

For Sale

Industrial/Flex & Office

Asking Price – \$1,900,000



840 Community Drive in Sauk City is a 12,000 square foot high quality/like new industrial/flex & office building with high end finishes, heavy power, full climate control, loading dock with leveler, drive in door, clear span construction and a 2.92-acre site with excess land for expansion.

Contact Information:

Welton Enterprises, Inc.

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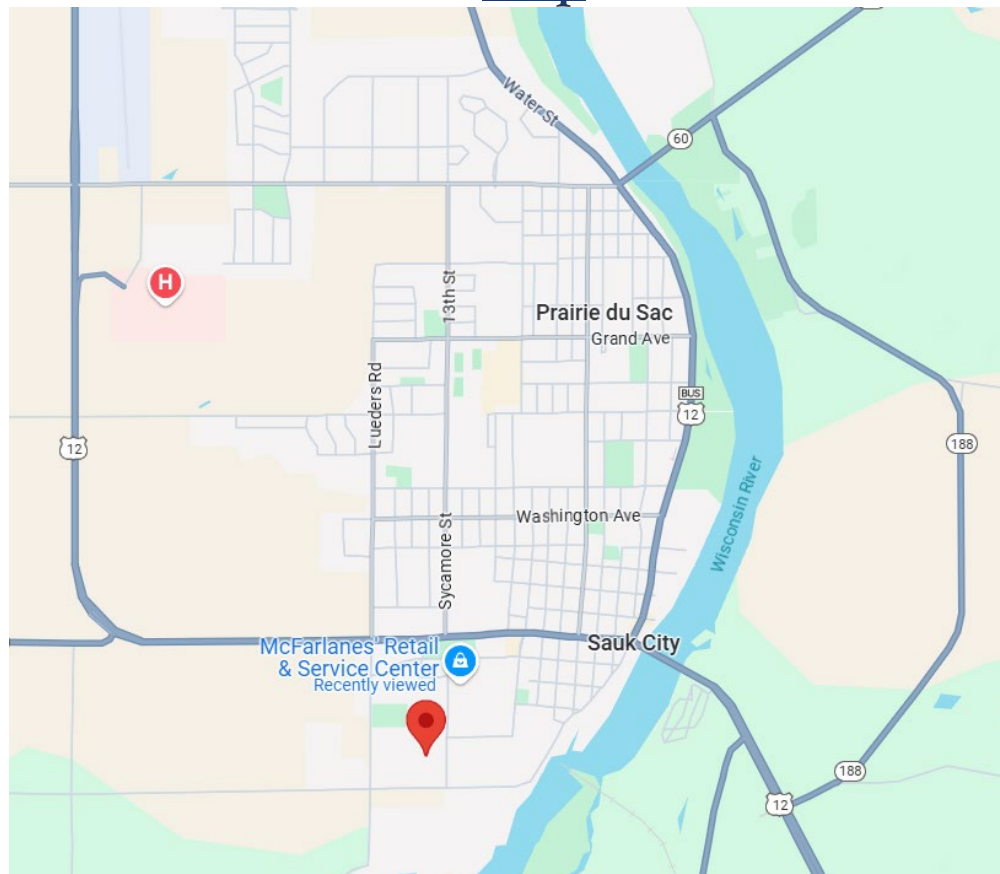
Disclaimer: Information deemed reliable but not guaranteed and should be independently verified by any potential buyers. The agents make no warranties or representations concerning the property's condition, income potential, or compliance with regulations.

Specifications & Map

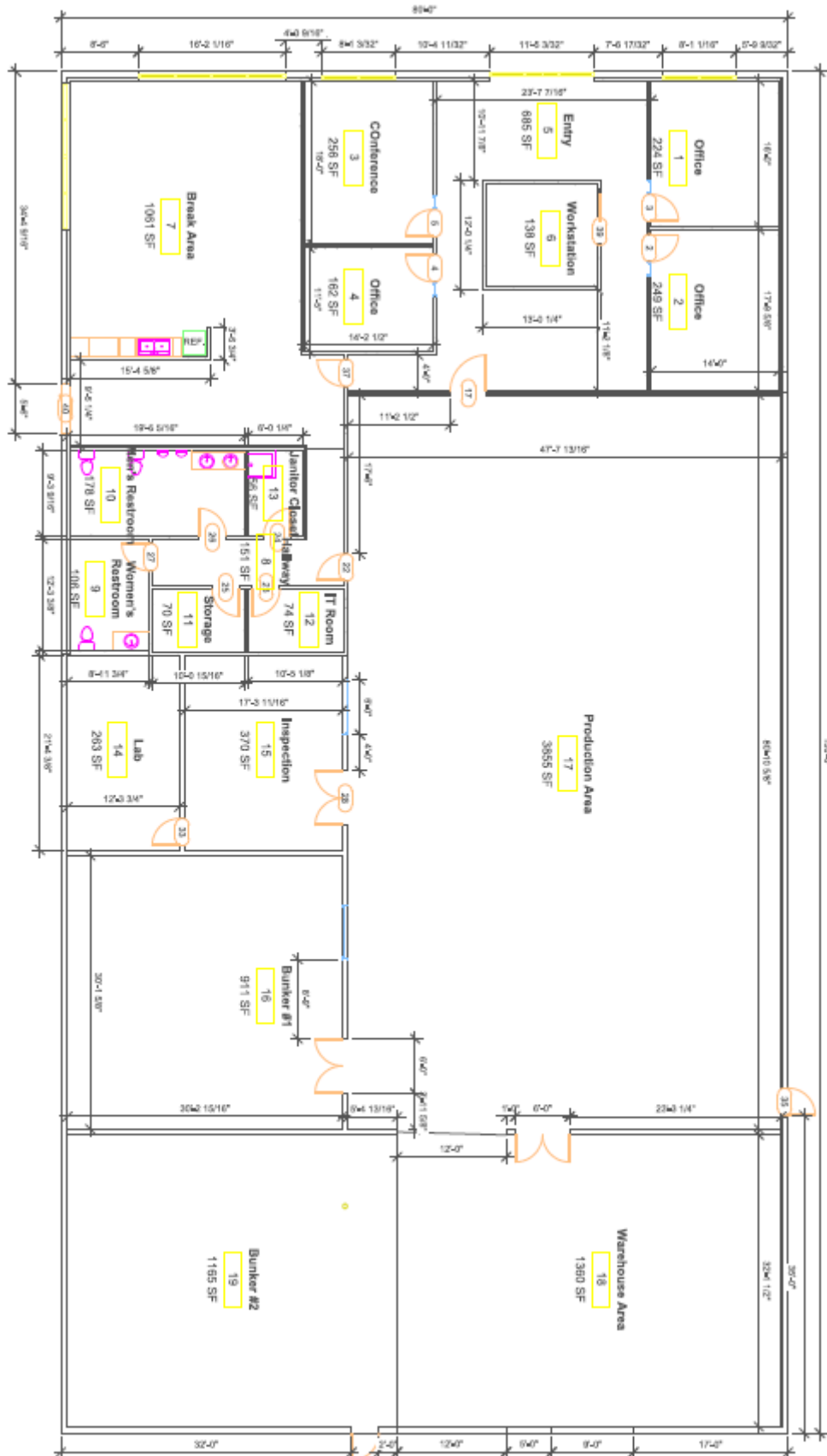
Specifications

- 12,000 Square Feet
- ~3,000 sf of Existing Office Space
- One 12'x14' OH Door
- One Loading Dock with Leveler
- 18' – 22'4" Eve Height
- Fully Climate Controlled
- 8" Water Lateral
- 800 AMP, 480V Electrical Service
- Land for Expansion
- Trench Drain in Warehouse

Map

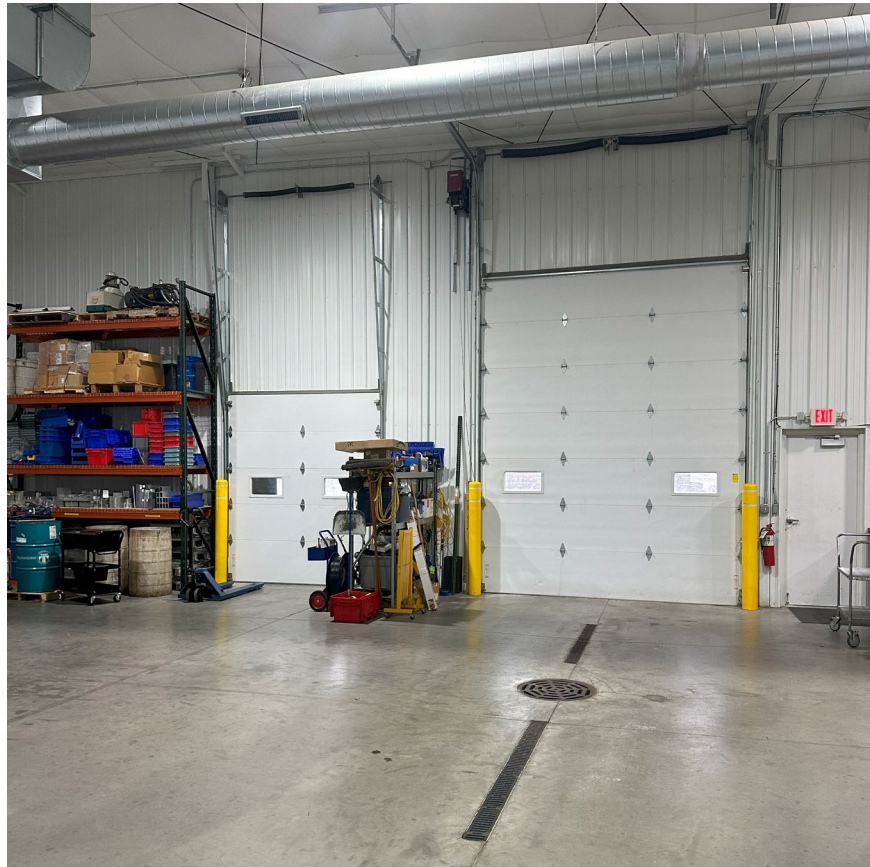
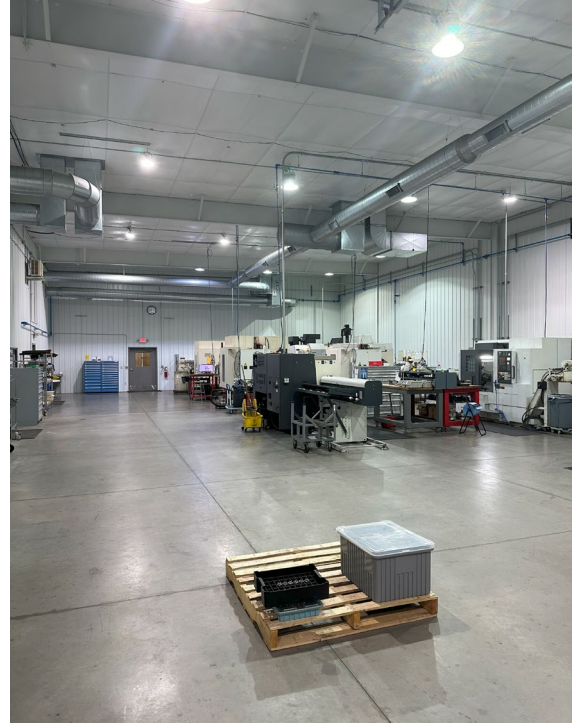
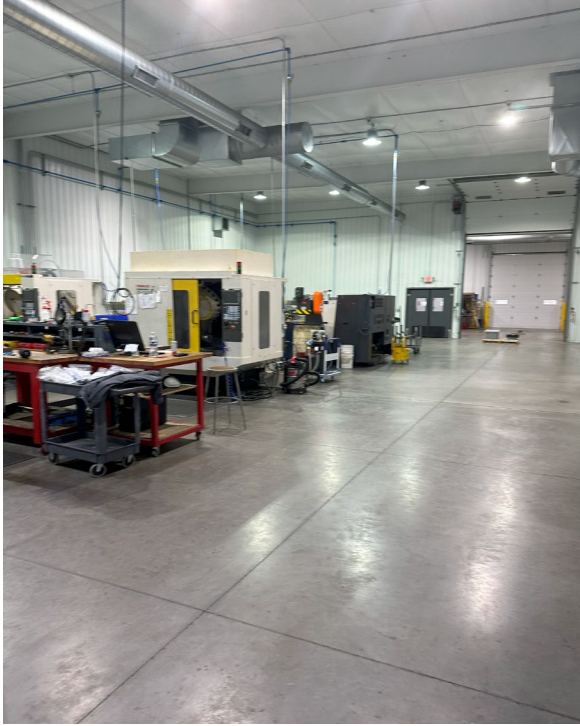


Floor Plan



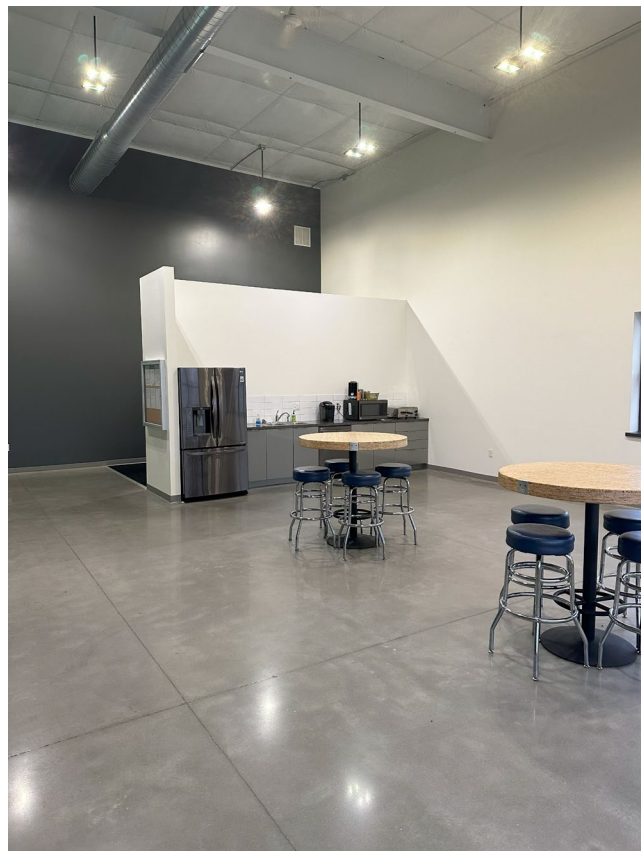
Industrial/Flex Photos

Business equipment not included in sale price



Office Photos

Furniture not included in sale price



Site Plan

