



HALLICK HOLDING AND INVESTMENT, INC.



DEMING

1117 Deming Way. Madison, WI

PROPERTY

Single story with open ceilings completely remodeled in 2012, 1117 Deming features over 62,507 square feet of class A office space. This property is also ideal for an office, lab or small production facility.

LOCATION

Nestled in the middle of Old Sauk Trails Park on the west side of Madison just minutes off the beltline. Close and easily accessible to the top talent of employees in Madison and near restaurants, hotels and many other services.

AMENITIES

Building includes conference rooms, meeting areas, outdoor patio, exercise room, mother's rooms, loading docks and two large diesel backup generators. All furniture and cubicles currently in property are included with rent. Small family owned business with top notch property management.

MAIN ENTRY



LOBBY





DEMING 1117 Deming Way. Madison, WI

OVERVIEW

BUILDING DESCRIPTION

1117 Deming features 62,705 square feet of Class A office space located on the west side of Madison in the Old Sauk Trails Park. Located minutes off the beltline is easily accessible to employees and customers in a highly desirable office park. Single story with open ceilings and loading docks make it ideal for both offices and labs.

SIGNAGE

Monument signage provided on Deming Way.

PARKING

Surface Stalls:	ADA Accessible:	Motorcycle Stalls:
200+	6	9

HVAC SYSTEM

HVAC utilizes rooftop units with individualized zone control through VAV units and Johnson Controls energy management system.

LOADING DOCK

Two loading docks both semi height with auto leveling. Extremely large parking lot making it easily accessible for deliveries.

OTHER

Building includes conference rooms, meeting areas, outdoor patio, two kitchens, exercise room, loading docks and two large diesel backup generators. Power enters the building from multiple directions to limit outages. Internet provided by both TDS and Spectrum but other providers may be connected. All furniture and cubicles currently in property are included with lease.



DEMING 1117 Deming Way. Madison, WI

COMMONS AREA



KITCHEN



PATIO



TRAINING ROOM



CONFERENCE ROOM



CONFERENCE ROOM





DEMING 1117 Deming Way. Madison, WI

LARGE CONFERENCE ROOM



LARGE CONFERENCE ROOM



CUBICLES & CONFERENCE ROOM



CONFERENCE ROOM



WORKOUT FACILITY



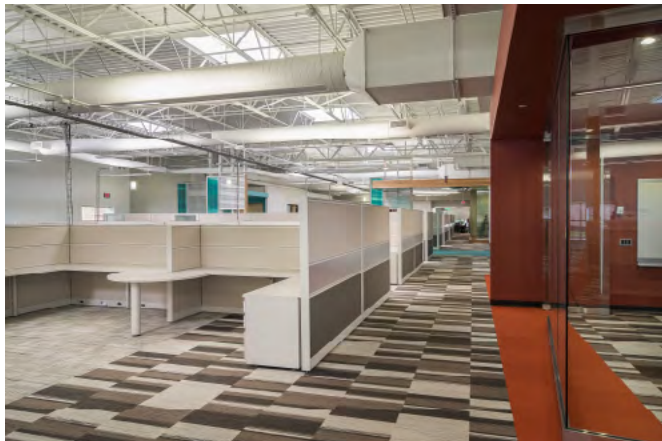
LOADING DOCK & BACKUP GENERATOR



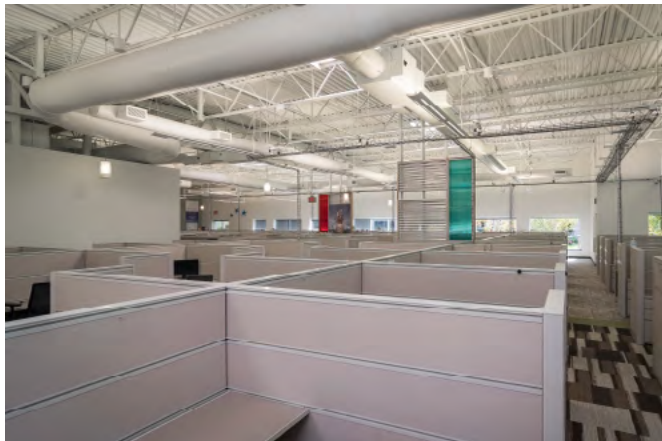


DEMING 1117 Deming Way. Madison, WI

CUBICLES



CUBICLES



CUBICLES & OPEN AREA



CUBICLES

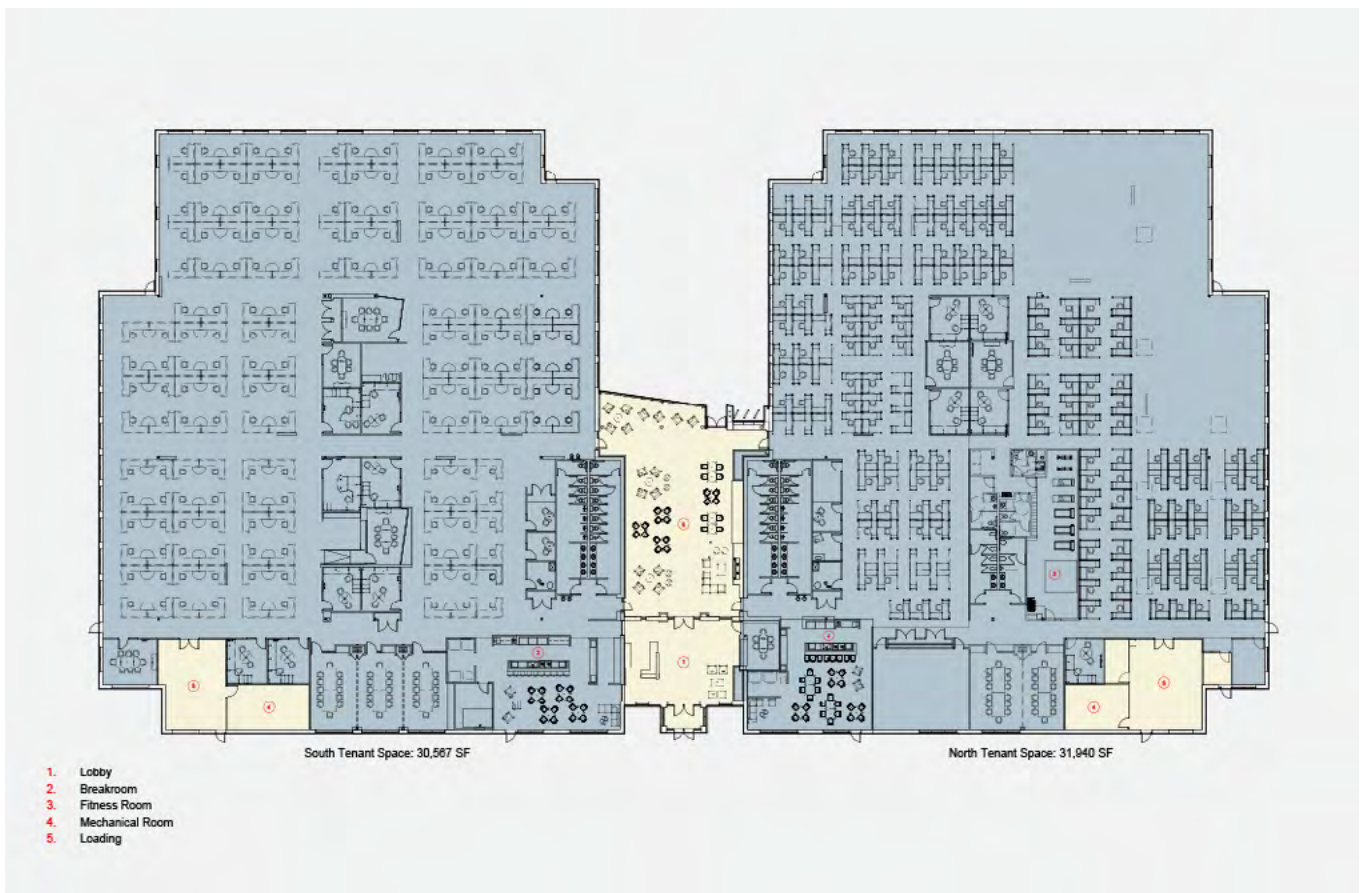
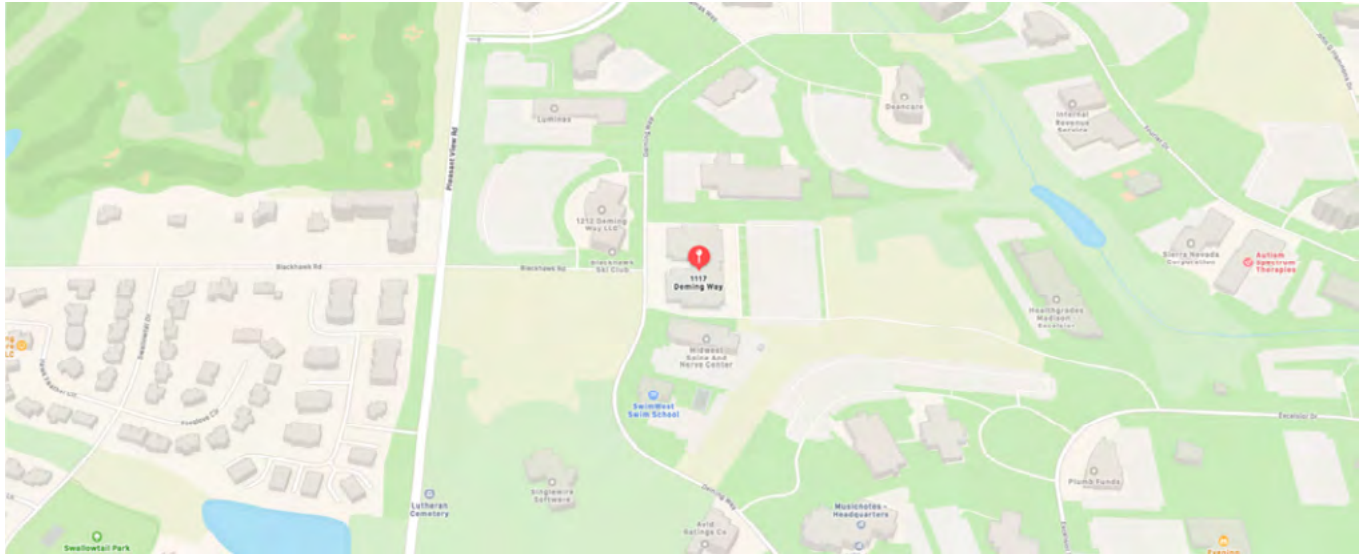


AMPLE PARKING



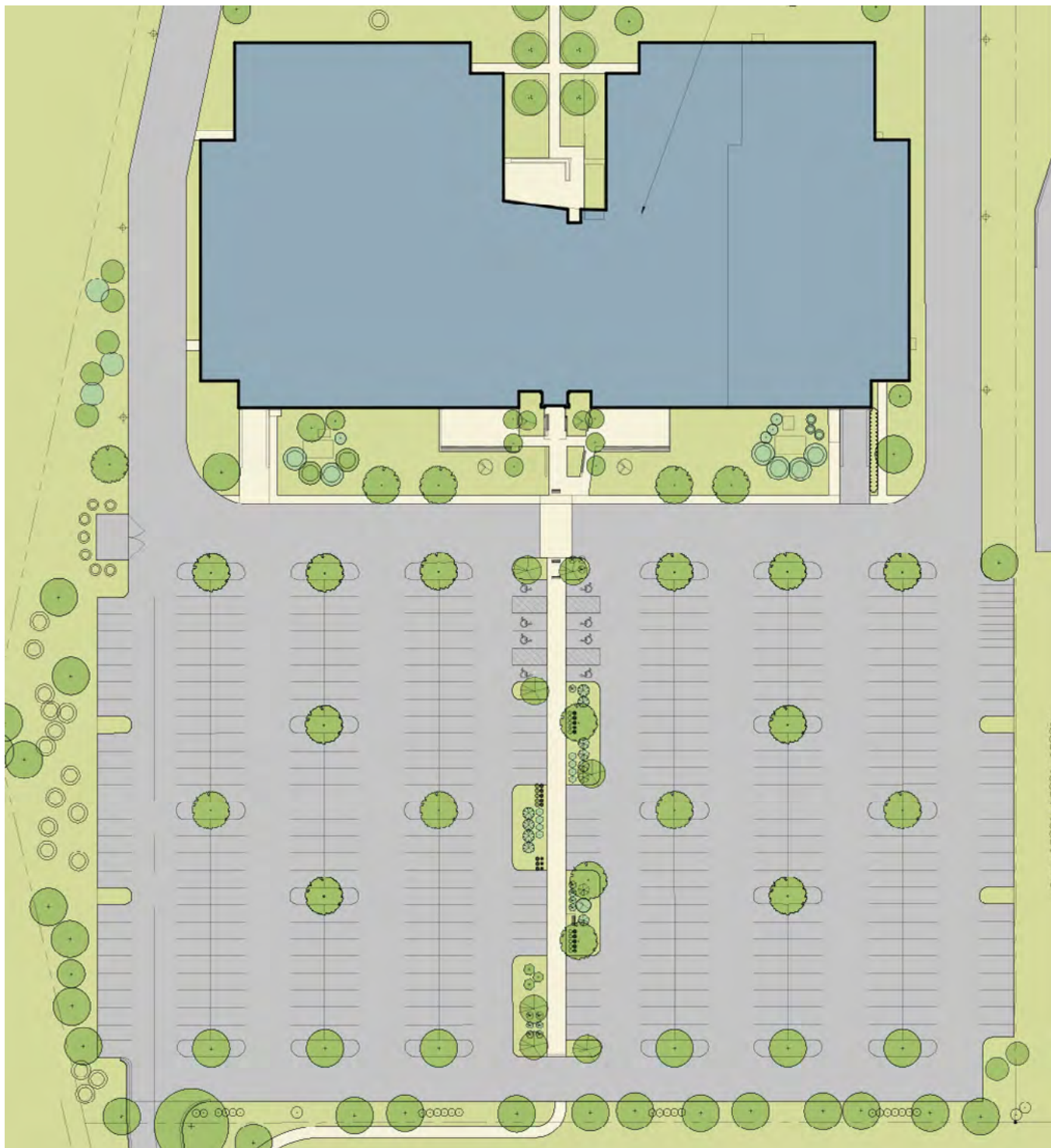


DEMING 1117 Deming Way. Madison, WI





DEMING 1117 Deming Way. Madison, WI



LEARN MORE

www.hallick.com/1117deming
lease@hallick.com



HALLICK HOLDING AND INVESTMENT, INC.