

For Sale

300 S Pelham ST, Rhinelander, WI

Stand Alone Office In Downtown Rhinelander Business District



PROPERTY HIGHLIGHTS

- TOTAL SPACE AVAILABLE 1920 SF
- 0.29 Acres
- 2 Entrance Doors
- 13 Parking Spots
- Corner Lot in Downtown
- 233 Feet Road Frontage
- **SALE PRICE: \$350,000**



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300 S Pelham ST, Rhinelander , WI



PROPERTY ARIEL



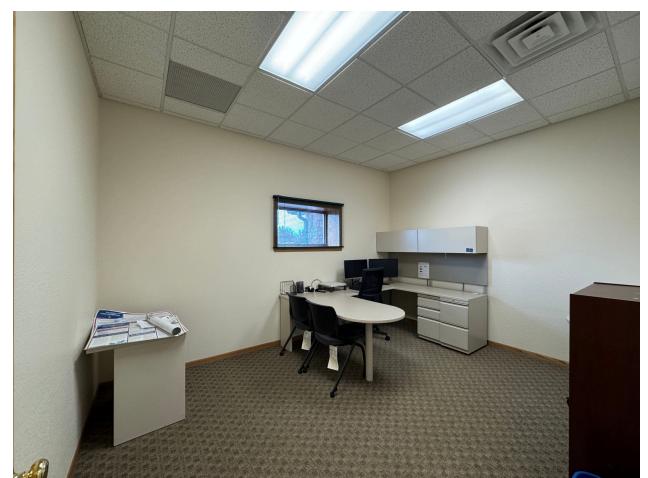
PROPERTY SURVEY



PROPERTY FEATURES

- **Large Private Offices**
- **Large Open Reception Area**
- **Kitchen/Break room**
- **Conference Room**
- **2 Private Updated Bathrooms**
- **2 Entrance Doors, One Covered**
- **Private Parking Lot for 13 Spots**
- **HVAC: AC/Heat throughout**
- **220 AMP**
- **Zoned B-2 Central Business**
- **Walkable to Downtown Main St**
- **Remodeled and Updated**
- **TAXES (2024) \$6155**
- **Buyer to verify all information**

SALE PRICE: \$350,000





Oneida County

Population

Rhinelander Population: 8,185

Oneida County Population: 37,845

Median Family Income:

\$69,621



Prominent Industries in the Region:

- Healthcare & Social Assistance
- Retail Trade
- Manufacturing
- Agriculture/Forestry/Fishing/Hunting
- Educational Services
- Mining/Quarrying/Oil/Gas Extraction
- Nicolet College

Web links:

<https://www.ocedc.org>

<https://business.rhinelanderchamber.com>

<https://explorerhinelander.com/>

<https://www.co.oneida.wi.us>

<https://oneidacountywi.com/>

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