



FOR SALE

16730 W NATIONAL AVE, NEW BERLIN, WI 53151

+/- 1.09 Acres of Commercial Land



Contact: Nick Zurich

nzurich@barrycre.com

262-765-0010

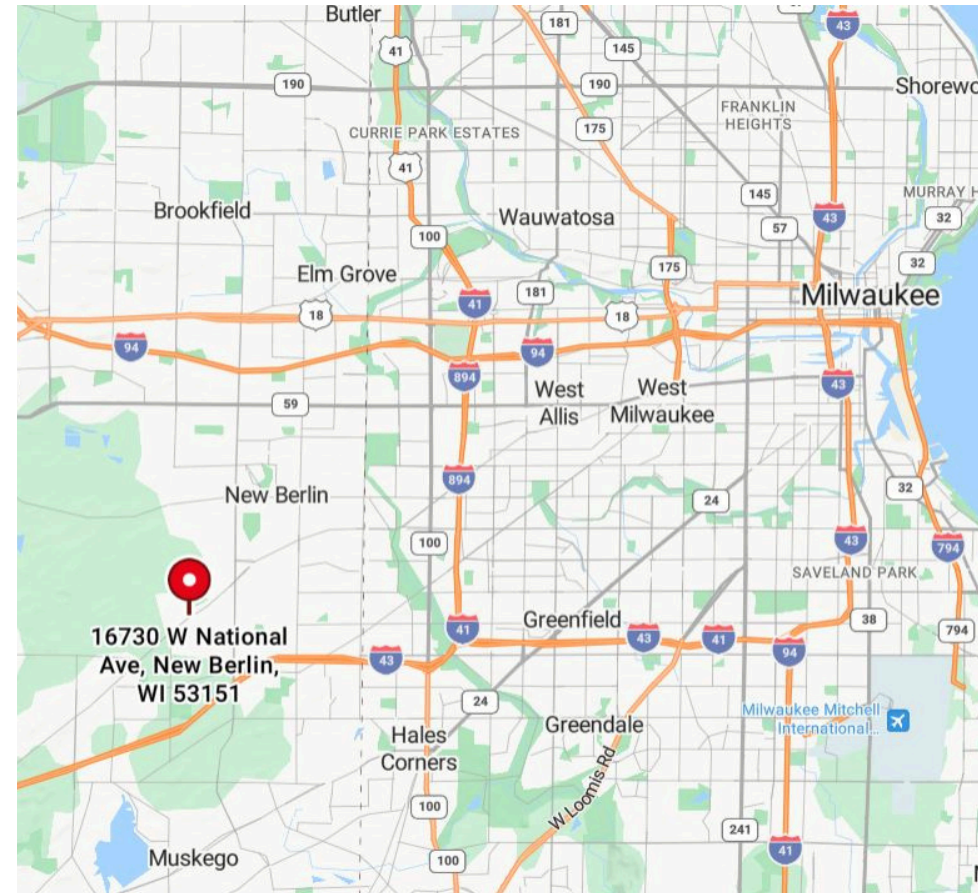
PROPERTY SUMMARY



Property Highlights

- *Zoning Ideal for: Retail or Restaurant*
- *Service Office: Dental; Spa; Hair*
- *Over 250' of frontage on National Ave.*
- *Excellent access to I-43 and I-94*

Area Location



Property Specifications

Site Size:	± 1.09 AC
Zoning Code:	B-2
Primary Street:	National Ave.
Primary Street Footage:	254.48'
Secondary Street:	Observatory Rd.
Secondary Street Footage:	187.23'
Traffic Count:	Between 6,400 - 10,000 VPD
Parcel Number:	NBC 1238999
2025 Taxes:	\$3,188.65

Asking Sale Price: \$600,000

Contact:

Nick Zurich

262-765-0010

nzurich@barrycre.com

The information contained herein was lawfully obtained from sources we consider reliable but may contain errors, omissions, approximations or outdated information. The Barry Company, Inc., its employees and independent contractors make no representations or warranties whatsoever regarding: (1) the accuracy of the information contained herein and (2) the physical or environmental condition of this property or any part of this property. Prospective purchasers are strongly encouraged to conduct an independent investigation of the condition of this property.

AREA INFORMATION



Demographics

	# of Households	Population	Daytime Population	Average HH Income
1 mile	1,485	3,827	1,918	\$132,852
3 miles	13,380	31,967	24,566	\$122,600
5 miles	50,223	117,706	68,714	\$118,307

Contact:

Nick Zurich

262-765-0010

nzurich@barrycre.com

The information contained herein was lawfully obtained from sources we consider reliable but may contain errors, omissions, approximations or outdated information. The Barry Company, Inc., its employees and independent contractors make no representations or warranties whatsoever regarding: (1) the accuracy of the information contained herein and (2) the physical or environmental condition of this property or any part of this property. Prospective purchasers are strongly encouraged to conduct an independent investigation of the condition of this property.