

For Lease

Class A Retail & Office Space

849 E Washington Avenue
Madison, WI 53703

BAKERS PLACE

Rental Rate: \$40.00/SF MG

For More Information



Matt Apter
608.852.3001
mapter@cresa.com

cresa

Although the data herein is obtained from sources deemed reliable, no warranty or representation, express or implied, is made as to the accuracy of the information herein, and it is subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by our principals.



849 E Washington Ave
Madison, WI 53703



Space Profile

Available Space: Historic “Bakery” Building

Suite #1: 1,321 SF
Suite #2: 3,312 SF (divisible)
2a: 727 SF
2b: 2,585 SF

New “Bakers Place” Tower

Suite #3: 1,100 SF
Suite #4: 2,250 SF

Lease Rate: \$40.00/SF MG

Expenses: Utilities & Janitorial

Term: 5 + years

Year Built: 2024-2025

Rental Concessions: Landlord is willing to provide funds to be applied to initial build out

Description

This dynamic project blends modern sustainability with historic character and features:

- Prominent East Washington Avenue frontage
- 206 luxury apartment units
- LEED certification
- Exceptional visibility and abundant natural light
- Green roofs designed for stormwater management
- Hybrid mass timber tower construction
- Sustainable, energy-efficient design

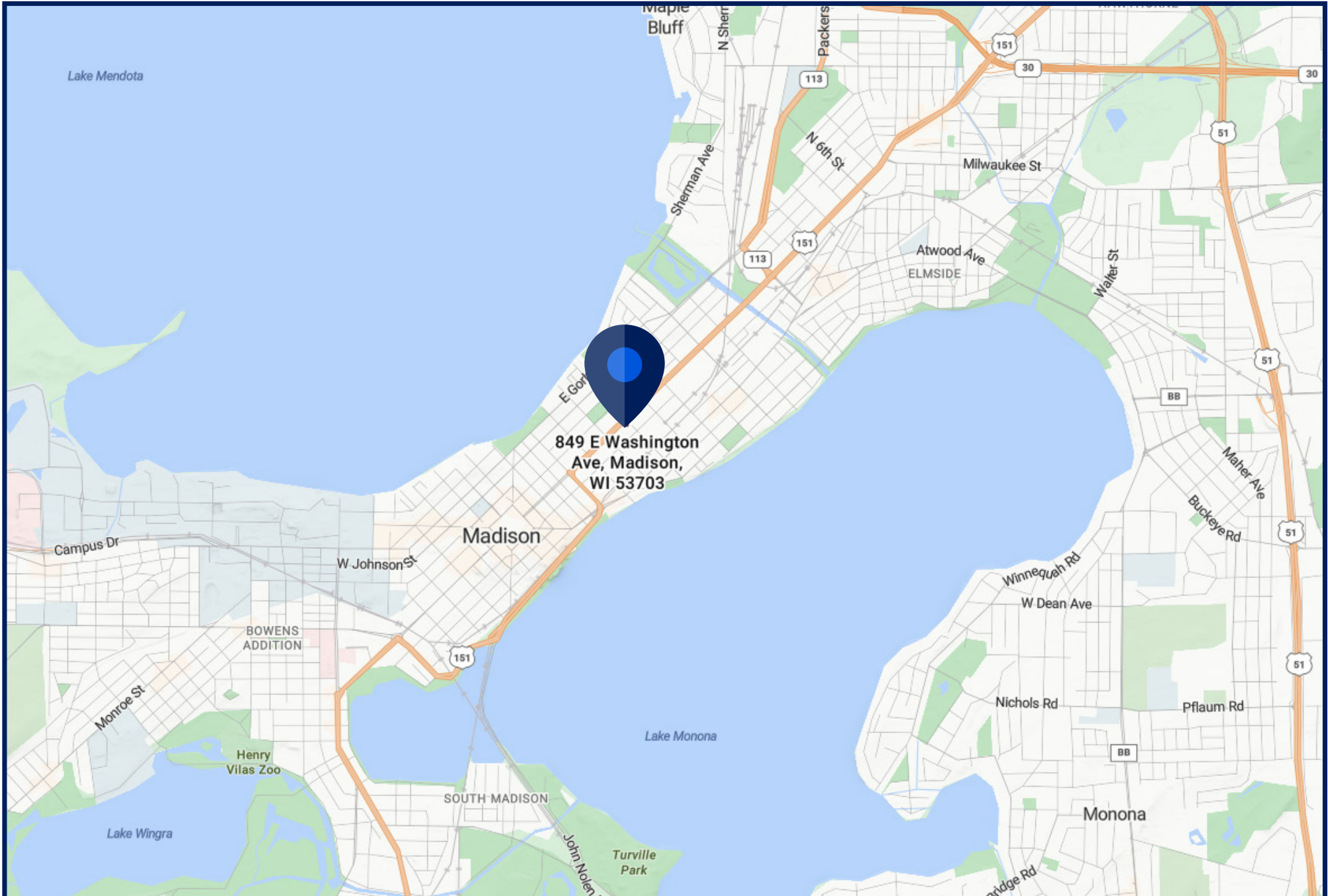
Bakers Place introduces a modern mixed-use destination that blends new construction with the character of downtown Madison

Retail and commercial opportunities range from 727 SF to 3,312 SF, offering flexible options to launch or grow your business.

Additional lower-level space is available beneath Suite #2b (see floor plan for details)

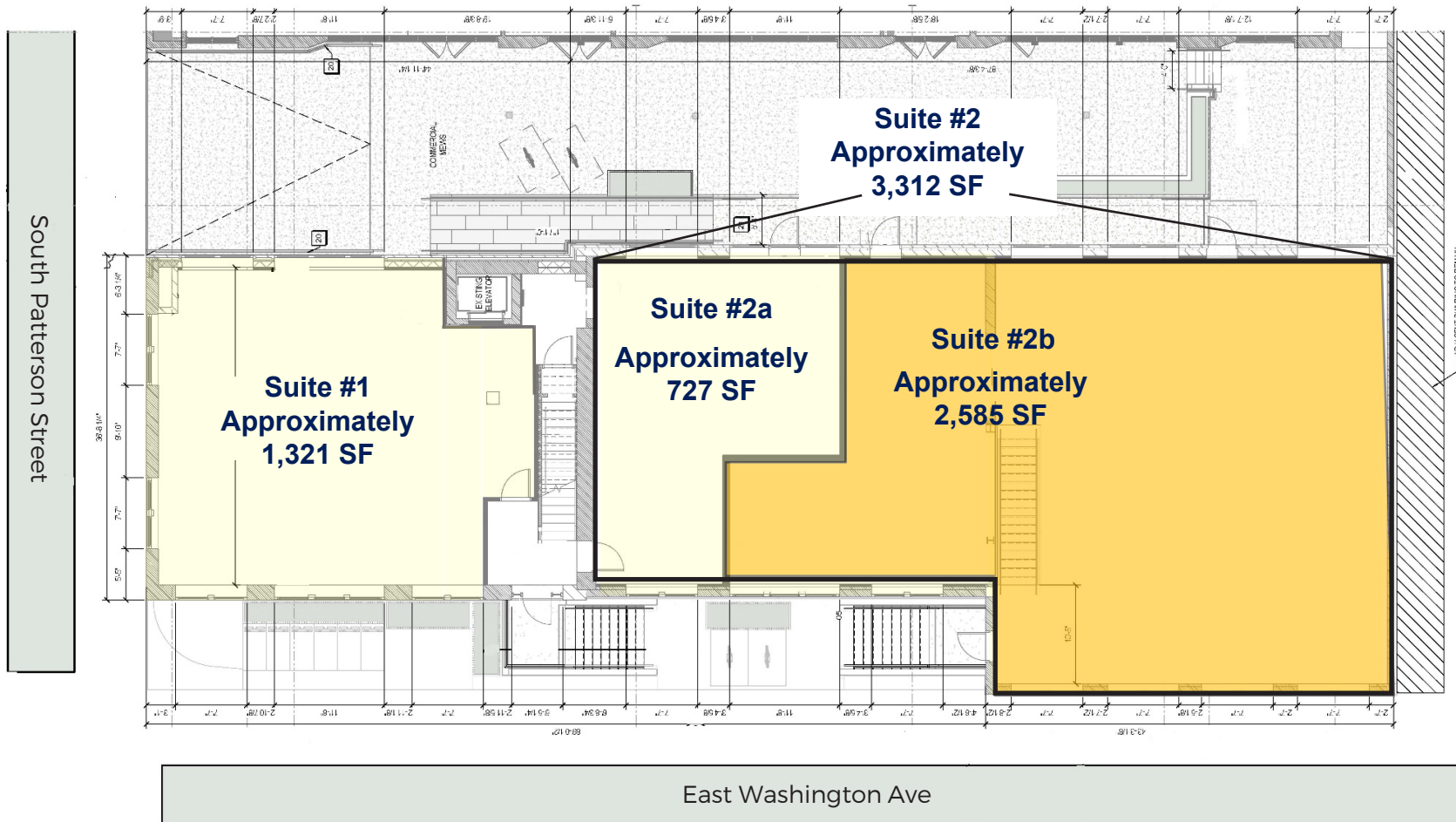
LOCATION

849 E Washington Ave



HISTORIC BAKERY BUILDING PLAN

849 E Washington Ave



cresa

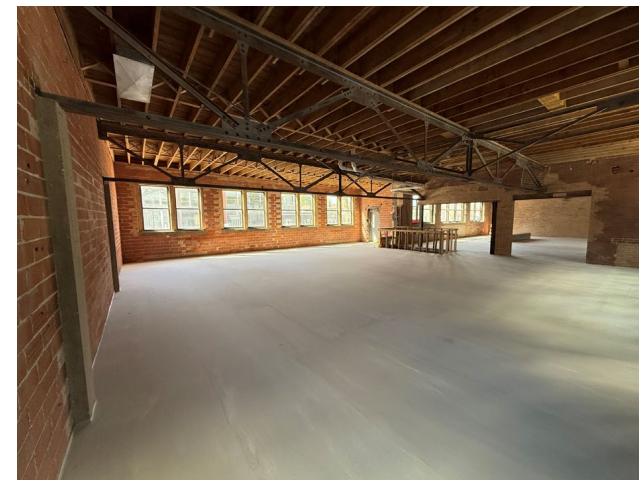
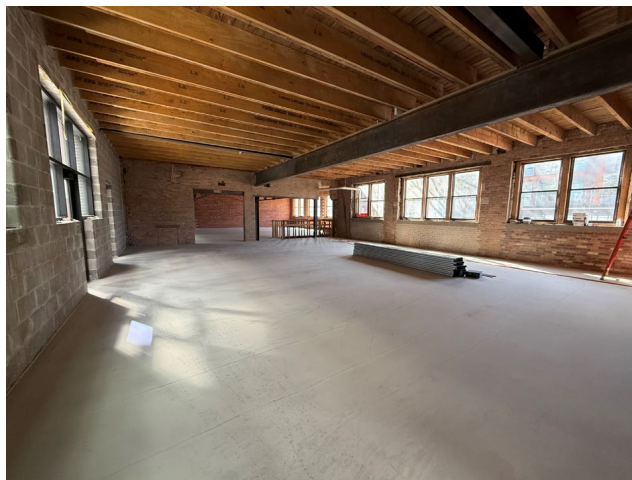
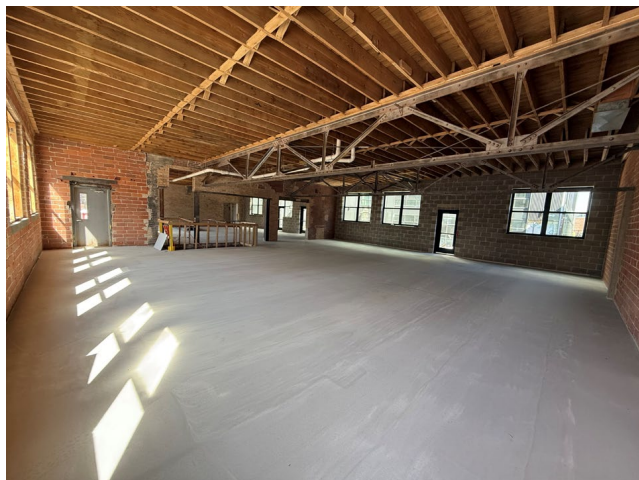
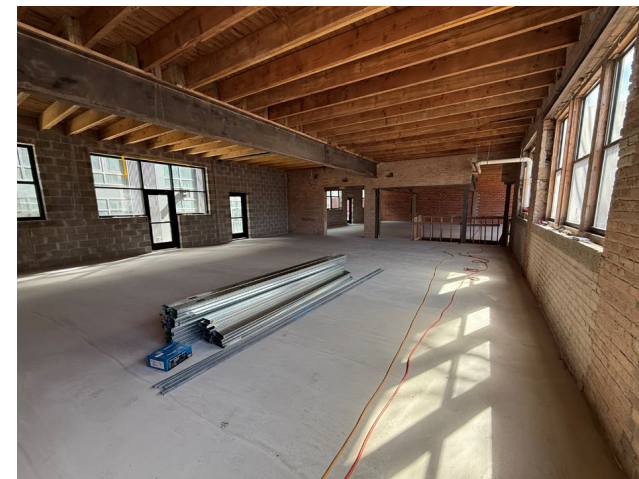
For More
Information



Matt Apter
608.852.3001
mapter@cresa.com

INTERIOR PHOTOS

849 E Washington Ave



cresa

For More
Information



Matt Apter
608.852.3001
mapter@cresa.com

RENDERINGS

849 E Washington Ave



RESTAURANT CONCEPT



SALON/SPA CONCEPT



cresa

For More
Information



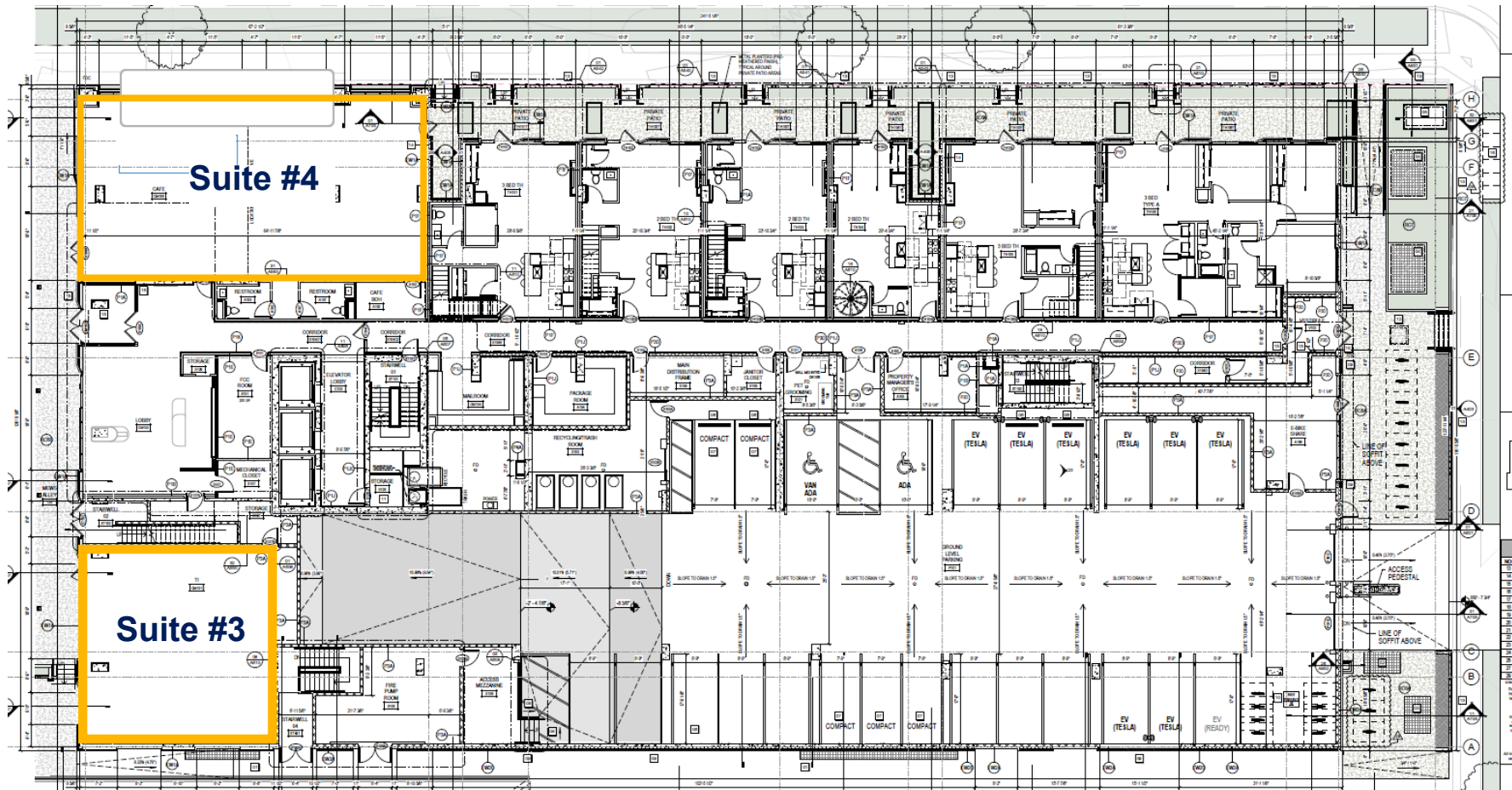
Matt Apter
608.852.3001
mapter@cresa.com

BAKERS PLACE TOWER PLAN

849 E Washington Ave

Suite #3: 1,100 SF

Suite #4: 2,250 SF



cresa

For More
Information

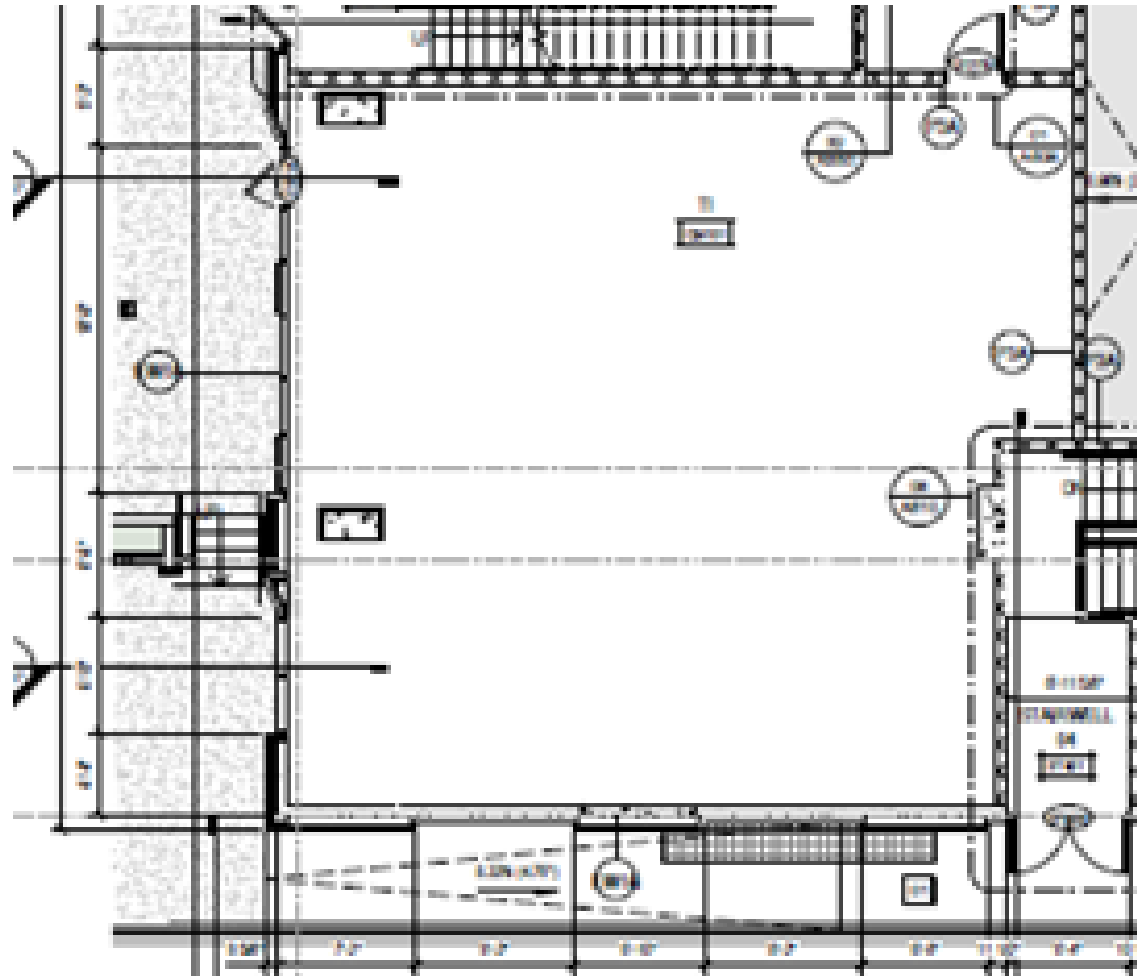


Matt Apter
608.852.3001
mapter@cresa.com

SUITE 3 FLOOR PLAN

849 E Washington Ave

1,100 SF



cresa

For More
Information



Matt Apter
608.852.3001
mapter@cresa.com

RENDERINGS PROPOSED CAFÉ FLOOR PLAN

849 E Washington Ave



cresa

For More
Information



Matt Apter
608.852.3001
mapter@cresa.com