

**For Sale**

# Lake Mills Sourthern Lots: Agriculture & Residential

Parcel Numbers: *018-0713-2541-000, 018-0713-2544-000, 018-0713-2543-000, 018-0713-2542-000, 018-0713-2531-000*

Lots Sizes	5 Acres: Zoned A2 Up to 159 Acres Available Potential to rezone two 1-acre parcels to A-3
Price	Larger Parcels: \$0.75 / SF 5-Acre Parcel with Outbuildings: \$400,000

- Utilities vary depending on parcel and/or potential for residential
- Agricultural and/or potential for residential uses
- Fast growing municipality
- **South Barn:** 6,240 SF with 100 amp, single phase service with (2) overhead doors: (1) 12' x 24' and (1) 12' x 16'
- **North Barn:** 7,140 SF with 100 amp, single phase service with (2) overhead doors: (1) 12' x 16' and (1) 12' x 14'

## Contact Us

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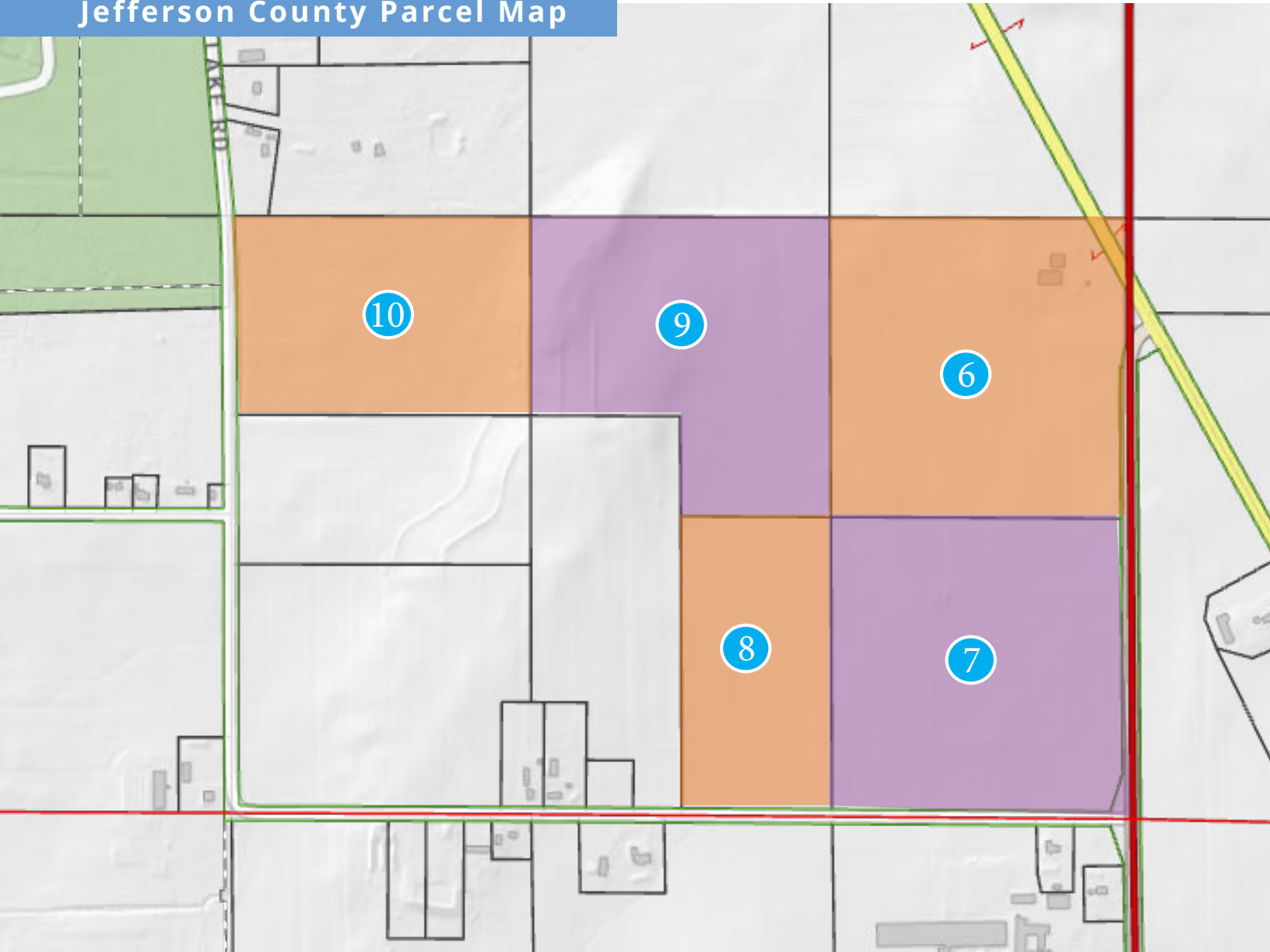
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## Lake Mills Highlights

- Strategic location between Madison and Milwaukee, both under an hour away, with direct access to I-94, giving businesses connectivity to two major labor pools and regional markets.
- Consistent population growth (~7.6% since 2020) and strong household incomes indicate a stable, expanding community with spending power
- Unique blend of small-town character and modern infrastructure, with growing business parks and access to regional supply chains and transportation corridors.
- High quality of life anchored by Rock Lake, parks, trails, and a walkable historic downtown helping attract both residents and workforce

## Jefferson County Parcel Map



## Parcel Details



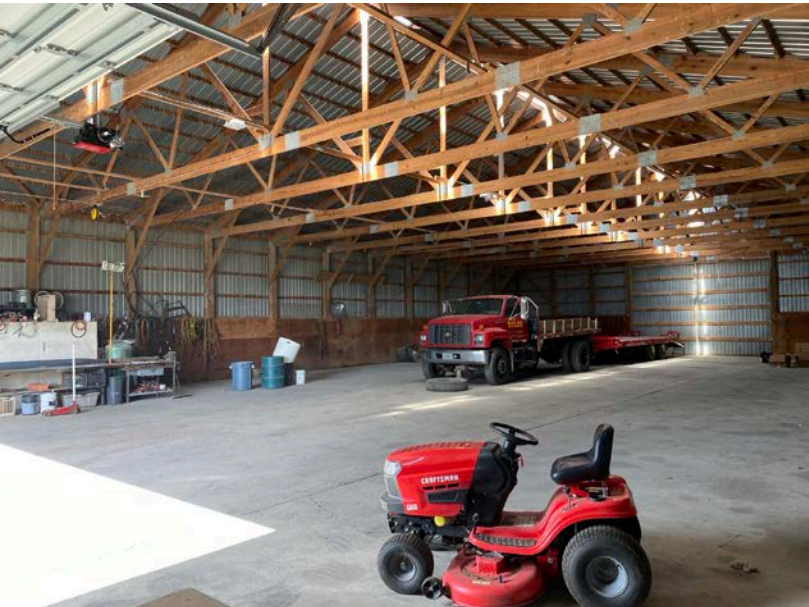
Map Pin	Parcel Number	Acres
6	018-0713-2541-000	39.81
7	018-0713-2544-000	39.53
8	018-0713-2543-000	20
9	018-0713-2542-000	33.33
10	018-0713-2531-000	26.66

Parcel Photos





Barn Photos





**Drive Times from Lake Mills:**



Capitol Square Madison:  
33 Minutes, 26 Miles



Dane County Regional Airport:  
27 Minutes, 24 Miles



Milwaukee Mitchel Intl Airport:  
58 Minutes, 59 Miles

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