

For Lease

Flex-Light Industrial

2818 PROGRESS RD
MADISON, WI 53716

7,200 SF - \$9.75 P/SF MG
Zoned IG

Available Now



BRYANT MEYER, CCIM
Broker, Associate
(608) 443-1004
bmeyer@oakbrookcorp.com

TONY KEUNTJES
CRE Associate
(608) 443-1039
akeuntjes@oakbrookcorp.com

PROPERTY SUMMARY

2818 PROGRESS ROAD



Property Summary

Lease Rate:	\$9.75/SF Modified Gross
Available SF:	7,200 SF
Warehouse SF	5,400 SF
Office SF:	1,800 SF
Eave Height:	16'
Dock Doors:	(1) 8' X 10' with Levelers
Overhead Doors:	(2) 10' x 12'
Power:	3 Phase Electrical Service
Sprinkler:	Wet Sprinkler System
Zoning:	Industrial General (IG)
Available:	Now

Property Overview

Industrial flex space located on Madison's East side. The space offers 7,200 SF (1,800 SF Office / 5,400 SF Warehouse) with 7 offices, a conference room, and 2 ADA restrooms.

The warehouse features floor drains, 16' eave height, sprinklers, 3 phase power, (2) 10'x12' OH doors and (1) 8'x10' dock door with levelers. An abundance of rear outdoor parking is available on-site.

Tenant is separately responsible for gas, electric, water, recycling, phone/data, and in-suite janitorial. Available Now.

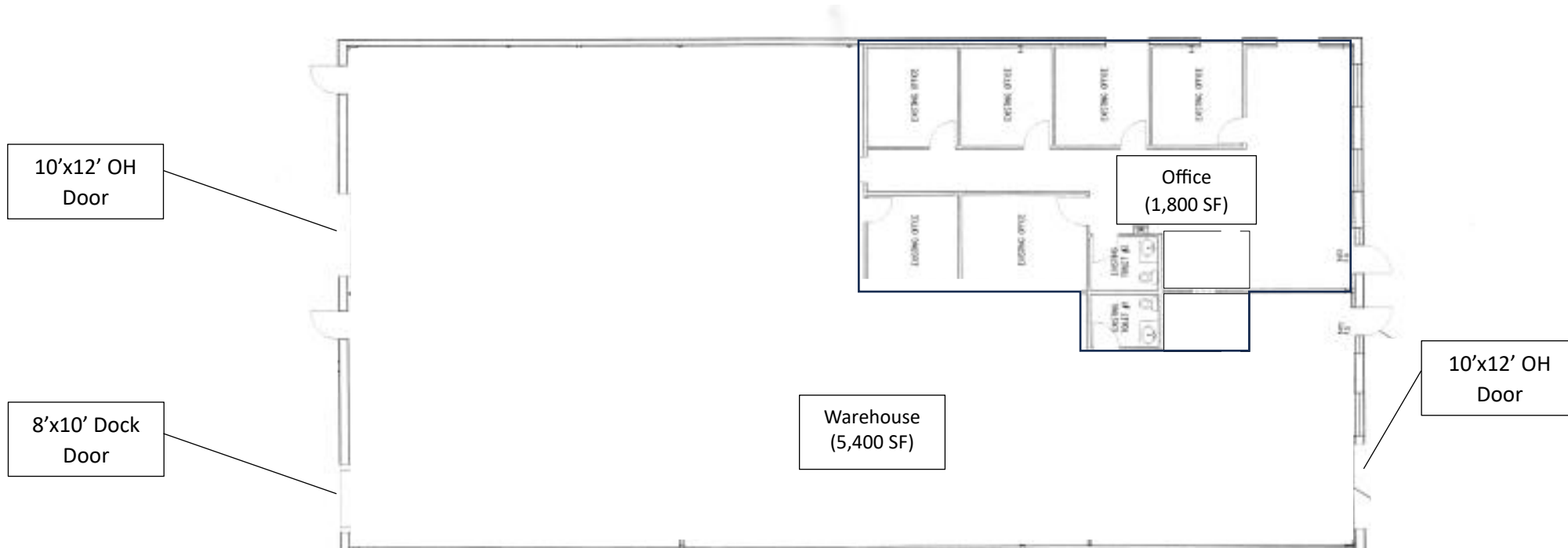
OAKBROOK CORPORATION
2 Science Court, Suite 200
Madison, WI 53711

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Broker, Associate
O: (608) 443-1004
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FLOOR PLAN

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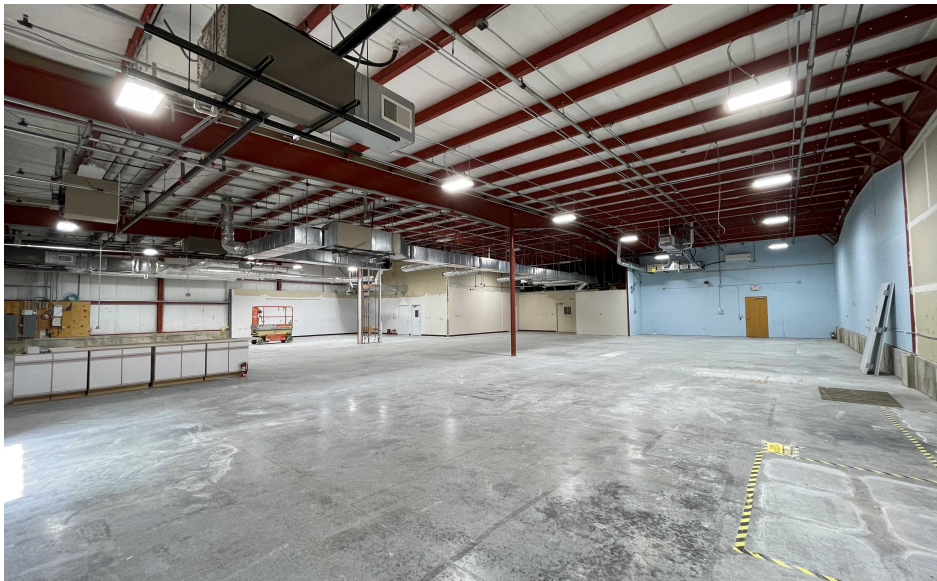
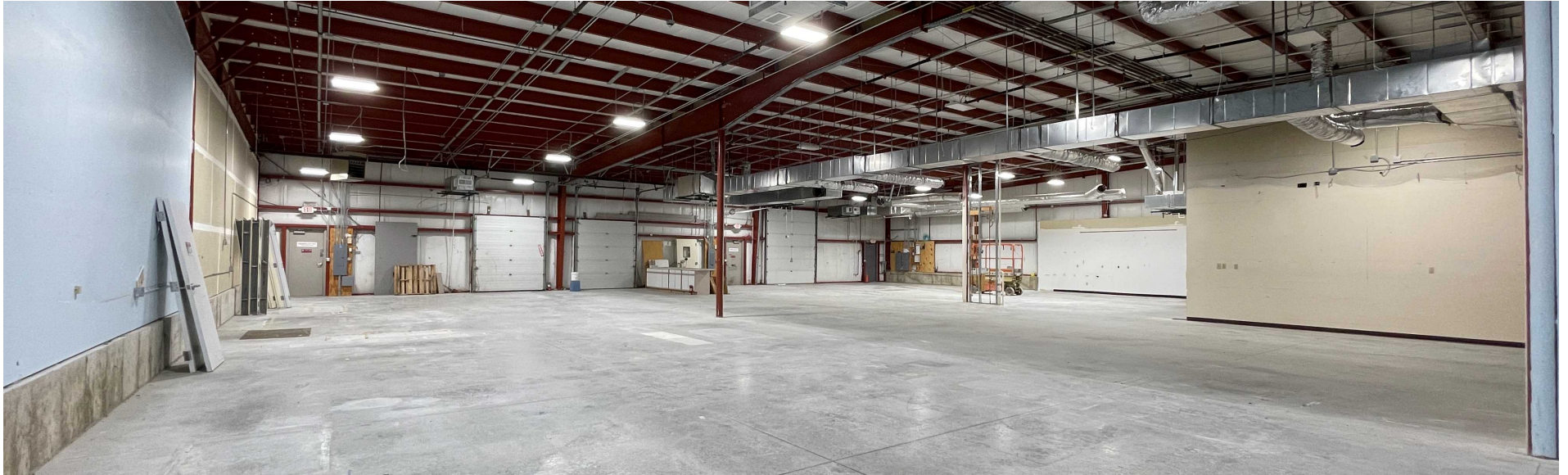
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PROPERTY PHOTOS

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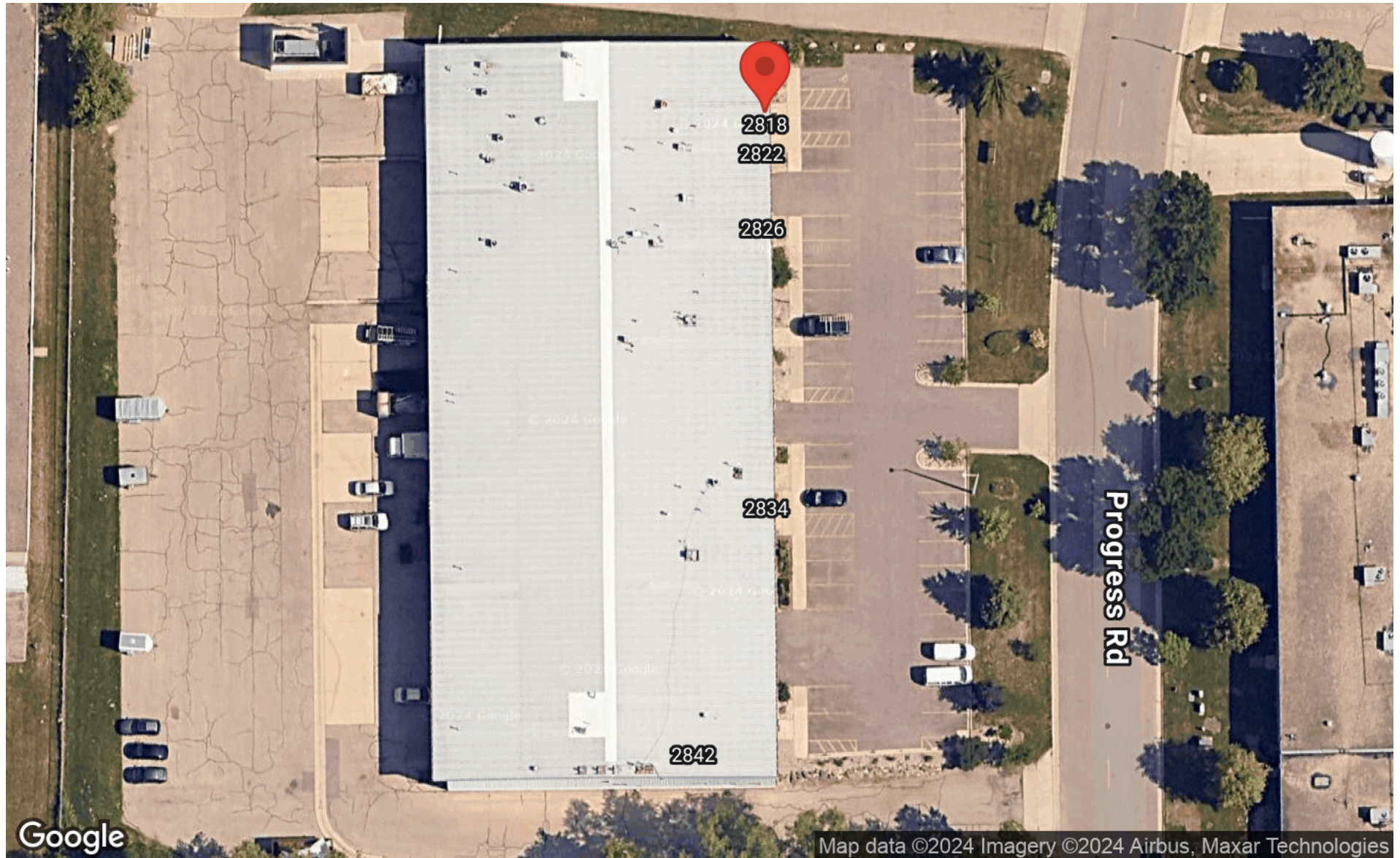
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AERIAL MAP

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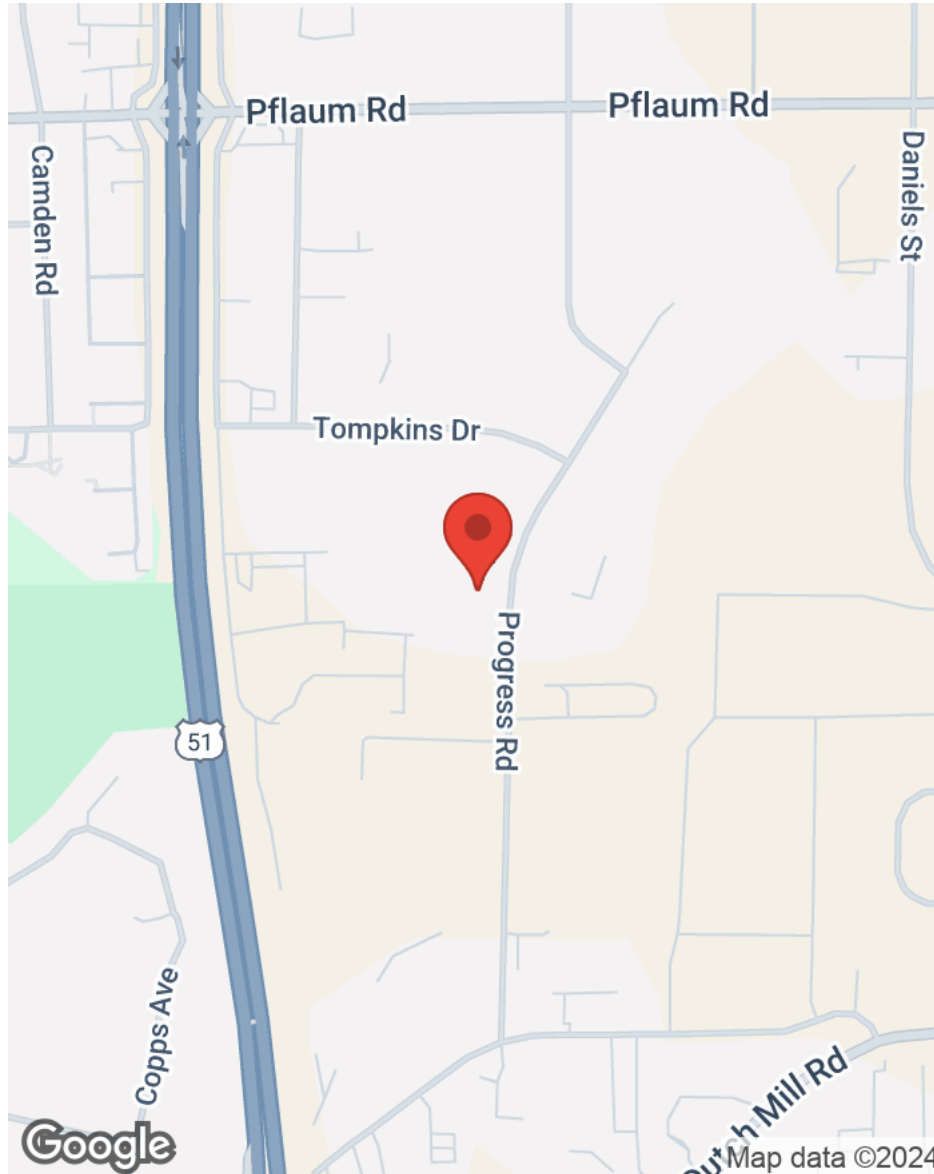
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LOCATION MAPS

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PRESENTED BY:

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