

Address: 130 Elizabeth Ln Genoa City, Wisconsin 53128 **Taxed by:** Genoa City**MLS #:** 1942554**Property Type:** Comm/Industrial
Status: Active
Taxes: \$24,875
County: Walworth
Seller Offers Concessions:**List Price:** \$12,000
Tax Key: THBP 00012
Addtl Tax Keys: THBP 00011, THBP 00010
For Sale/Lease: For Lease Only
Est. Acreage: 3
Tax Year: 2024
Days On Market: 1**Est. Total Sq. Ft.:** 30,000
Flood Plain: No
Occ. Permit Required:
Zoning: M1**Est. Year Built:** 1991
Year Established:
Parking: 15
Occupied: N**Bus/Com/Ind:** Business
Name of Business:
Industrial Park Name:
Lease Amount: \$12,000 /
Avg Rent/SqFt: \$0**Sched. Gross Income:** \$0
Gross Operating Inc: \$0
Net Operating Income: \$0
Total Operating Exp: \$0
Vacancy Allowance: \$**Directions:**

Type Commercial:	Wholesale; Office(s); Warehouse; Manufacturing; Storage	Heating/Cooling:	Natural Gas; Central Air; Forced Air
Location:	Industrial Park; Free Standing	Water/Waste:	Municipal Water; Municipal Sewer
# of Stories:	1	Municipality:	Village
Proximity to HWY:	0-1 Miles	Miscellaneous:	Loading Dock; Rest Rooms; 220 Volt Power; 440 Volt Power; Inside Storage; Office(s)
Road Frontage:	Town/City Road; High Visibility; Paved Road; Paved Lot	Occupied:	Vacant
Exterior:	Steel Siding	Basement:	None
Roofing:	Metal	Expenses Include:	None
Avg Ceiling Height:	11'-15'	Documents:	Listing Contract; Floor Plans
Truck Door Height:	6'-8'	Occupancy:	31-45 Days

Remarks: Prime 30,000 sq ft industrial building zoned M1 with excellent visibility off Hwy 12 at the WI/IL border. Features 4,500 sq ft of office space with 6 offices, 2 conference rooms, reception area, multiple cubicles, and 2 restrooms. Includes 20,500 sq ft of climate-controlled warehouse and 5,000 sq ft of cold storage, all with 14-ft ceilings. Multiple 8ft overhead doors—2 with semi access and 2 with tailgate access—make this property ideal for distribution, manufacturing, or logistics operations. Triple net lease terms apply.

Private Remarks: this will be a triple net lease**Showing Information:** Through listing agent**Excl. Agency Contrct:** N**Broker Owned:** N**Electronic Consent:** Yes**Listing Date:** 11/11/2025**Expiration Date:** 05/11/2026**Limited/Unserviced:** No**Named Prospects:** N**Listing Office:** Berkshire Hathaway Starck Real Estate: RWS1
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LA License #: 56548-90

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Prepared by Berkshire Hathaway Starck Real Estate on Tuesday, November 11, 2025 1:47 PM.