Commercial/Industrial 15115 W Hospital Road L \$3,500,000 1590750Active Hayward, WI 54843



RE Only Type: Lot Size: 0 x 0 x Acreage: 10.00

Taxes/Yr: \$1,261.67 / 2024 Tax ID: 41544

Addtl Tax IDs:

Well-Drilled Water:

Sewer: Serv Amps: 600 3-Phase Power:

Privy Parking Area: Terms:

AtBuilding Waterfront: Yes

County:

Municipality:

Apx Fin AG:

Apx Fin BG:

Building Dim: 140'x60'

Apx Fin SqFt: 8,400

Sawyer

8,400

Town of Hayward

Sprinkler: No

School District: Hayward Community Sidewall Ht: 20 Restrictive Cov: No Other Buildings: 40'x60' Current Occupant: MRS Common:

4 Season Water Front Type: River Water Front Ft: 950 Seasons:

Namekagon Yes/OWNEDFRONTAGE Lake/River Name: WtrFrnt Access: Lake Depth: 0

Lake Size: Water View: **River View** Slope:

RoadBtwWtrfrnt: Waterfront Elevation: Elevation Low 0 - 15

Door 1: 14' x 14' Loading Dock: No Door 2: 14' x 14' Loading Dock: No Door 3: 19' x 18' Loading Dock: No 7' x 34" Loading Dock: No Door 4: Loading Dock: No Door 5: 7' x 34" Door 6: 7' x 34" Loading Dock: No

Manufacturing/Warehouse, Office/Manufacturing, Warehouse Sub-Type:

Exterior Feat: Lighting

Interior Feat:

Basement: None Coolina: None Heating: **Forced Air** Foundation: **Poured** Fuel Source: Electric, Oil Exterior Const: **Metal** Road-Town Occupancy: At Closing Roads: Showing: **24** Hour Notice, Sign-on Property, Special-See Agent Zoning: Industrial

Remark, UseShowingTime

Internet:

Directions: Hwy 63 North to right on Hospital Rd, cross Namekagon River bridge, property on right.

10-acre industrial property with 950+ ft of Namekagon River frontage just 2 miles NE of Hayward, WI. Prime Remarks:

location at the intersection of Hospital & Airport Roads. Directly across from Sawyer County Airport. Steel-framed main building is 140'x60' with 20' sidewalls, connected to a 3-sided 60'x40' steel-framed shop. Includes three overhead doors (19'x18', 14'x14', 14'x14'), three utility entry doors, raised office space, and two overhead heaters. Electrical service: 480v/600 amp (capable of 800 amp). Zoned industrial with potential for heavy equipment service, manufacturing, hangar use, or future waterfront development. Hayward is the county seat of Sawyer County, known for its natural beauty, outdoor recreation, and regional airport access. Airport Details: https://www.airnav.com/airport/khyr; Hayward Community: https://haywardareachamber.com/; Sawyer

County Resources: https://sawyercountygov.org/

PRT NENE Lot 1 CSM 32/265 #7899 Legal:

Condition Report: Seller Financing: Seller Fin Remarks:

> Prepared By: Gary Nathan **Email:** nathan@garynathan.com

Woodland Developments & Realty Office Ph#: 715-634-2110

15563 Railroad St. Preferred Ph#: 715-699-4040

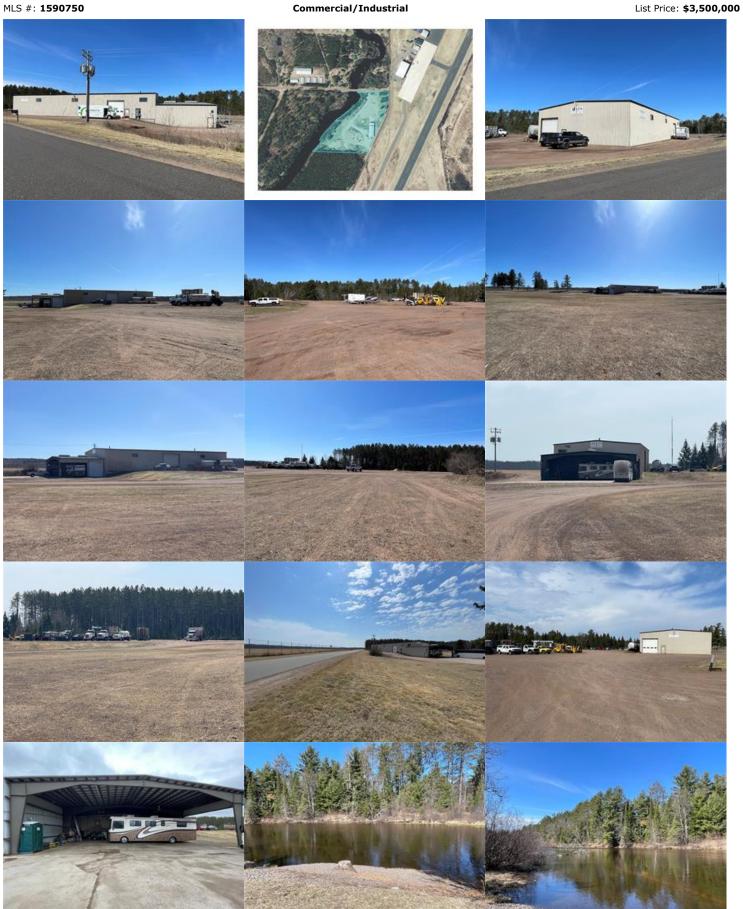
Hayward, WI 54843 Certs:

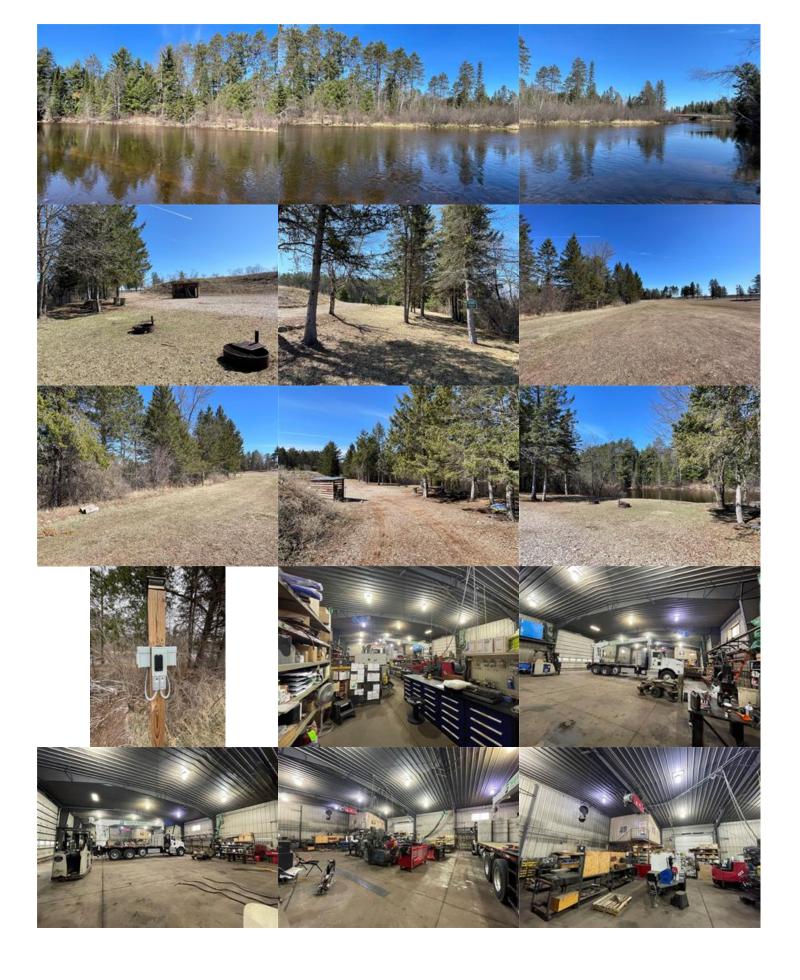
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Commercial/Industrial







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