

1214 ANN ST MADISON WI 53713

PROPERTY HIGHLIGHTS

- Unique training center layout with garage, welding stalls, classroom and office space
- Beltway Interchange at Fish Hatchery Rd and the Beltline
- Former Steamfitters training center
- Great Beltline Highway visibility

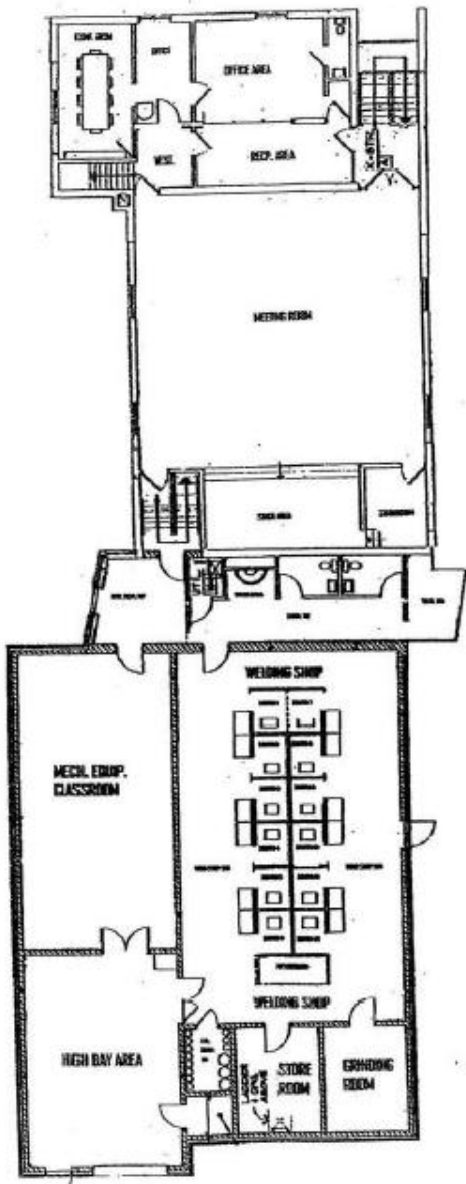
DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	11,123	96,320	170,000
Households	4,776	38,876	77,000
Median HH Inc	\$34,983	\$41,472	\$50,000
Employees	19,663	138,600	210,000

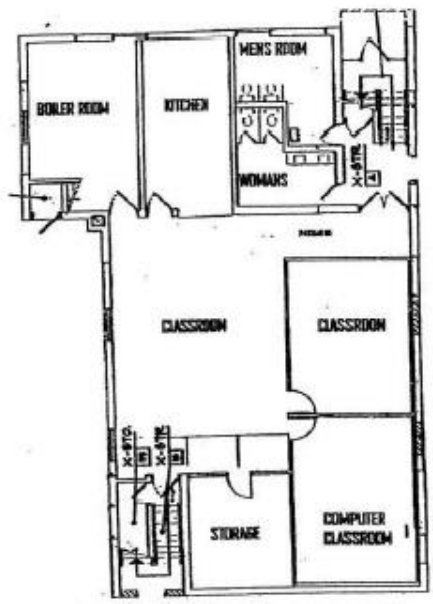
PROPERTY INFORMATION

Building Size	11,900 SF
Lot Size	1.134 Acres
Zoning	CC
Drive-In	14' Overhead Door
Construction	Masonry Block
Availability	NOW
Term and Rate	Negotiable

MADISON BUILDING



UPPER FLOOR



LOWER FLOOR

620 W BADGER RD MADISON WI 53713 608-257-2787

