



PRIME DEVELOPMENT SITE @
BAYSHORE

BAYSHORE

IN THE HEART OF THE NORTH SHORE.

Bayshore is located at the corner of Main and Main on Milwaukee's North Shore with prime entrances on both Port Washington Avenue & Silver Spring Drive -- the area's two main thoroughfares. With over 350,000 SF of retail and office and nearly 80 national and local retailers Bayshore is the premiere commercial location on the affluent Northshore.

Offering a mixed-use town center campus for office, retail, and apartment users, Bayshore is the ideal destination for users. Visible from I-43 and surrounded by Total Wine & More, Target, a brand-new Culver's, and The Lydell Apartments, this development site is primed and ready for medical, hospitality or retail development.

SPECIFICATIONS.

AVAILABLE SPACE	1.01 ACRES
ADDRESS	WEST TOWNCENTER DRIVE, GLENDALE, WI
ZONING	PD - PLANNED UNIT DEVELOPMENT DISTRICT
UTILITIES	IN-PLACE AT LOT LINE
PARKING RATIO	4/1,000 RSF
PARKING	ADJACENT MULTI-LEVEL GARAGE AND SURFACE LOTS
SALE PRICE	\$1,500,000

NEED MORE INFO?

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FOUNDERS 3
REAL ESTATE SERVICES

BAYSHORE



SITE

NORTH PORT WASHINGTON ROAD
16,900 VPD



BAYSHORE



MEDIAN HH INCOME.

ONE MILE	\$106,228
THREE MILES	\$54,760
FIVE MILES	\$49,460

POPULATION.

ONE MILE	13,704
THREE MILES	99,725
FIVE MILES	291,770

TRAFFIC COUNTS.

I-43 NORTHBOUND	83,200 VPD
N PORT WASHINGTON ROAD	16,900 VPD
W SILVER SPRING DRIVE	20,600 VPD

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REAL ESTATE SERVICES

AVERAGE MONTHLY VISITORS

* #1 STORE IN WISC.

** TOP 10 STORE IN WISC.



24,000**



18,200



30,000*



98,700



15,025



33,000**



14,200



12,300**



138,333**



58,000*



42,000*



12,800

PRIME DEVELOPMENT SITE @ BAYSHORE



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