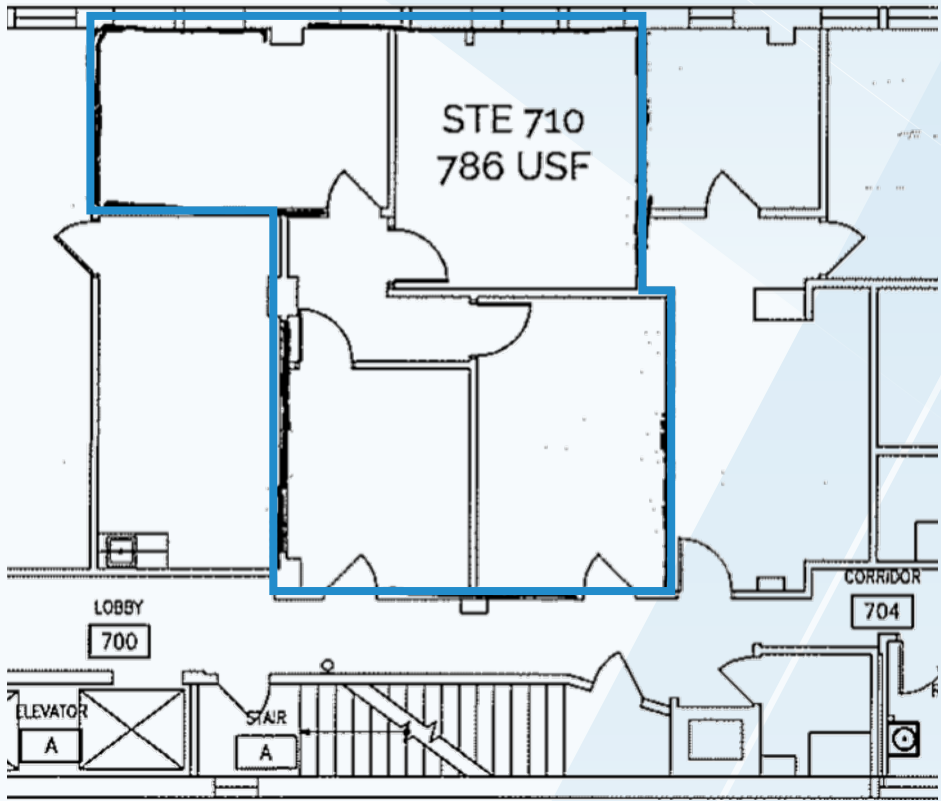
6TH FLOOR SUITE 640

AVAILABLE:
1,859 RSF



7TH FLOOR
SUITE 710

AVAILABLE:
865 RSF

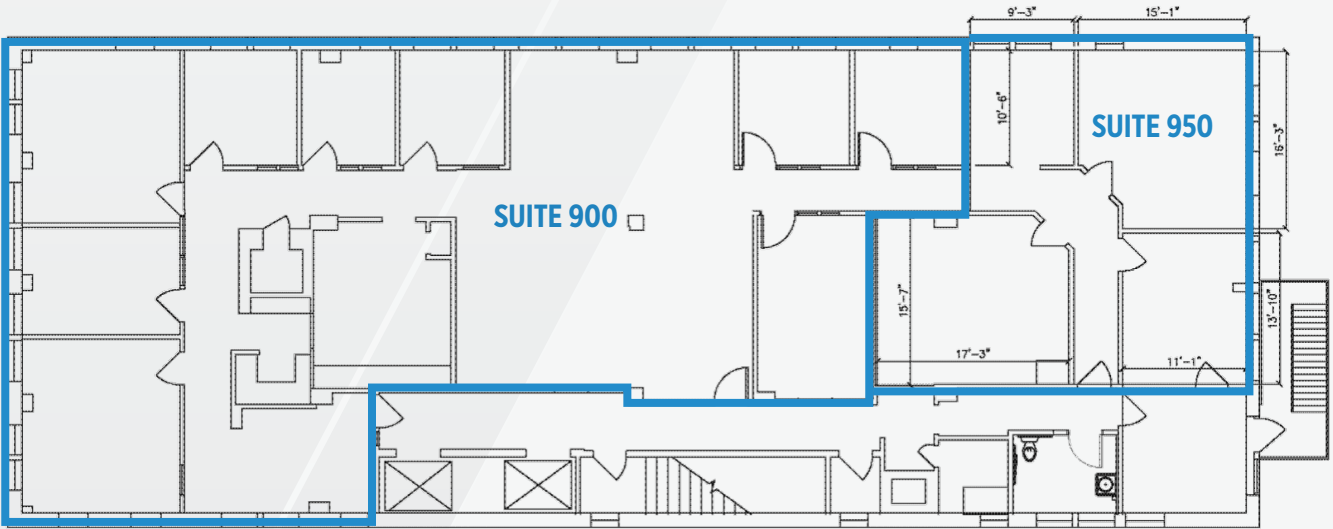


9TH FLOOR
SUITE 900 SUITE 950

AVAILABLE:
3,155 RSF

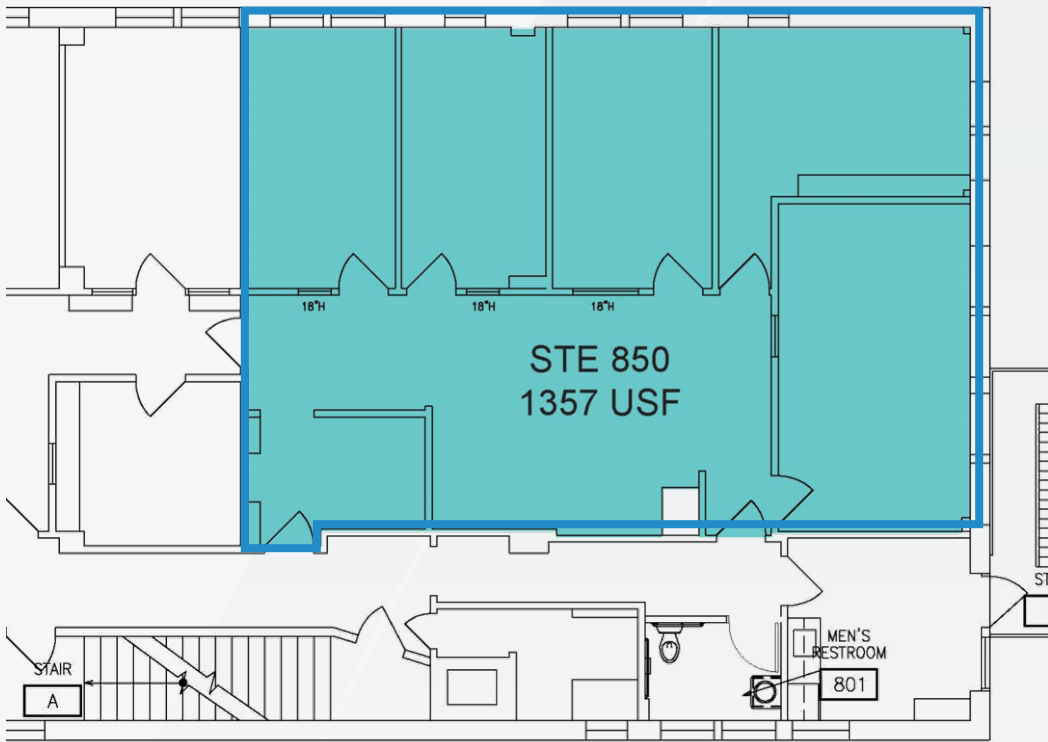
AVAILABLE:
900 RSF

*CONTIGUOUS UP TO 4,055 RSF



8TH FLOOR
SUITE 850

AVAILABLE:
1,493 RSF





CONTACT INFORMATION

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