



## 1130 Sextonville Rd

1130 Sextonville Rd, Richland Center, WI 53581



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## 1130 Sextonville Rd

\$9.00 - \$12.00 /SF/YR

- May be leased in total, partial or by office.
- Available to view by appointment only....



Rental Rate: \$9.00 - \$12.00 /SF/YR

Property Type: Office

Building Class: C

Rentable Building Area: 5,000 SF

Year Built: 2003

Walk Score ®: 35 (Car-Dependent)

Rental Rate Mo: \$0.75 /SF/MO

## 1st Floor

1	Space Available	1,700 SF	• May be leased in total, partial or by office. • Available to view by appointment only.
	Rental Rate	\$9.00 /SF/YR	
	Date Available	Now	
	Service Type	Industrial Gross	
	Built Out As	Standard Office	
	Space Type	Relet	
	Space Use	Office	
	Lease Term	3 - 5 Years	

## 1st Floor Ste 101 Reception

2	Space Available	126 SF	Office space with reception windows
	Rental Rate	\$9.00 /SF/YR	
	Date Available	August 05, 2025	
	Service Type	Industrial Gross	
	Space Type	Relet	
	Space Use	Office	
	Lease Term	3 - 5 Years	

## 1st Floor Ste 102

3	Space Available	140 SF
	Rental Rate	\$9.00 /SF/YR
	Date Available	August 04, 2025
	Service Type	Industrial Gross
	Space Type	Relet
	Space Use	Office
	Lease Term	3 - 5 Years

## 1st Floor Ste 103 Vault

4	Space Available	108 SF	Vault door without locking mechanism, pad lock added.
	Rental Rate	\$9.00 /SF/YR	
	Date Available	August 04, 2025	
	Service Type	Industrial Gross	
	Space Type	Relet	
	Space Use	Flex	
	Lease Term	3 - 5 Years	

### 1st Floor Ste 104

5

Space Available	178 SF
Rental Rate	\$9.00 /SF/YR
Date Available	August 04, 2025
Service Type	Industrial Gross
Space Type	Relet
Space Use	Office
Lease Term	3 Years

### 1st Floor Ste 105

6

Space Available	130 SF
Rental Rate	\$9.00 /SF/YR
Date Available	August 04, 2025
Service Type	Industrial Gross
Space Type	Relet
Space Use	Office
Lease Term	3 - 5 Years

### 1st Floor Ste 106

7

Space Available	124 SF
Rental Rate	\$9.00 /SF/YR
Date Available	August 04, 2025
Service Type	Industrial Gross
Space Type	Relet
Space Use	Office
Lease Term	3 Years

### 1st Floor Ste 107

8

Space Available	132 SF	-Private door-Built in desk
Rental Rate	\$12.00 /SF/YR	
Date Available	August 04, 2025	
Service Type	Industrial Gross	
Space Type	Relet	
Space Use	Office	
Lease Term	3 - 5 Years	

## 2nd Floor

9	Space Available	3,294 SF
	Rental Rate	\$9.00 /SF/YR
	Date Available	August 04, 2025
	Service Type	Industrial Gross
	Built Out As	Standard Office
	Space Type	Relet
	Space Use	Office
	Lease Term	3 - 5 Years

## 2nd Floor Ste 201

10	Space Available	330 SF
	Rental Rate	\$9.00 /SF/YR
	Date Available	August 04, 2025
	Service Type	Industrial Gross
	Space Type	Relet
	Space Use	Office
	Lease Term	3 - 5 Years

## 2nd Floor Ste 202

11	Space Available	180 SF
	Rental Rate	\$9.00 /SF/YR
	Date Available	August 04, 2025
	Service Type	Industrial Gross
	Space Type	Relet
	Space Use	Office
	Lease Term	3 - 5 Years

## 2nd Floor Ste 205

12	Space Available	140 SF	Office 206 access through this space would be good to lease together for private office and public space.
	Rental Rate	\$9.00 /SF/YR	
	Date Available	August 04, 2025	
	Service Type	Industrial Gross	
	Space Type	Relet	
	Space Use	Office	
	Lease Term	3 Years	

## 2nd Floor Ste 206

13

Space Available	115 SF	Access through office 205 only would be good to lease together for private office and public space.
Rental Rate	\$9.00 /SF/YR	
Date Available	August 04, 2025	
Service Type	Industrial Gross	
Space Type	Relet	
Space Use	Office	
Lease Term	3 - 5 Years	

## 2nd Floor Ste 207

14

Space Available	180 SF
Rental Rate	\$9.00 /SF/YR
Date Available	August 04, 2025
Service Type	Industrial Gross
Space Type	Relet
Space Use	Office
Lease Term	3 - 5 Years

## 2nd Floor Ste 208

15

Space Available	100 SF
Rental Rate	\$9.00 /SF/YR
Date Available	August 04, 2025
Service Type	Industrial Gross
Space Type	Relet
Space Use	Office
Lease Term	3 - 5 Years

## 2nd Floor Ste 209

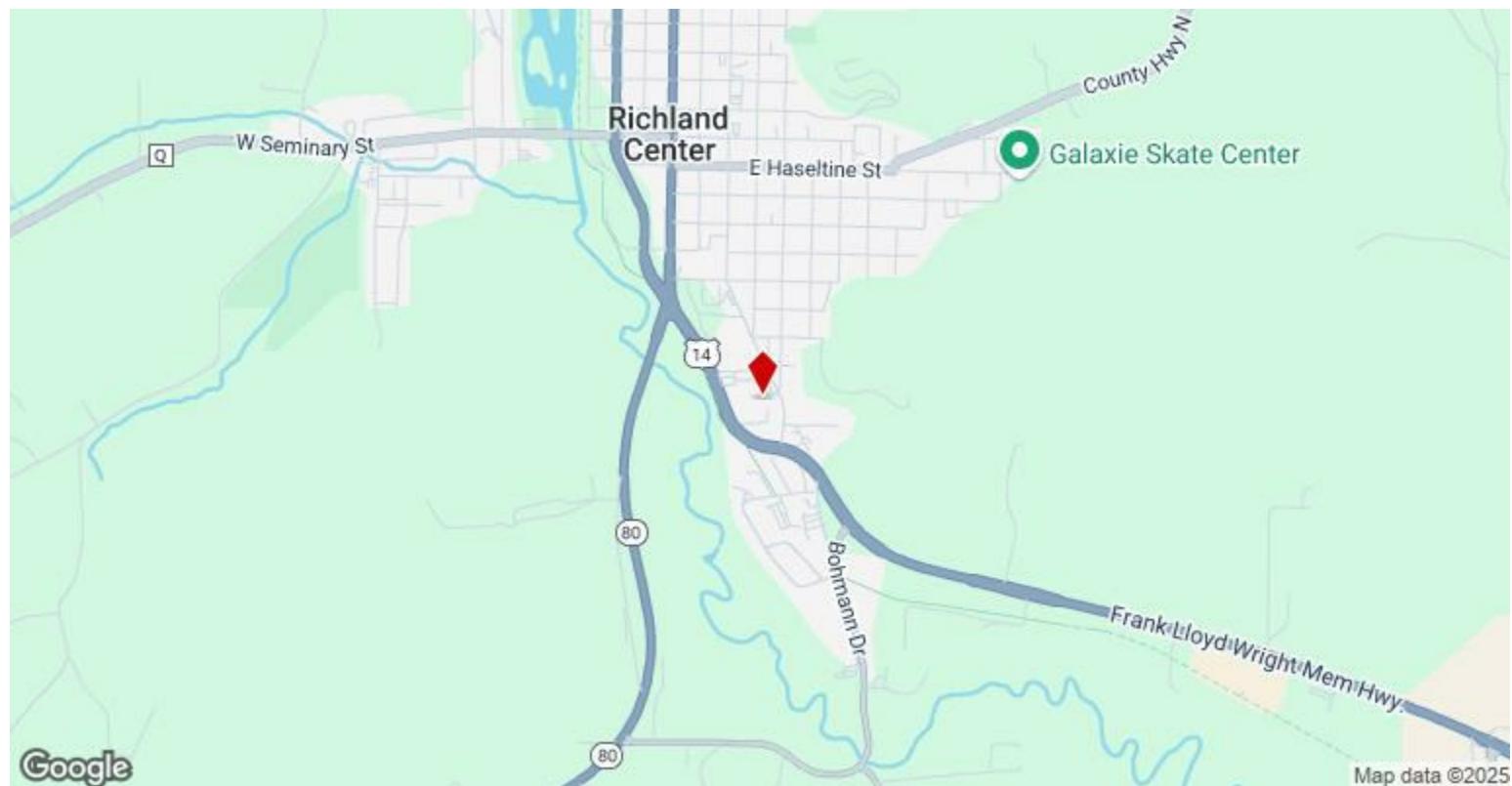
16

Space Available	130 SF
Rental Rate	\$9.00 /SF/YR
Date Available	August 04, 2025
Service Type	Industrial Gross
Space Type	Relet
Space Use	Office
Lease Term	3 - 5 Years

## Major Tenant Information

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Tenant	SF Occupied	Lease Expired
Lori Knapp Inc	-	
Seats Inc	-	
Thrivent Financial	-	



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## Property Photos



## Property Photos

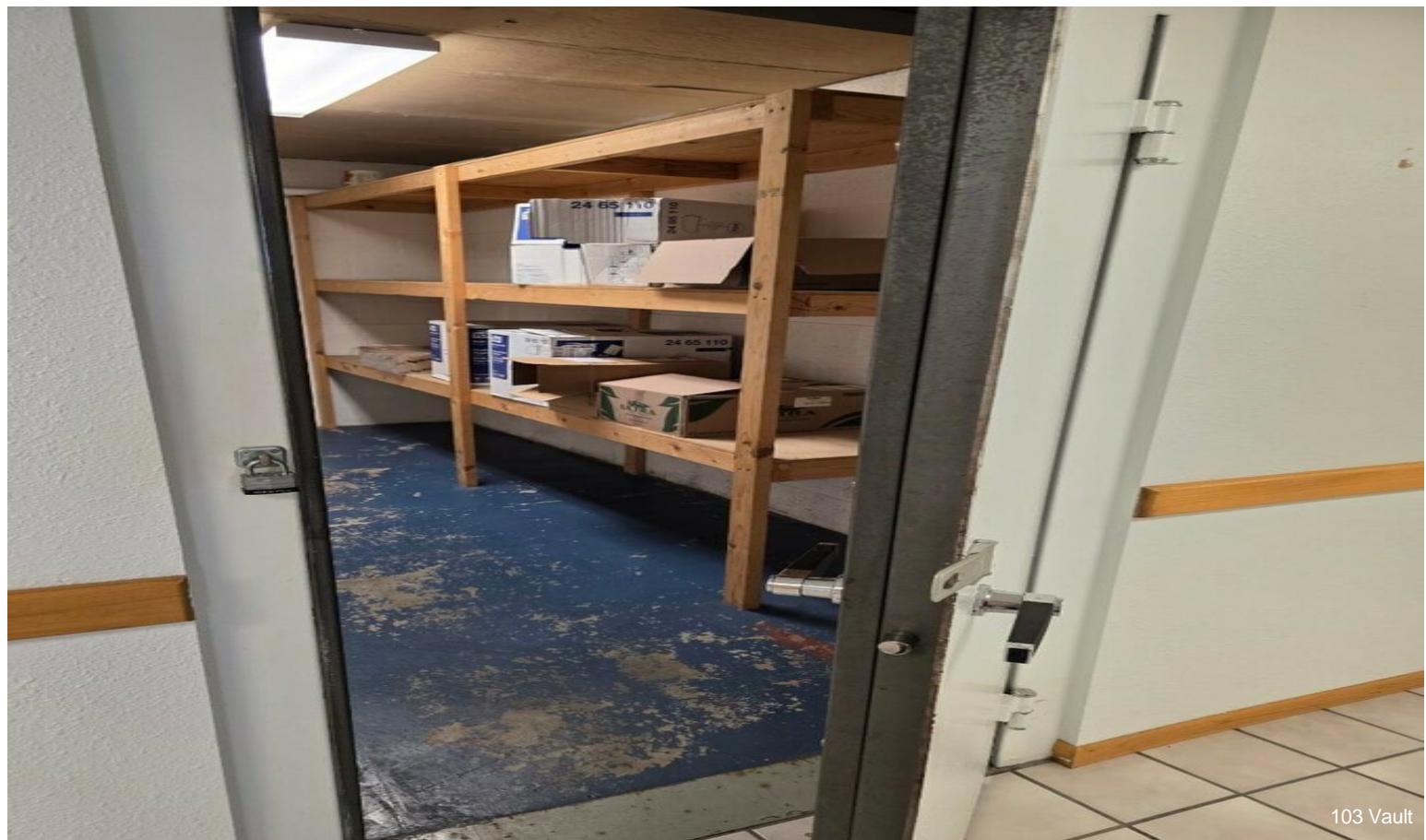


101 Reception



102

## Property Photos



103 Vault



104

## Property Photos



## Property Photos

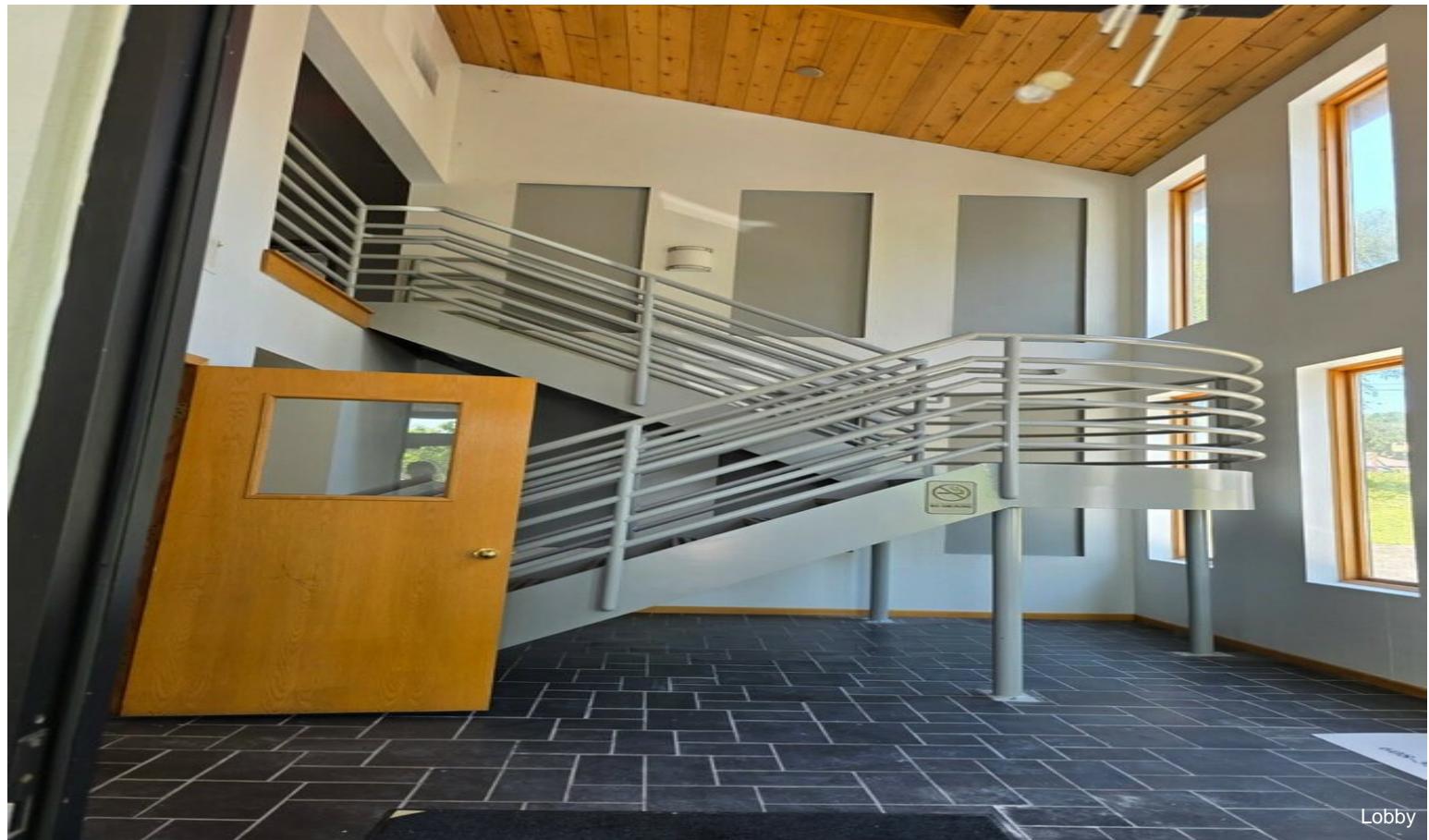


107



107 Door

## Property Photos



## Property Photos



Right Hallway



Reception Area

## Property Photos



## Property Photos

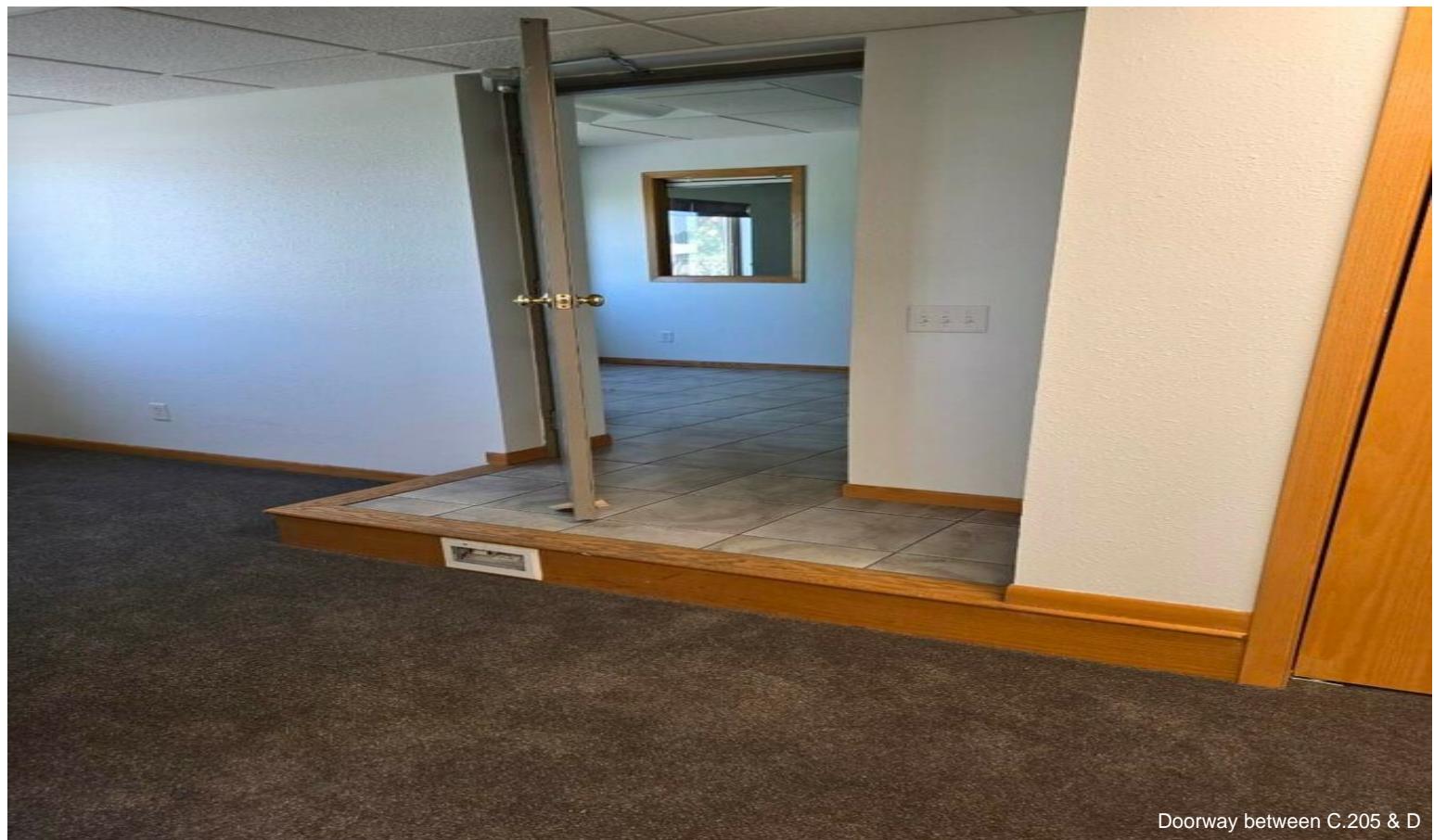


Kitchenette (2)

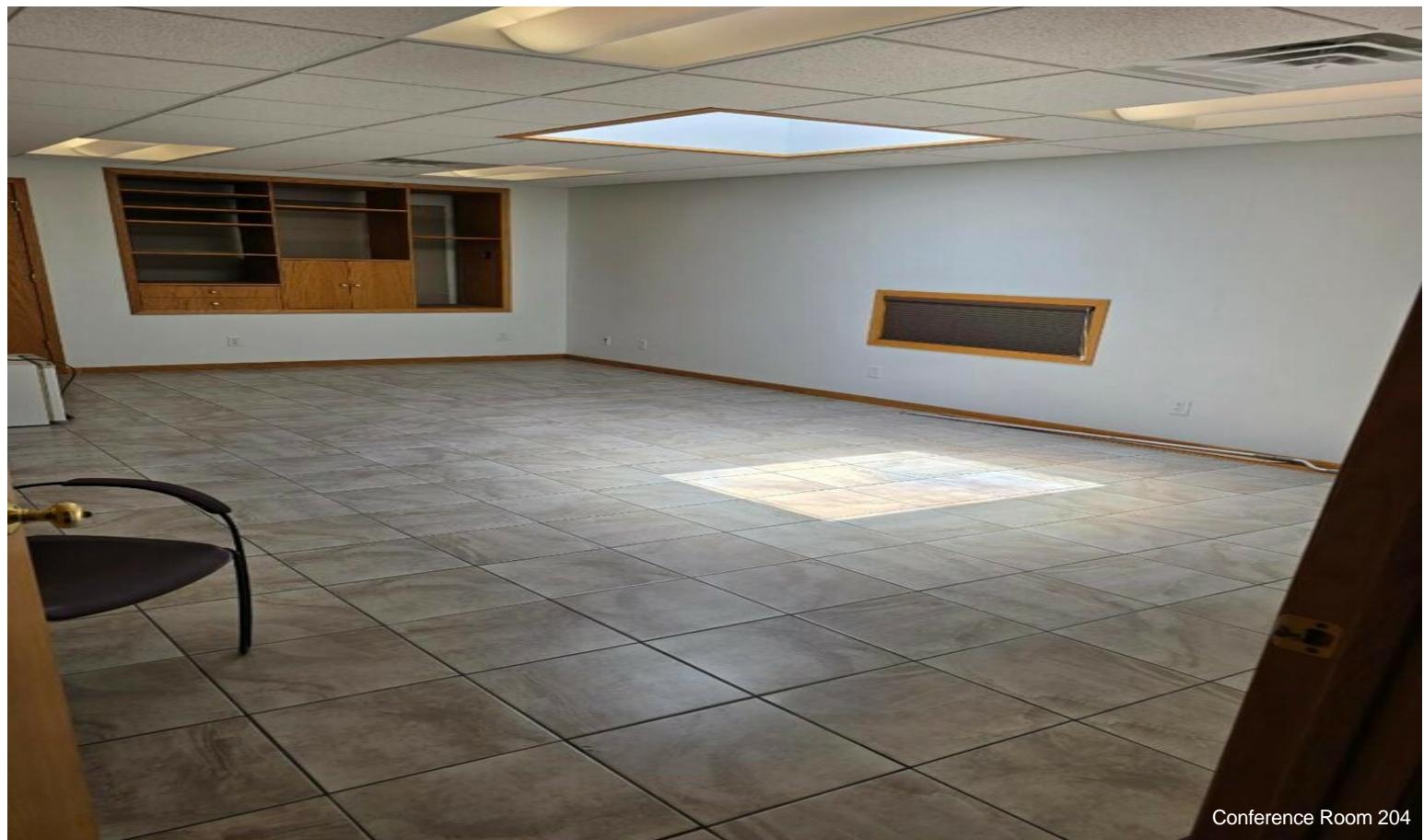


Front Hallway

## Property Photos

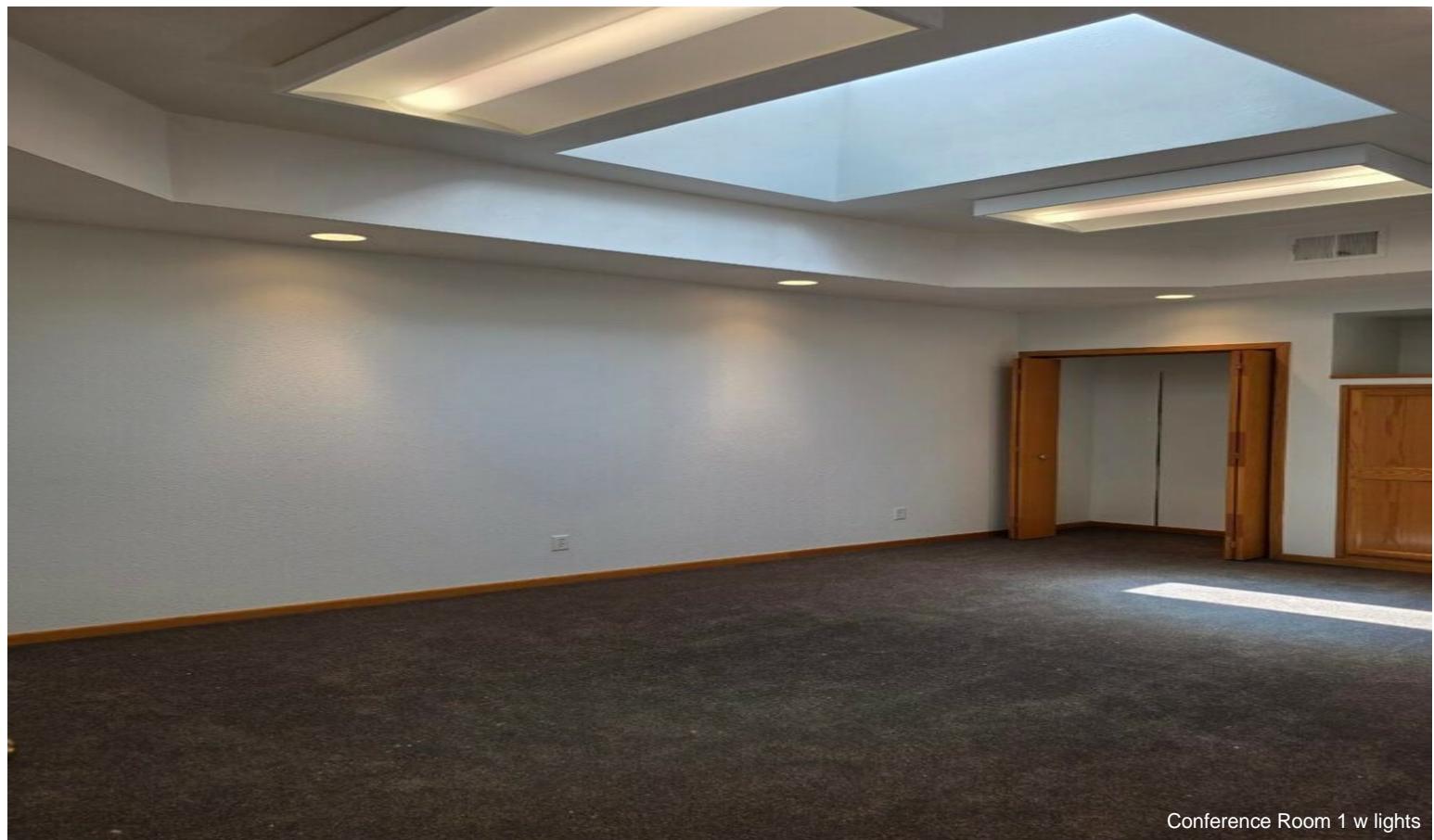


Doorway between C.205 & D



Conference Room 204

## Property Photos

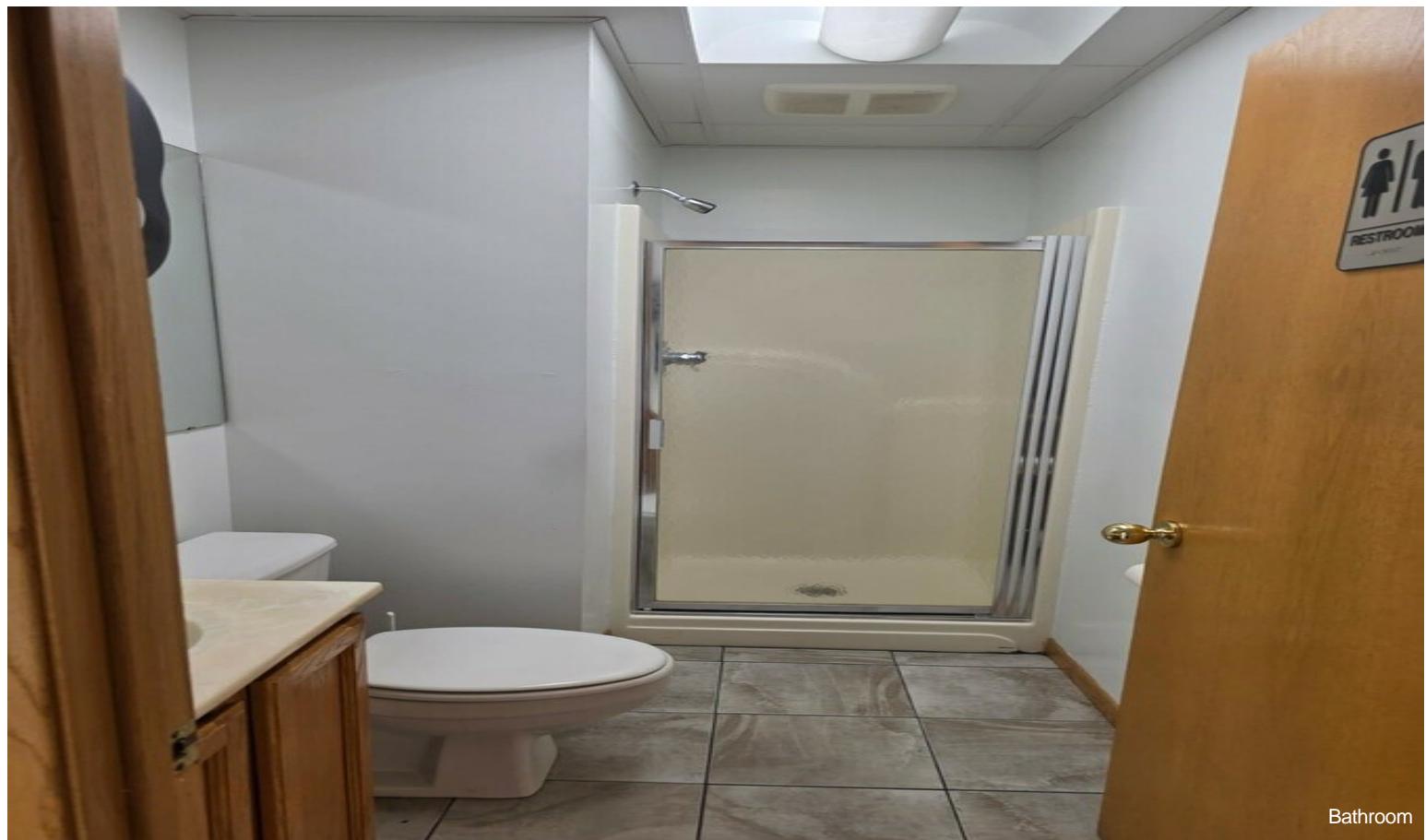


Conference Room 1 w lights

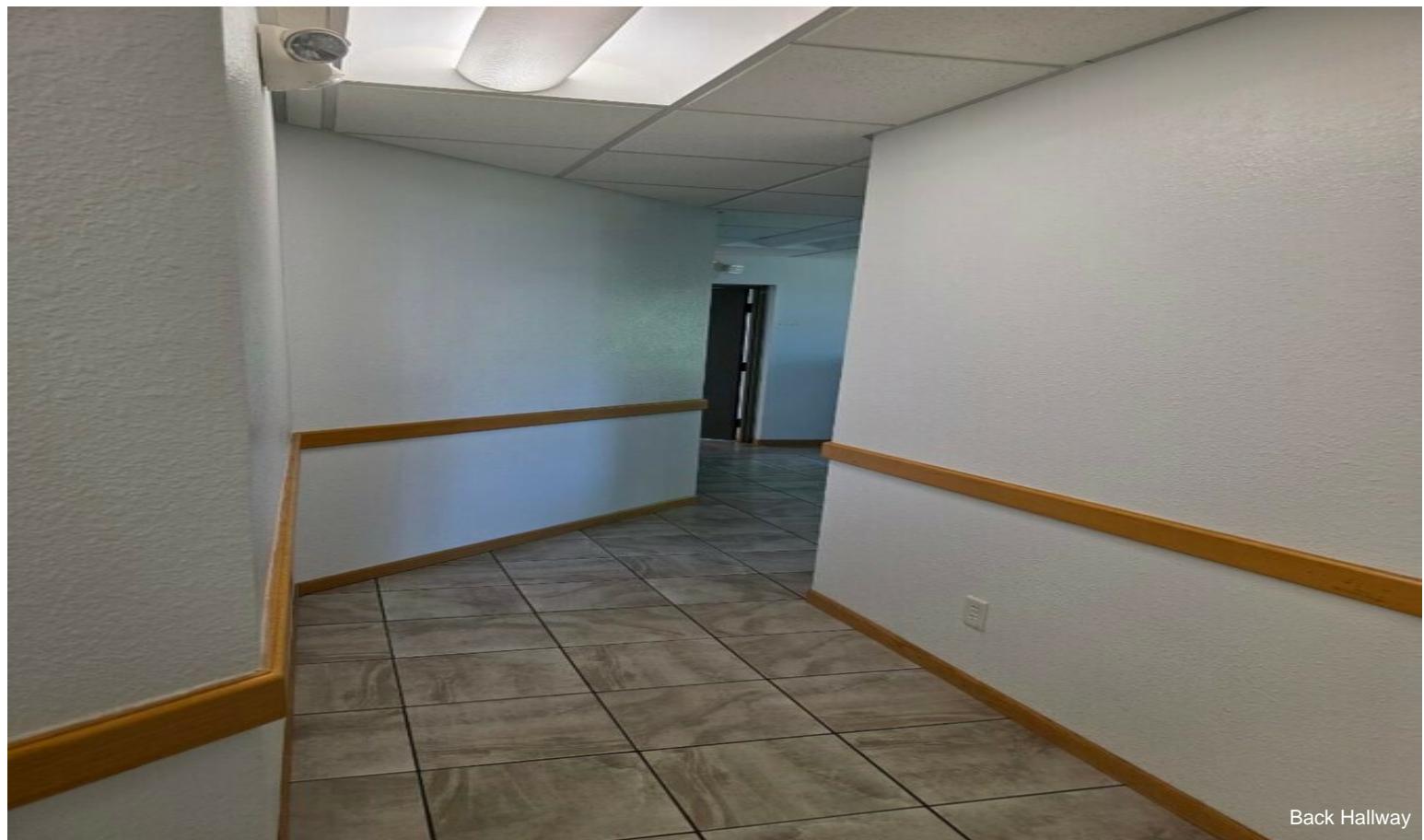


Conference Room 1 Natural

## Property Photos



Bathroom

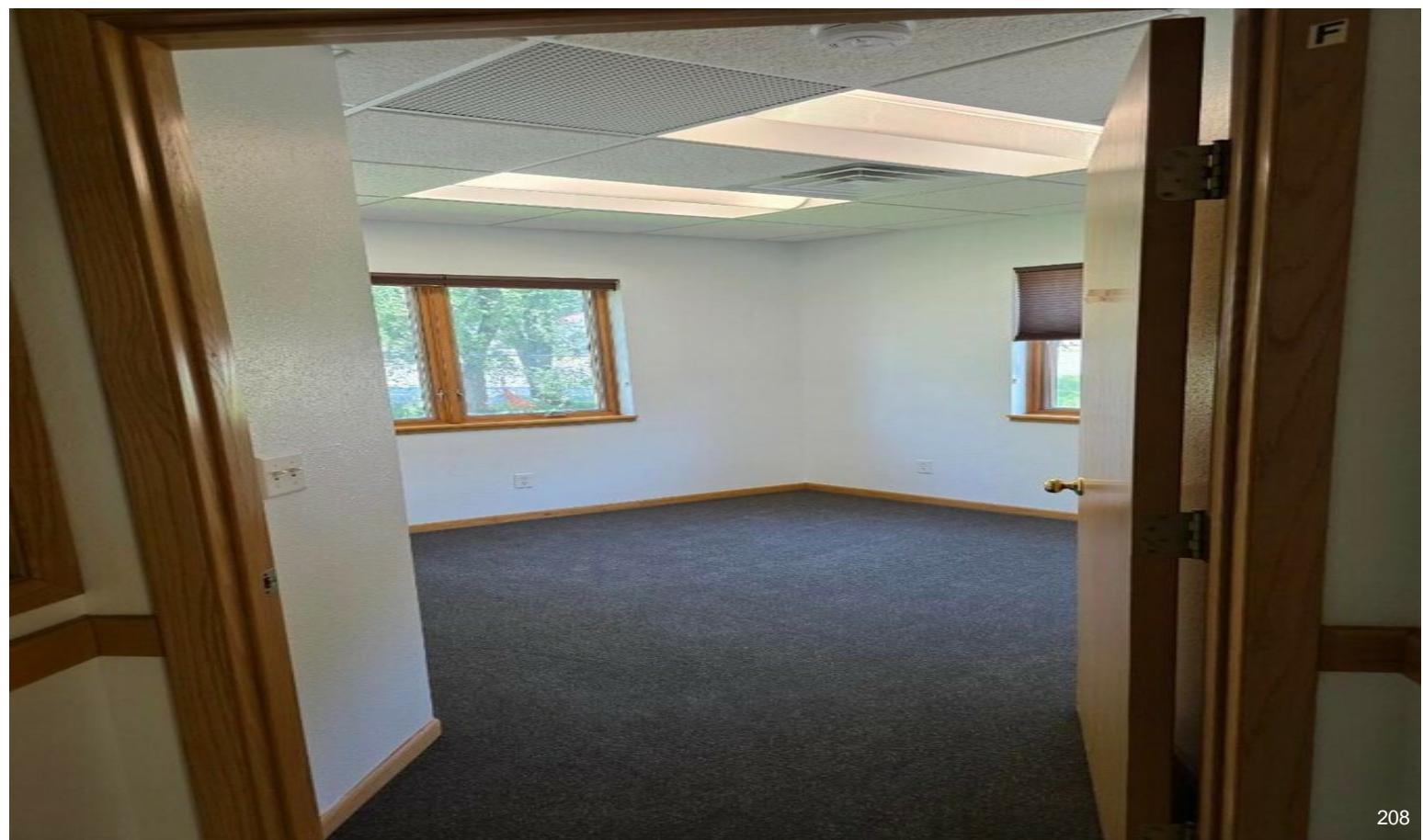


Back Hallway

## Property Photos



209



208

## Property Photos

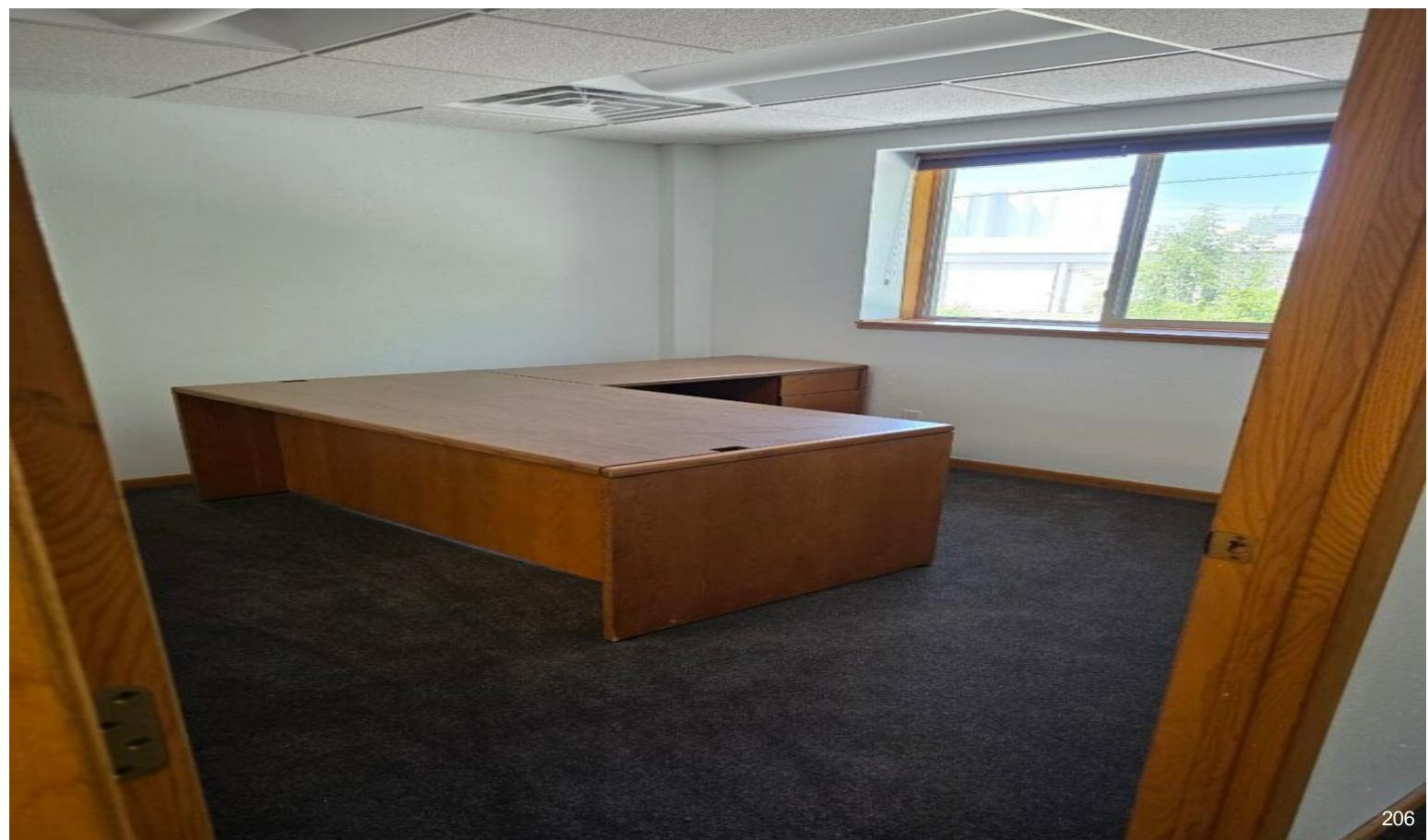


208 (2)



207

## Property Photos

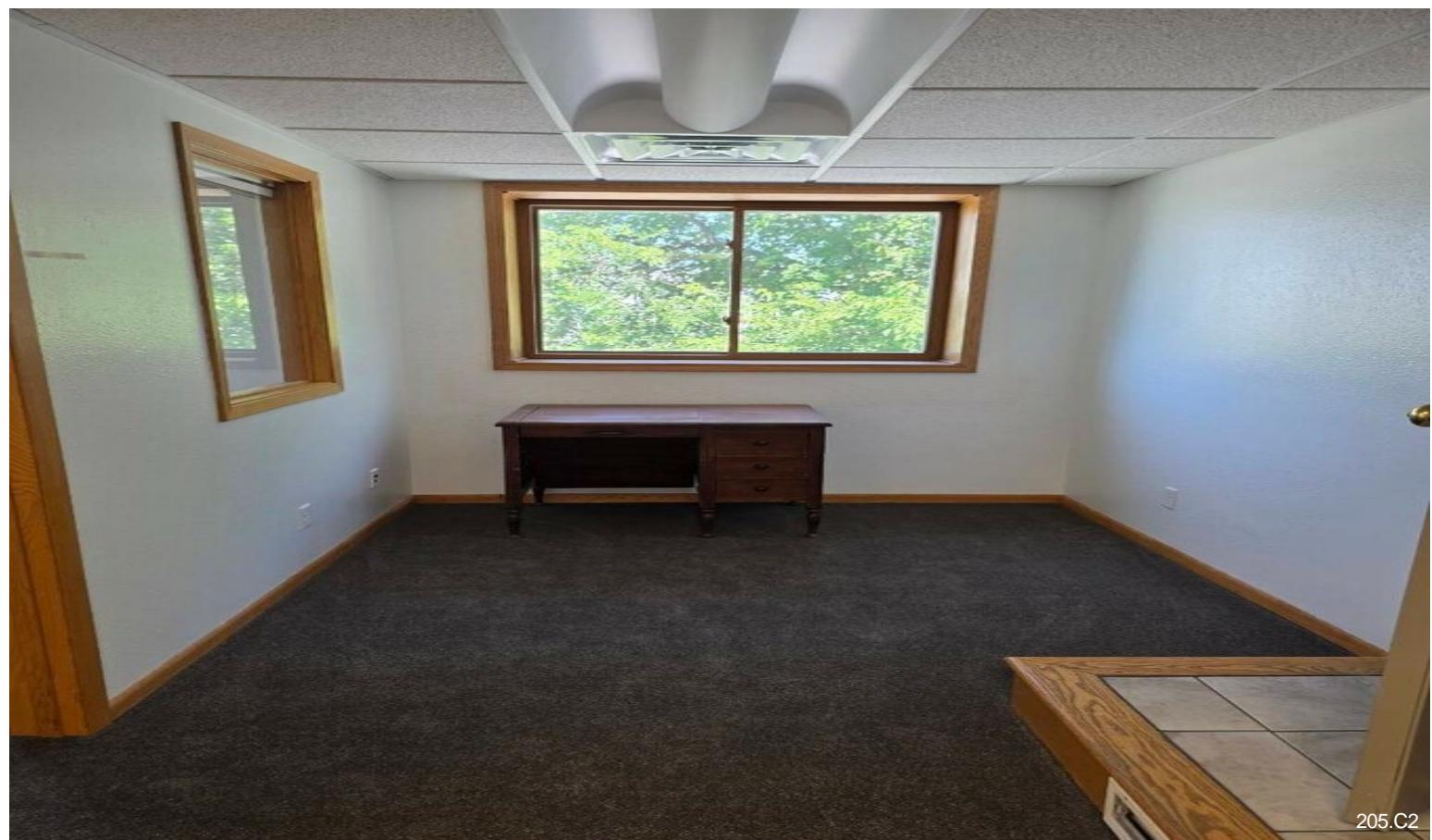


206

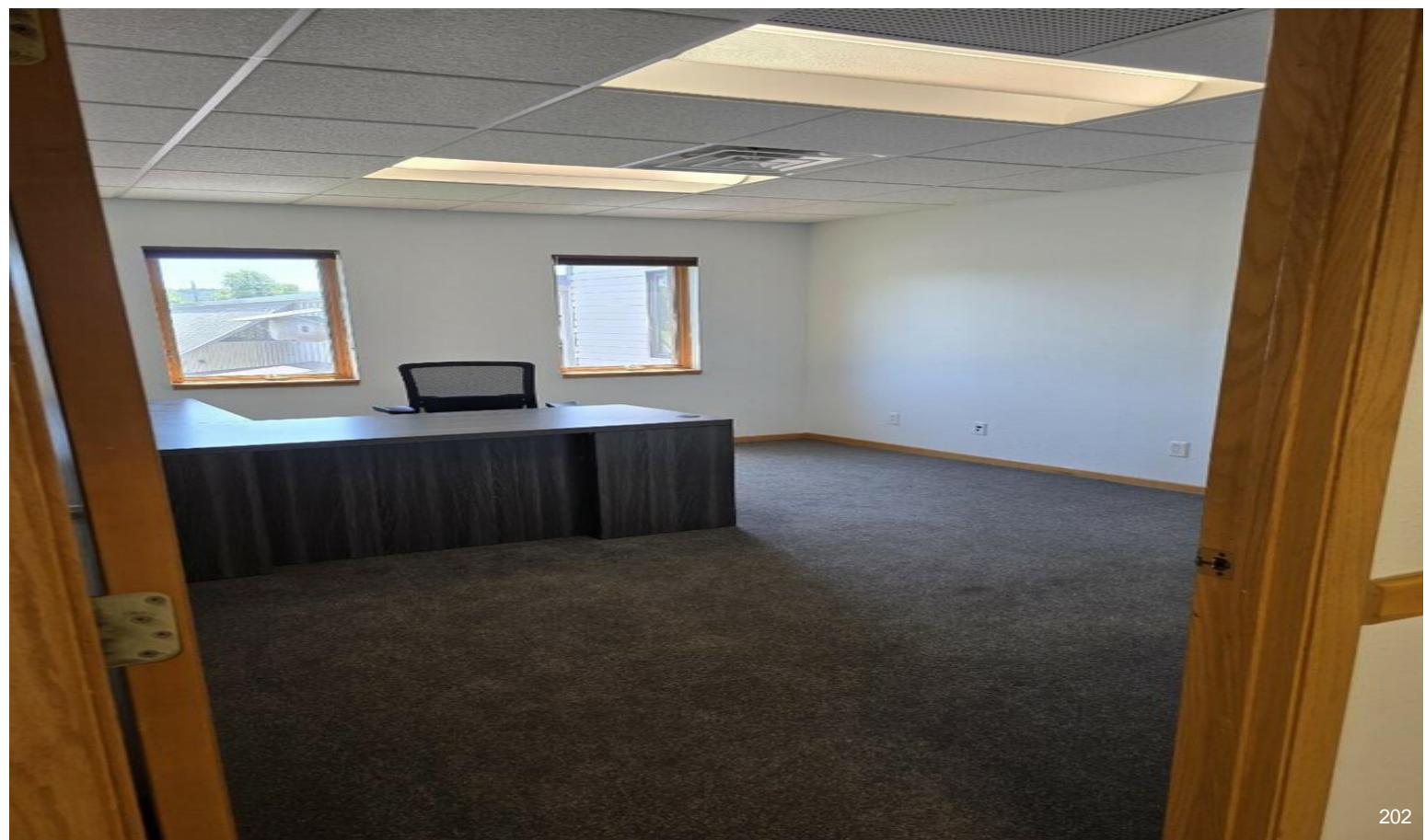


205

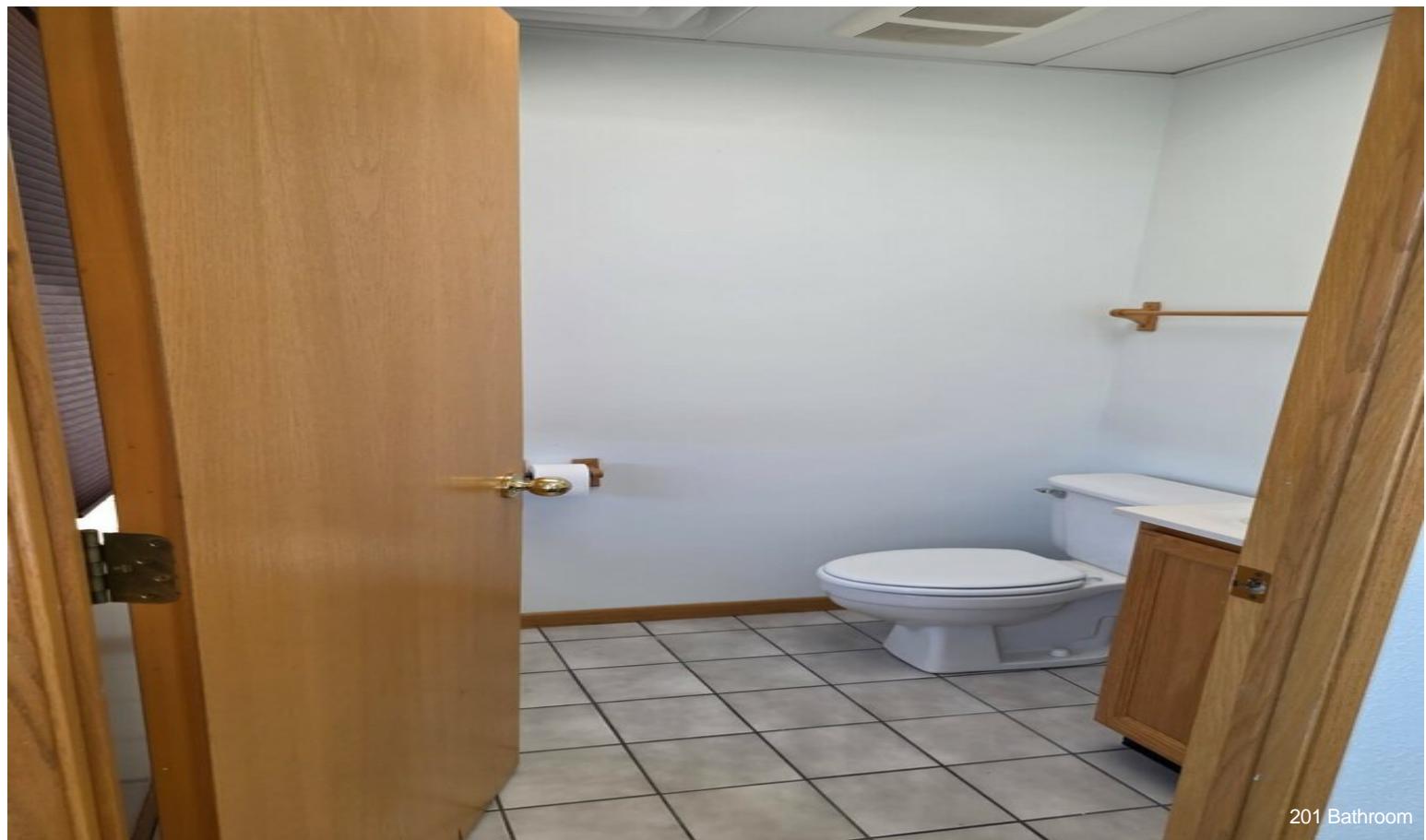
## Property Photos



## Property Photos



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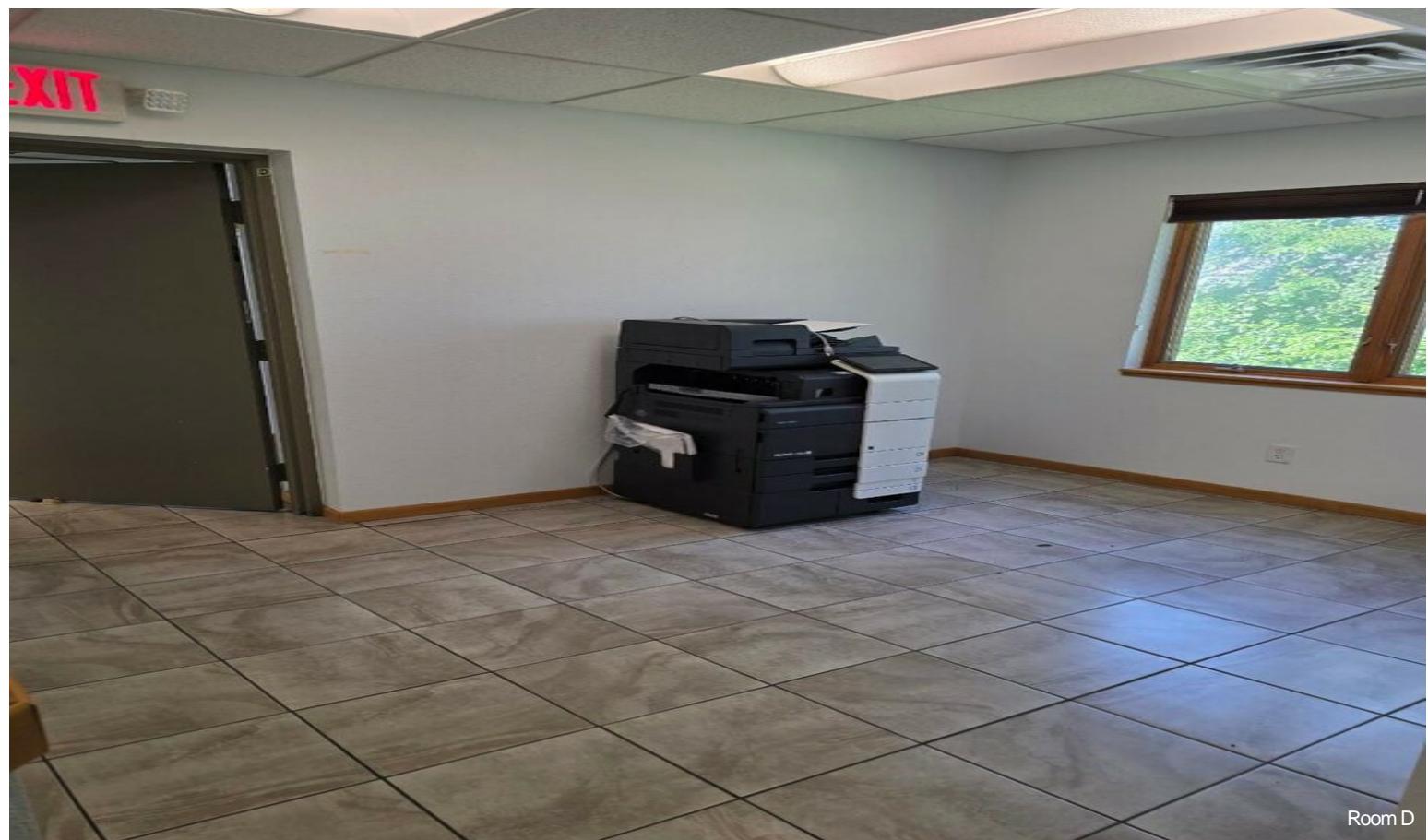


201 Bathroom



201 (2)

## Property Photos



Room D