

**N3020 STATE ROAD 16 -
Town of Medary, Wisconsin 54601**



THE
DAN STACEY
TEAM

RE/MAX Results
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La Crosse, WI 54601
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MLS #: 1881992
Property Type: Comm/Industrial
Price: \$780,000
Taxes: \$6,317 / 2023
Name of Business:
Est. Year Built: 1960
Year Established:

Directions: HIGHWAY 16 BETWEEN LA CROSSE AND ONALASKA ON EAST SIDE, TOWN OF MEDARY



Lease Amount: \$ per
Vacancy Allowance: \$
Avg Rent/SqFt: \$0
Expenses Include: None; Other
Avg Ceiling Height: 8'-10'
Truck Door Height: 6'-8'; 9'-12'

Sched. Gross Income: \$0
Gross Operating Inc: \$0
Total Operating Exp: \$0
Net Operating Income: \$0

HIGH VISIBILITY/SOLID GRADE CONSTRUCTION 6000 SF MULTI-USE COMMERCIAL (CURRENTLY: OFFICE, SHOWROOM, DRIVE-IN WAREHOUSE/SHOP SPACE) PROPERTY BETWEEN LA CROSSE & ONALASKA ON 1.4 +/- ACRES. FEATURES: PLENTY OF PARKING, SEVERAL LARGE OPEN SHOWROOM AREAS, MULTIPLE OFFICES, SEPARATE ENTRANCES INCLUDING OVERHEAD DOOR FOR DRIVE IN WAREHOUSING CAPABILITIES, EASILY DIVIDED INTO 2 SPACES FOR FLEXIBLE OCCUPANCY/TENANCY, MULTIPLE MENS/WOMENS RESTROOMS, NEW FURNACES, PRIOR KITCHEN SPACE/BREAKROOM, PLENTY OF STORAGE (BASEMENT+SHED) & HIGH TRAFFIC COUNT. BRING YOUR IDEAS AS THIS LOCATION IS: WELL SUITED FOR MANY PURPOSES (PRIOR RESTAURANT), HAS EASY ACCESS TO POPULATION BASE AND WOULD BE EASY TO SPLIT SPACE FOR 2 OCCUPANTS. OWNER OCCUPIED FOR YOUR BUSINESS OR LONG TERM INVESTMENT OPPORTUNITY!

Listing Office: RE/MAX Results: 505801
608-781-7629
608-781-7577
<https://results.net/>

Listing Agent: Dan Stacey : 156200
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Prepared by The Dan Stacey Team, on Monday, July 08, 2024 3:50 PM.