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COMMERCIAL REAL ESTATE OPPORTUNITY



# REDEVELOPMENT OPPORTUNITY

Located just off Interstate 90/94 by Exit 87 in Wisconsin Dells, this 7 acre commercial parcel is ready to be transformed into possible Hotel/Resort, Retail, Multifamily, Restaurant, Attraction or Office Space/Coworking Space.



### HOTEL/RESORT

Being the Waterpark Capital of the World, Wisconsin Dells brings in nearly half a billion dollars per year in lodging.\*



### RETAIL

The Wisconsin Dells is a retailer's dream with average consumer spending over \$226,000,000 per year.\*



### RESTAURANT

Wisconsin Dells is a dining hotspot with average annual consumer spending over \$358,000,000.\*

\*Data provided by Wisconsin Dells Visitor & Convention Bureau 2021



**LIST PRICE**  
**\$1,475,000.00**

### **PROPERTY SUMMARY**

|                  |                 |
|------------------|-----------------|
| Parking Spaces:  | 55 Spaces       |
| Street Frontage: | 185 Ft.         |
| Lot Size:        | 7 Acres         |
| Taxes:           | \$27,965 (2025) |
| List Price:      | \$1,475,000.00  |

### **PROPERTY HIGHLIGHTS**

- Located in the heart of Wisconsin Dells just off of interstate 90/94
- Multiple development opportunities
- Great road frontage



## PROPERTY LOCATION

- 650 S Frontage Road Wis. Dells, WI 53965
- Located in the heart of the Waterpark Capital of the World, Wisconsin Dells.
- Near several major resorts and tourist destinations.
- 1 hour drive from Madison, WI
- 2 hour drive from Milwaukee, WI
- 3.5 hour drive from Minneapolis, MN
- 3.5 hour drive from Chicago, IL



# INTERSTATE EXIT 87 LOCATION

Contact Wisconsin Dells Realty's commercial brokerage team for additional information on the property and redevelopment possibilities.



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