





1600 Aspen Commons at Greenway Center is a Class A multi tenant office building offering approximately 226,000 square feet of leasable space near the West Beltline Highway and directly across from Greenway Station's dining and shopping. Connected to the Wisconsin Trade Center via a sky-walk, the property features a robust amenity package, including a fitness center, conference center, coffee bar, lounges, collaborative spaces, and heated underground and ramp parking, creating a modern, highly accessible workplace for today's businesses.

SPACE & PROPERTY HIGHLIGHTS

Building Size	225,457 SF
Available Space	SUITE 100 • 5,550 SF SUITE 101 - Lab Space • 6,661 SF SUITE 200 • 7,424 SF SUITE 201 • 1,754 SF SUITE 280 • 3,291 SF SUITE 400 • 26,569 SF SUITE 600 • 14,891 SF SUITE 700 • 26,757 SF SUITE 800 • 20,825 SF
Floors	9
Building Hours	7:00 AM - 5:30 PM M-F
Signage	Building and Monument signage available
Parking	4.26/1000 1,017 Stalls/946 in secured & covered parking ramp



ON-SITE SELF-SERVE COFFEE LOUNGE AND VENDING



ON-SITE FITNESS CENTERS



ON-SITE GOLF LOUNGE



AMENITIES

ON-SITE:

- Updated Welcoming Lobby
- Sky-walk Connection to Wisconsin Trade Center
- Covered Parking Ramp

SHARED/OFF-SITE :

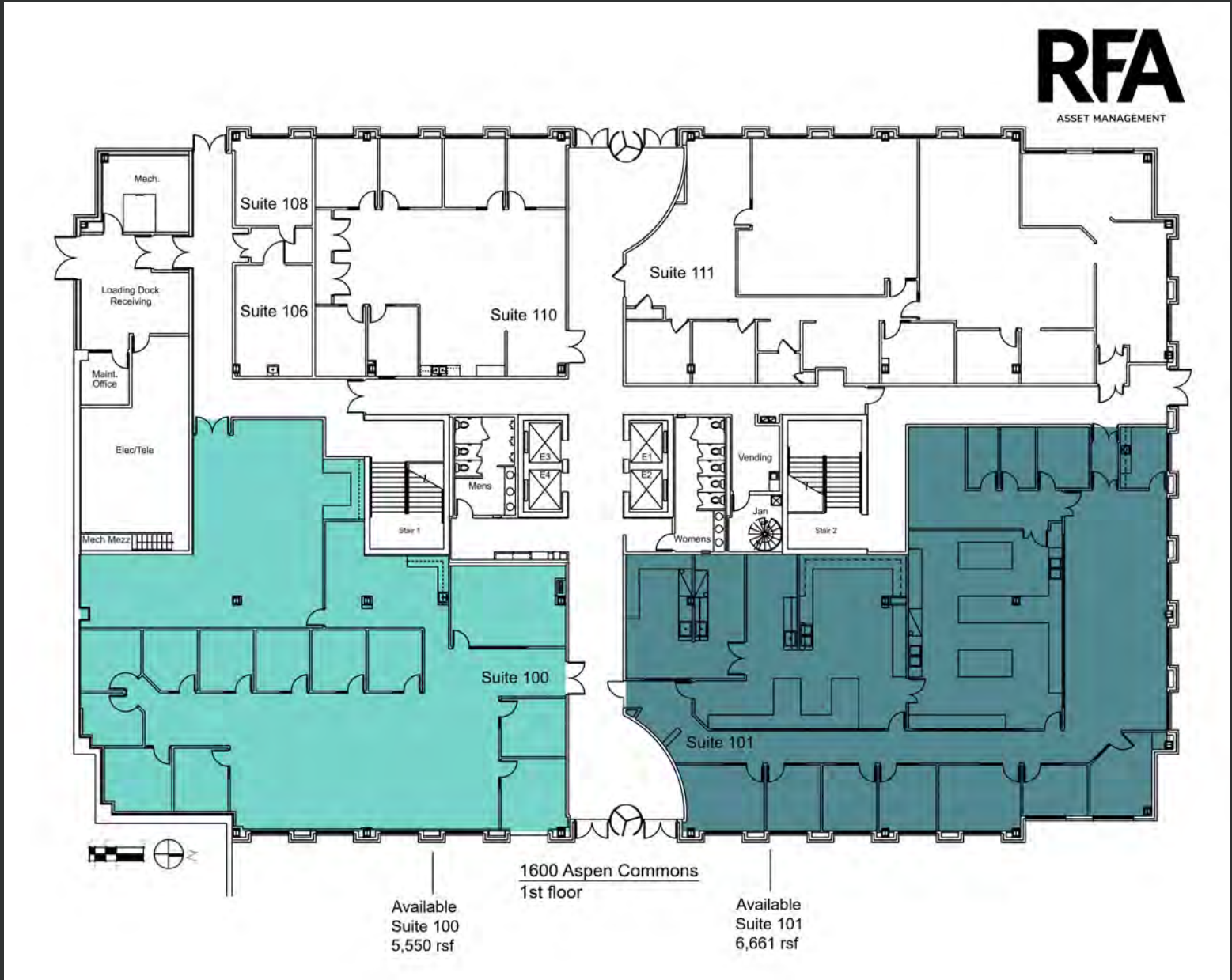
- Full Service Cafe
- Multiple No-Fee Workout Facilities
- Wellness Rooms
- Golf Simulator Lounges
- Self-Serve Coffee Lounges with Vending
- Conference Centers and Board Rooms

FOR MORE INFORMATION:

<https://madison.rfaassetmanagement.ca>

AVAILABLE SUITES

Unit #	Size	Availability
100	5,550 rsf	Immediately
101 - Lab Space	6,661 rsf	Immediately



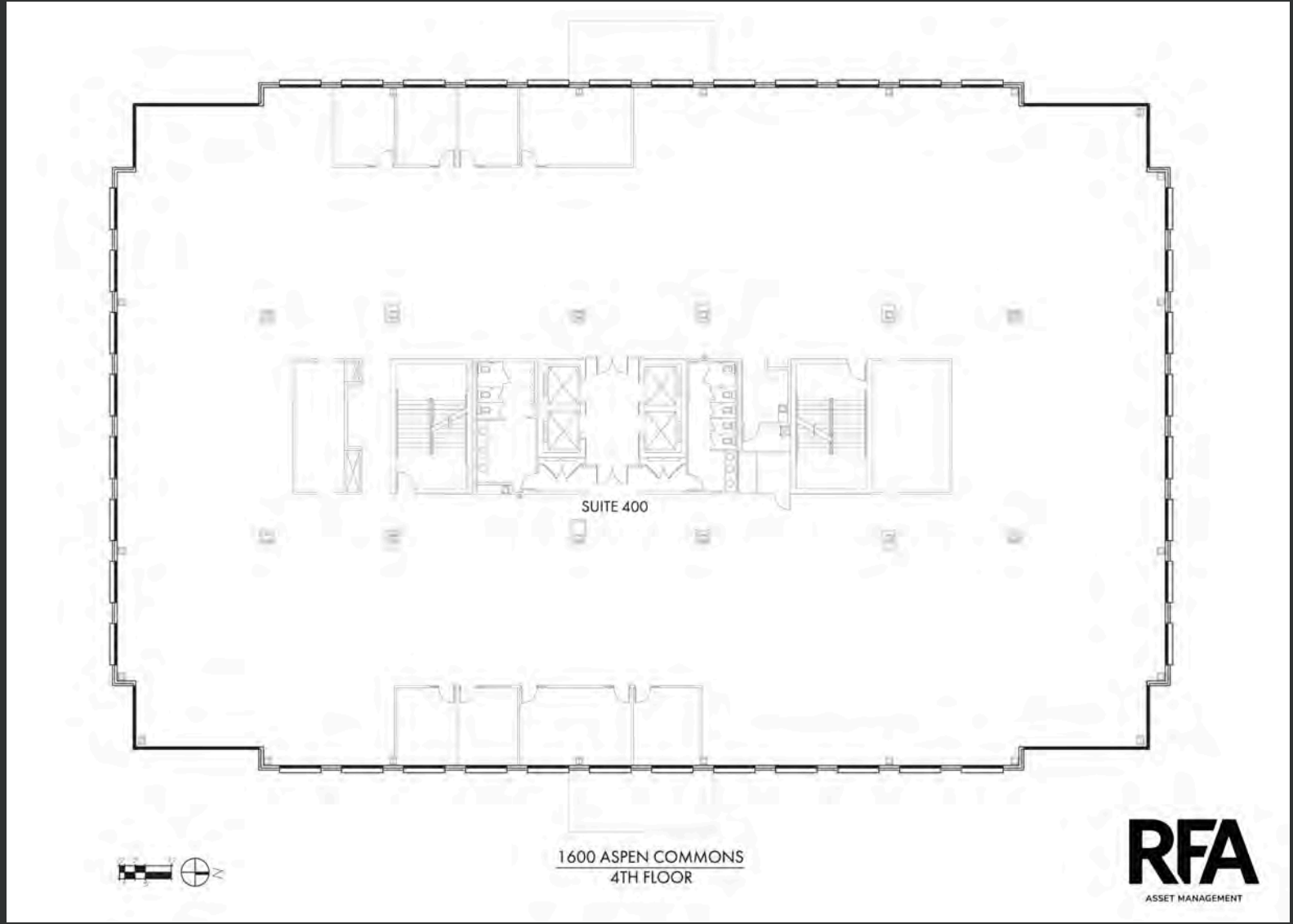
AVAILABLE SUITES

Unit #	Size	Availability
200	7,424 rsf	Immediately
201	1,754 rsf	Immediately
280	3,291 rsf	Immediately



AVAILABLE SUITES

Unit #	Size	Availability
400	26,569 rsf	Immediately

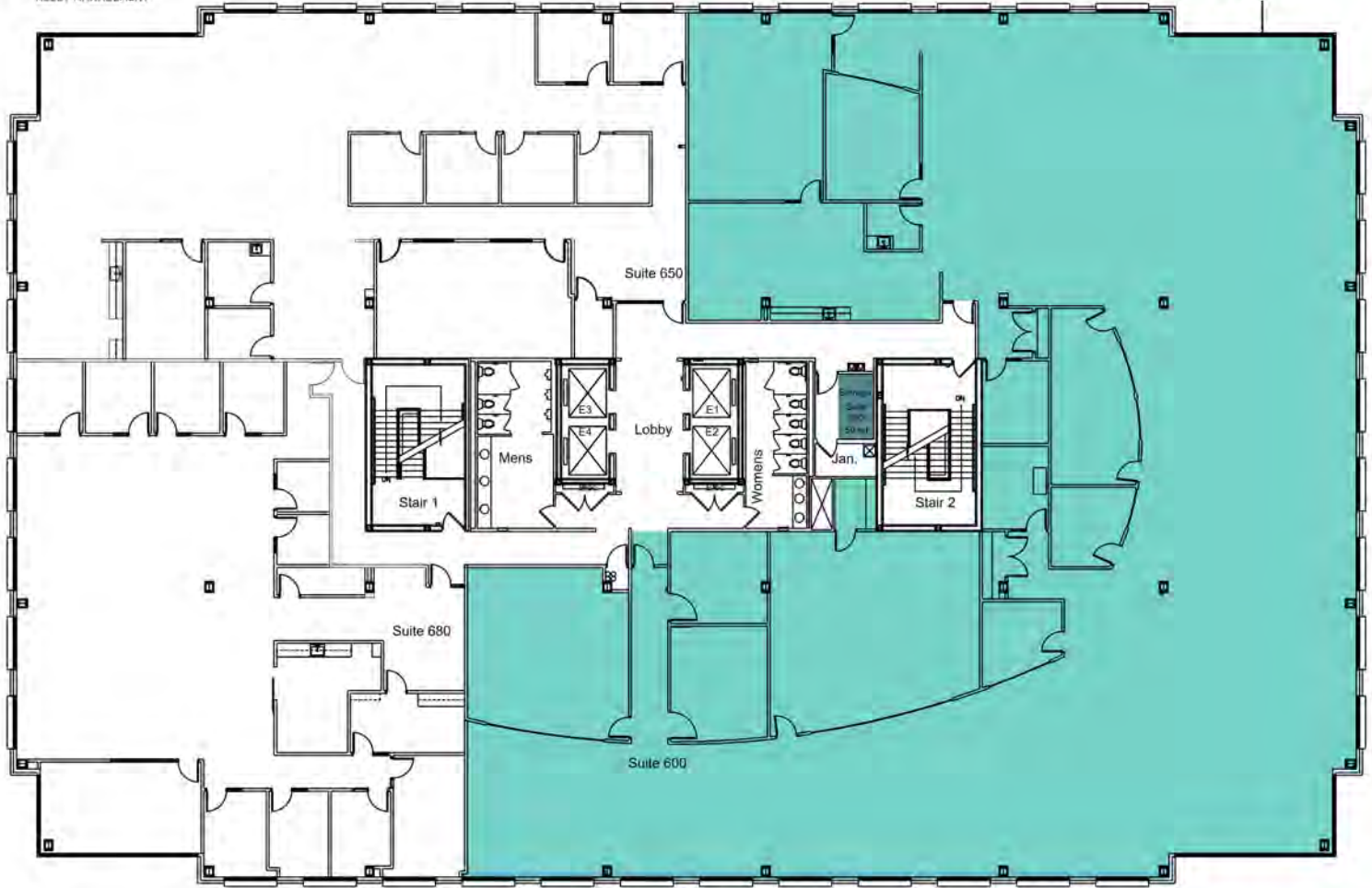


AVAILABLE SUITES

Unit #	Size	Availability
600	4,891 rsf	Immediately



Available Suite 600
4,891 rsf

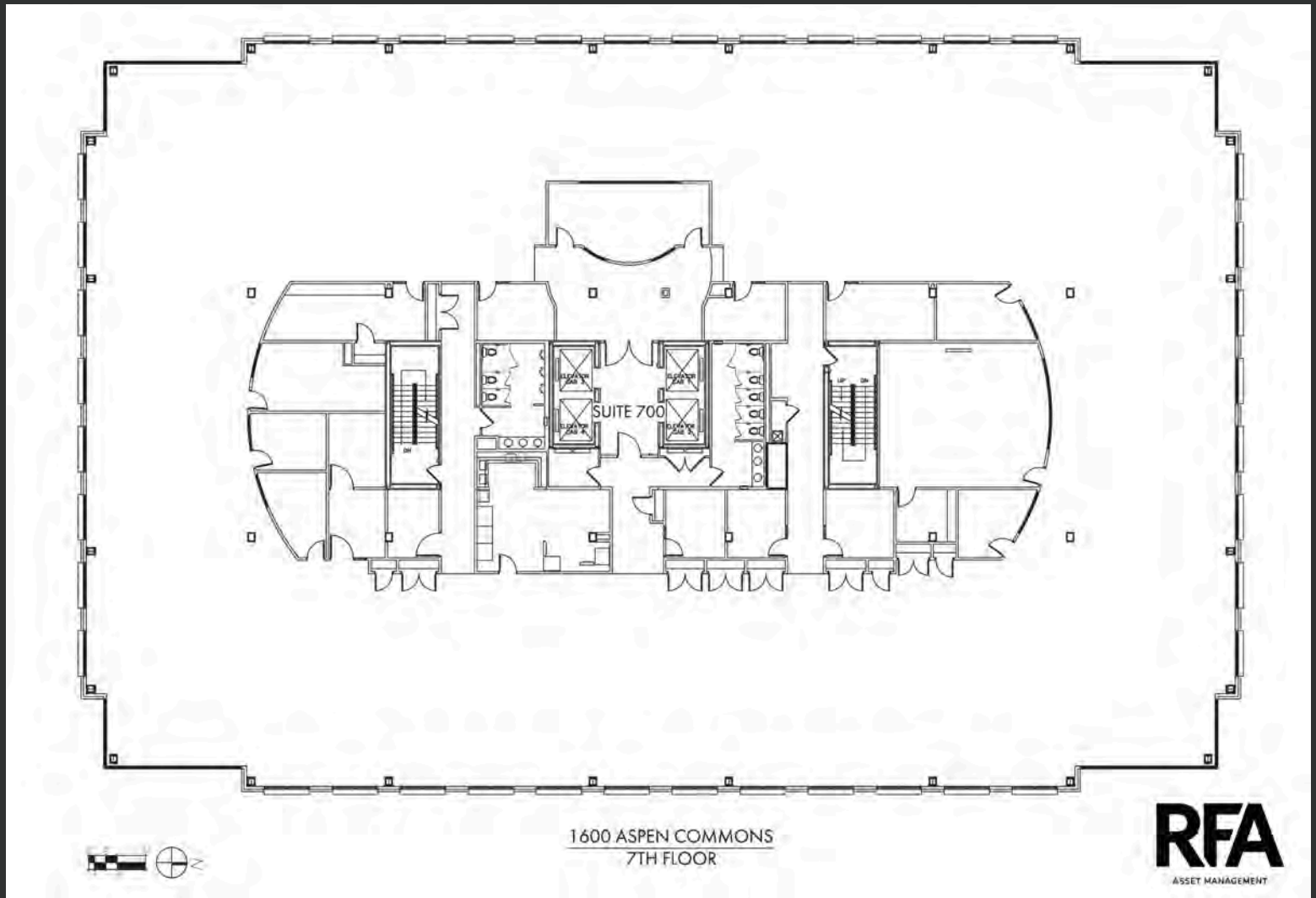


1600 Aspen Commons
6th Floor



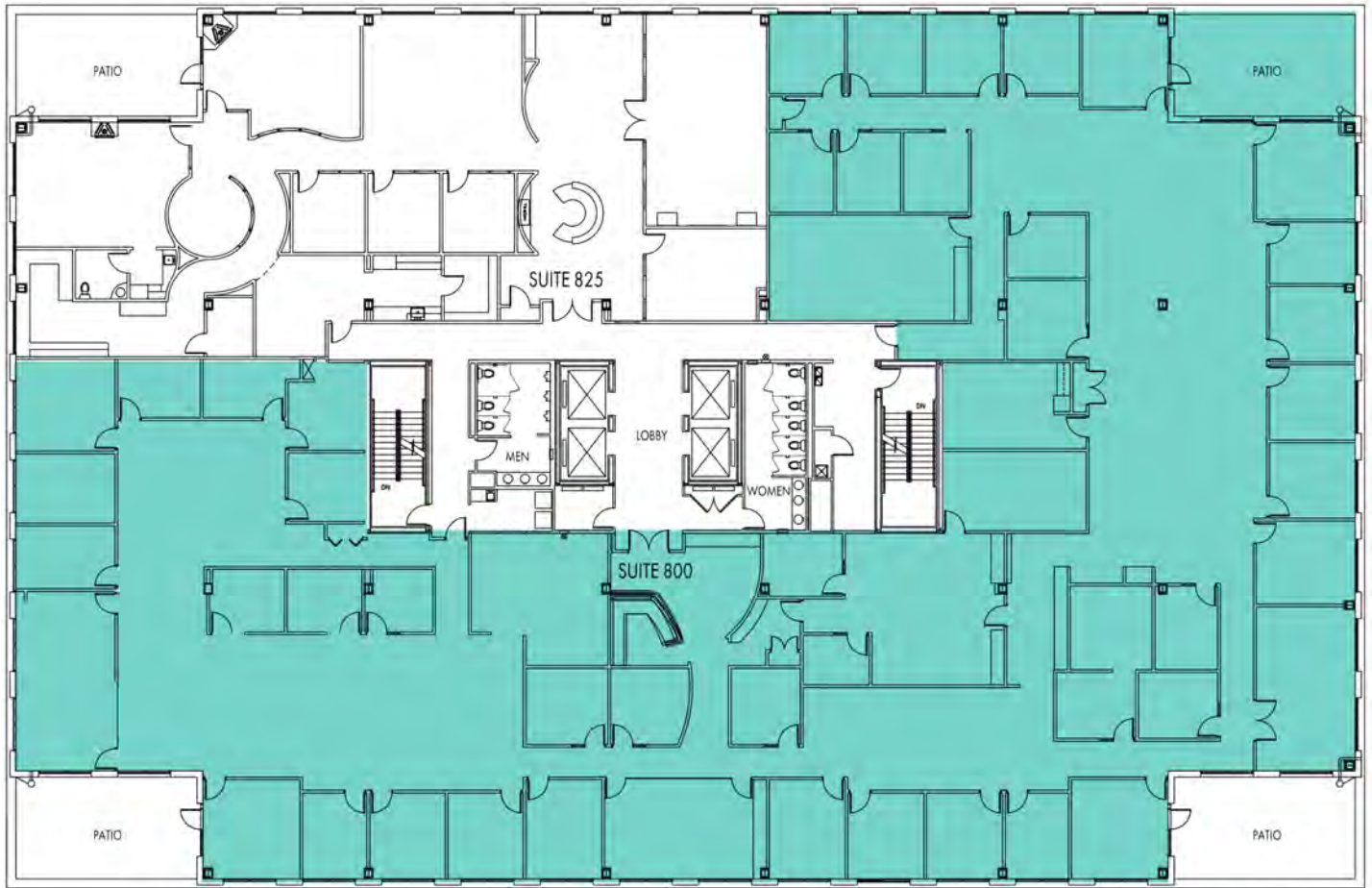
AVAILABLE SUITES

Unit #	Size	Availability
700	26,757 rsf	Immediately



AVAILABLE SUITES

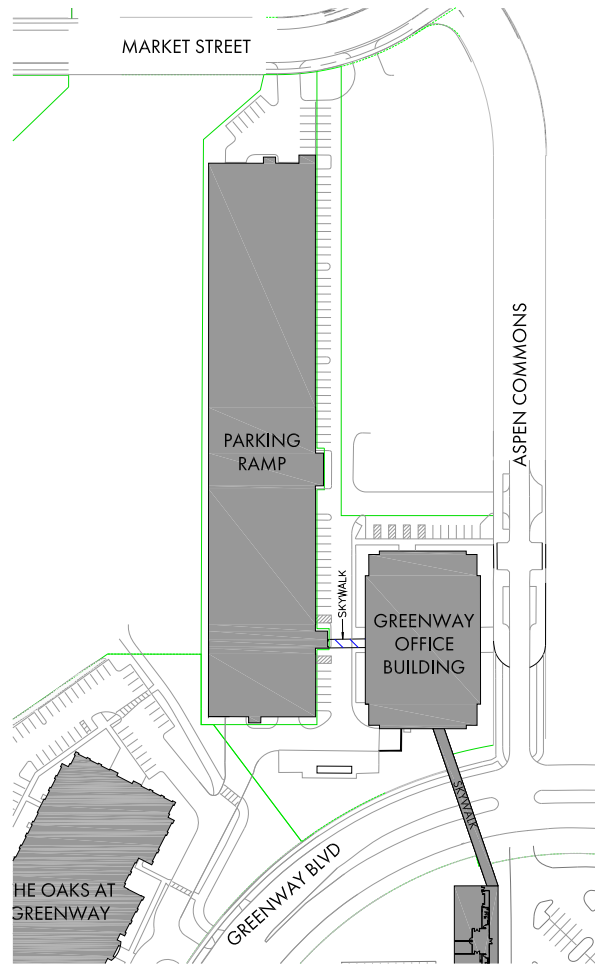
Unit #	Size	Availability
800	20,825 rsf	Immediately

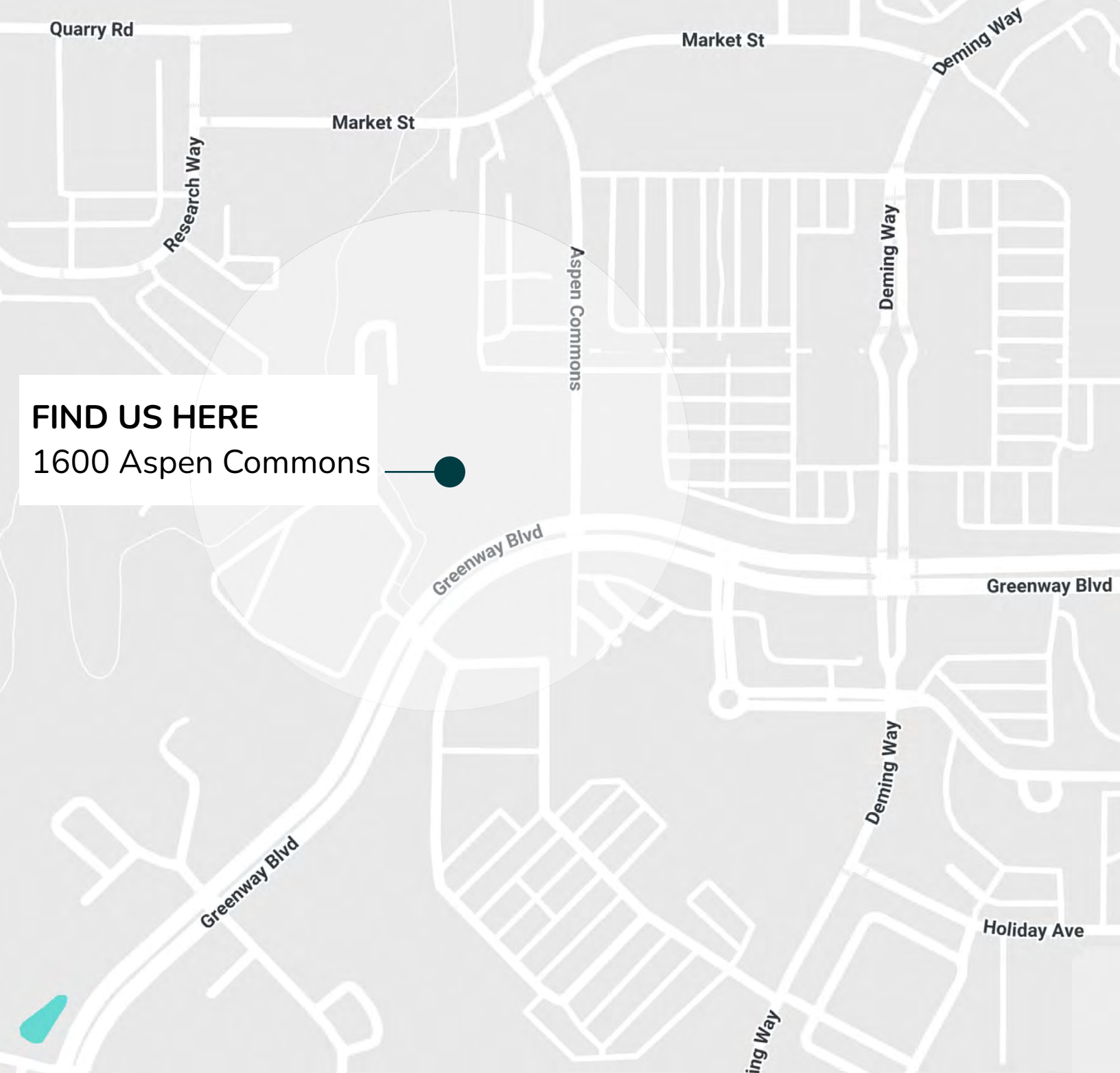


1600 ASPEN COMMONS
SUITE 800 - 20,825 SF



SITE MAP






FIND US HERE


1600 Aspen Commons





AREA DEMOGRAPHICS*

 206,972
Population

 252,251
Daytime Population

 192,240
Employees

 \$127,557
Avg. Household Income

 66.5%
Population with
Bachelor's, Graduate,
or Professional Degree

*Within 7 miles of 1600 Aspen Commons (2023 estimates)

• **Gross Leasable Area:** 225,457 SF

◦ **Key Tenants:** Capital Indemnity, and
Northwestern Mutual

◦ **Major Arterials & Access:** Greenway Blvd,
University Ave, W Beltline Highway

1600 ASPEN COMMONS GREENWAY CENTER

FOR OFFICE LEASING INQUIRIES

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ASSET MANAGEMENT

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