

# Vacant Land For Sale

**Airport Road Business Park**

**3130 Deming Way**

MIDDLETON, WI 53562

**Price: \$8.00 - \$9.00 p/sf**

**Lot Size Ranging from 1 to  
2.65 Acres**

**TIF - Middleton TID #3**

**Zoning - PDD-S**



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# PROPERTY SUMMARY

3130 DEMING WAY | MIDDLETON, WI 53562



## Property Summary

Price:	\$8.00 - \$9.00 p/sf
Address1:	3130 Deming Way
Address2:	Middleton, WI 53562
Lot Size:	1 - 2.65 Acres
Access:	Airport Road & HWY 12/18
Cross Streets:	Nursery Drive & Deming Way
Utilities:	Located at Street - Deming Way
Zoning:	PDD-S
TIF	Middleton- TID 3
Topography	Flat

## Property Overview

All utilities present at the street. The site has been surcharged and the pile has been removed which allows for quicker development and construction process through preloading of soils. CSM, Geotechnical Engineering Report, Protective Covenants, and Previous Phase-1 available upon request. The site is located within a TIF District, please contact Broker for more details.

**\*\*Seller willing to subdivide property.\*\***

## Location Overview

Located directly east of Standard Imaging Inc. and Spectrum Brands within the Airport Road Business Park. Prominent nearby businesses include Rockwell and Fiskars. Nearby business industries include Biotech, Pharma, Office, Daycare, R&D, and Recreation. Middleton is a vibrant city on the west of Madison and minutes from the University of Wisconsin, Madison. The city's proximity to the University makes for a great environment for new business start-ups, business expansion, and business relocation.

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# PROPERTY PHOTOS

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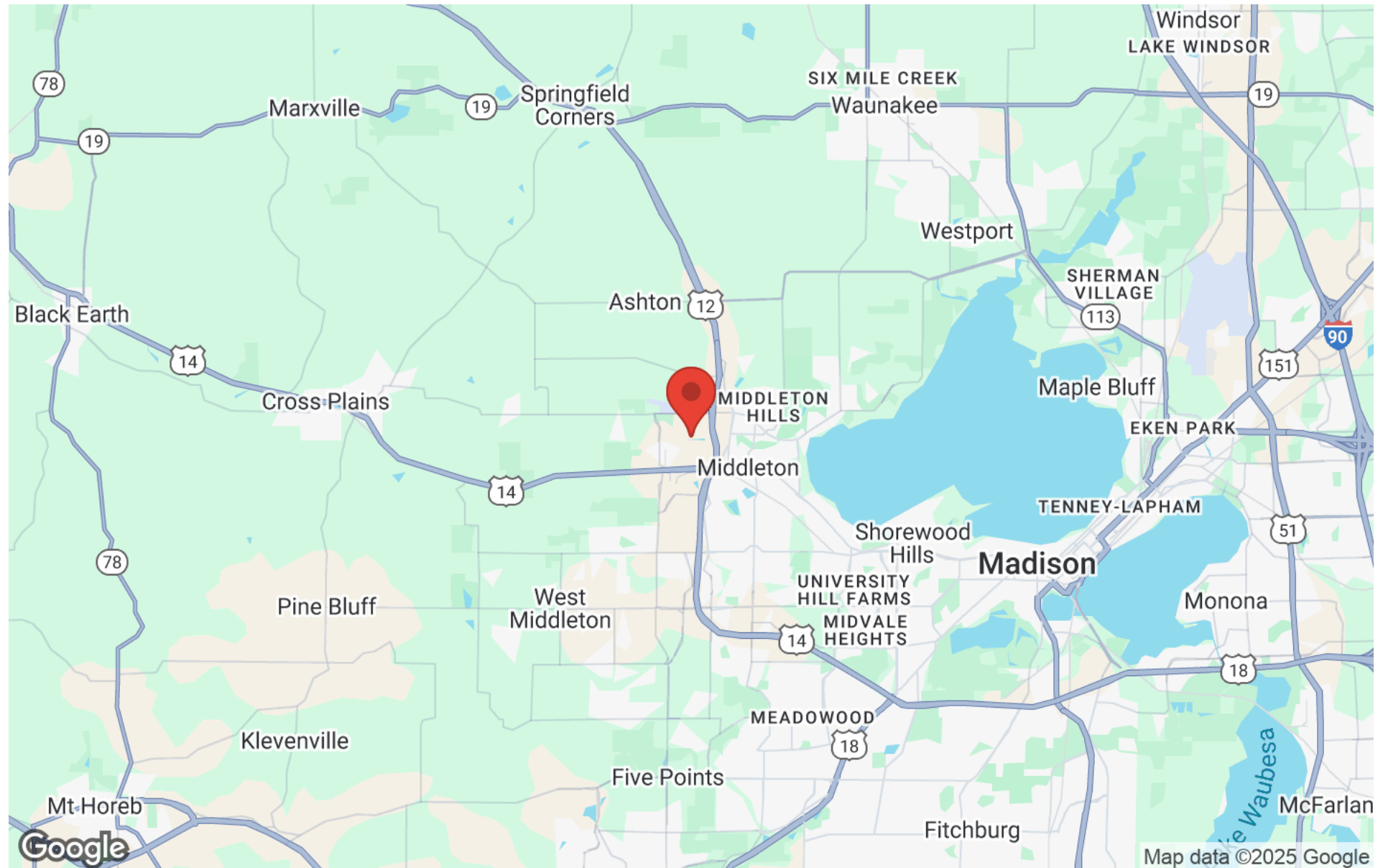
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# REGIONAL MAP

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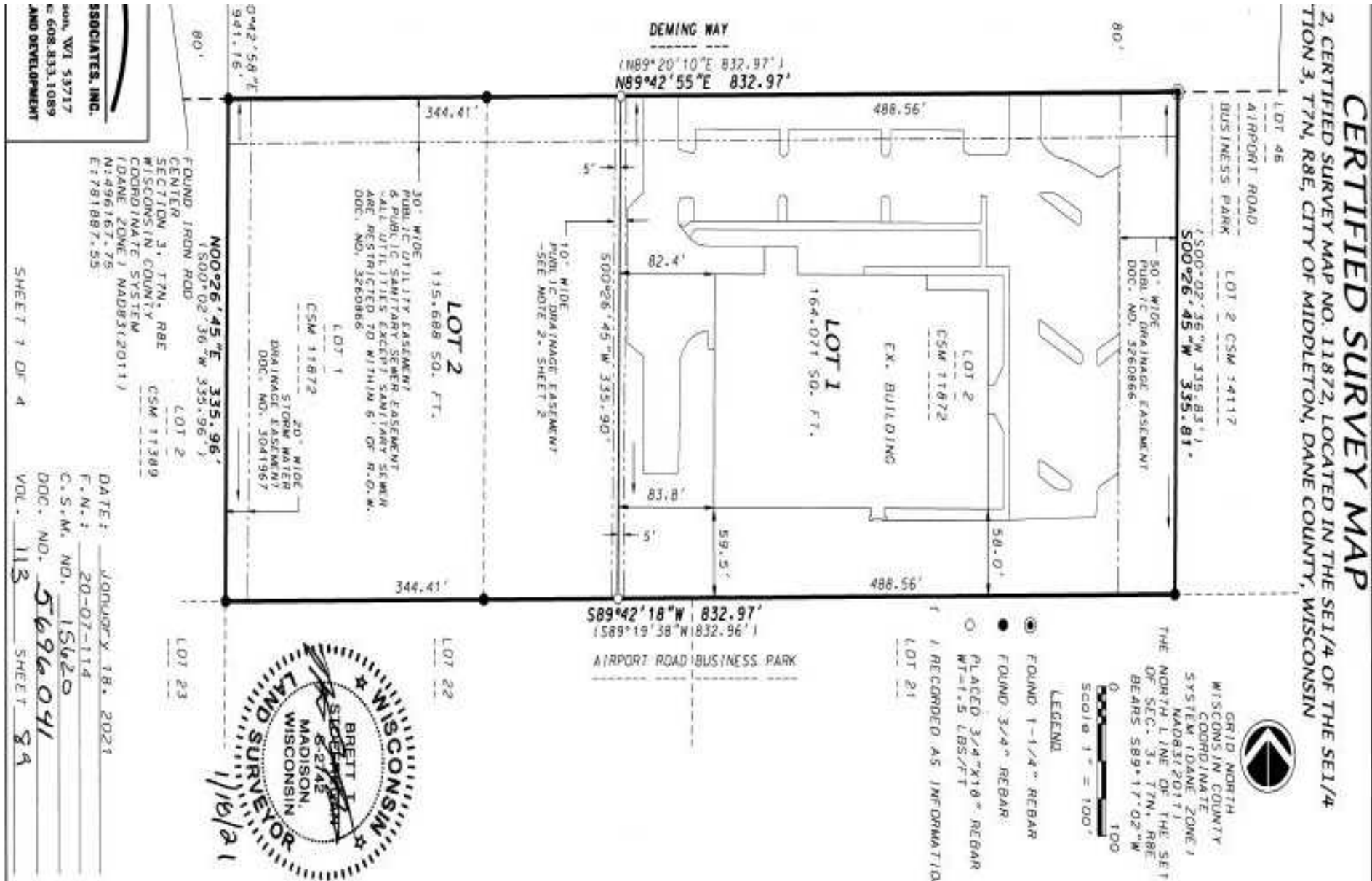
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CSM

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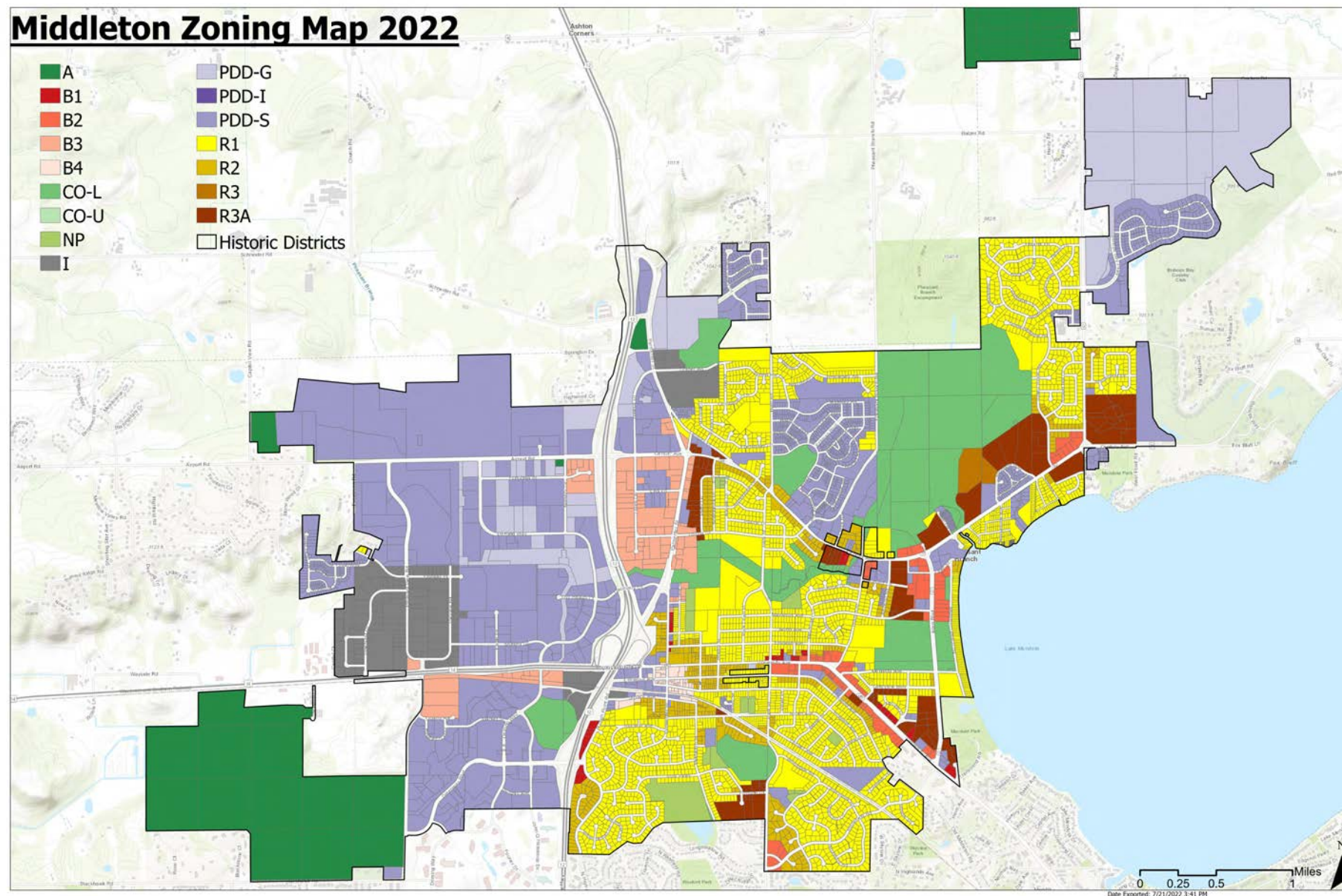
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# MIDDLETON ZONING MAP 2022

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## Middleton Zoning Map 2022



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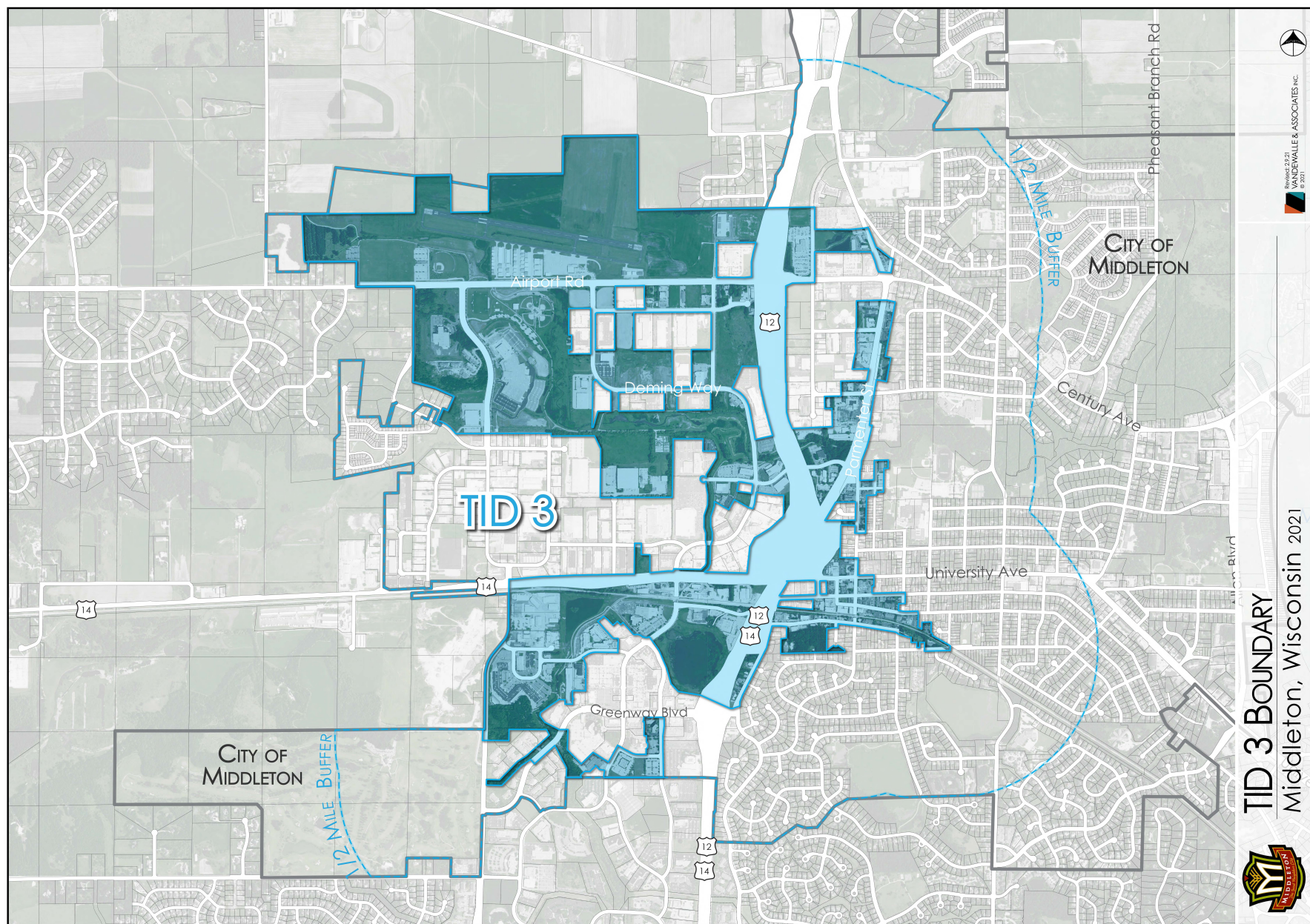
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# TID 3 BOUNDARY MAP 2021

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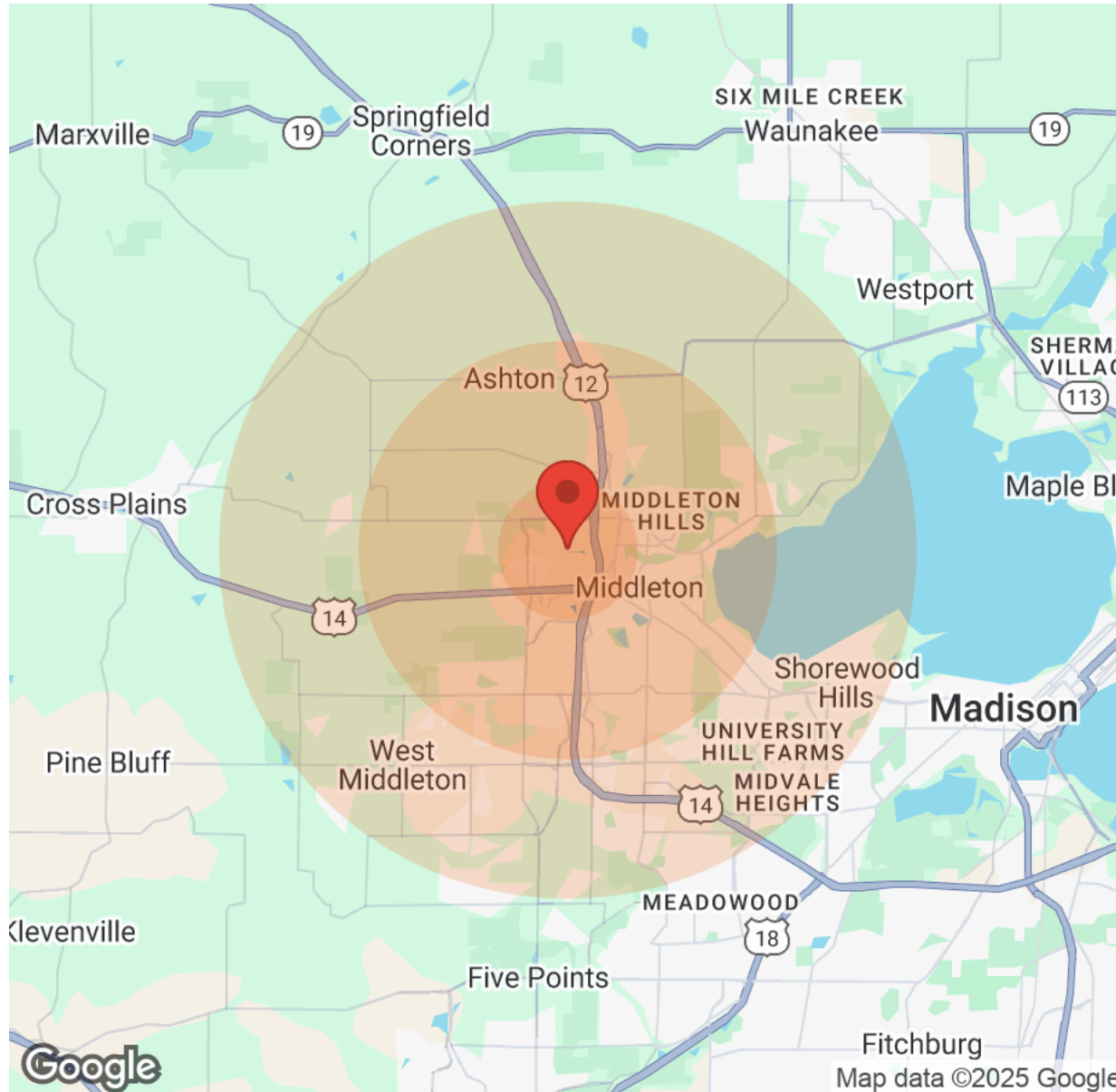
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# DEMOGRAPHICS

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Population	1 Mile	3 Miles	5 Miles
Male	N/A	19,092	39,335
Female	N/A	20,755	41,936
Total Population	N/A	39,847	81,271

Age	1 Mile	3 Miles	5 Miles
Ages 0-14	N/A	6,645	12,710
Ages 15-24	N/A	5,057	9,514
Ages 25-54	N/A	14,910	32,647
Ages 55-64	N/A	5,712	11,189
Ages 65+	N/A	7,523	15,211

Income	1 Mile	3 Miles	5 Miles
Median	N/A	\$68,232	\$67,551
< \$15,000	N/A	966	2,968
\$15,000-\$24,999	N/A	1,282	2,998
\$25,000-\$34,999	N/A	1,408	3,334
\$35,000-\$49,999	N/A	2,658	5,970
\$50,000-\$74,999	N/A	3,131	7,081
\$75,000-\$99,999	N/A	2,432	4,605
\$100,000-\$149,999	N/A	2,848	5,661
\$150,000-\$199,999	N/A	1,487	2,475
> \$200,000	N/A	1,795	2,837

Housing	1 Mile	3 Miles	5 Miles
Total Units	N/A	19,348	40,526
Occupied	N/A	18,182	38,077
Owner Occupied	N/A	10,994	20,486
Renter Occupied	N/A	7,188	17,591
Vacant	N/A	1,166	2,449

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## PRESENTED BY:

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