

PHASE I DELIVERY SEPTEMBER 2024



Rawson Avenue Business Center II

E. Rawson Avenue at S. Millers Way

Oak Creek, WI 53154

About the Property

Rawson Avenue Business Center II consists of more than 152,800 square feet of office/retail and flex/R&D space. The business center is located just east of E. Rawson Avenue and S. Howell Avenue, just 2 miles east of Interstate 94. The project offers great visibility to the busy Howell Avenue corridor.



Future flex/R&D with dock/drive-in loading

Office/Retail Buildings

7126 S. Millers Way	38,280 SF
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Office/Retail Specifications

Suite Sizes	2,880 up to 38,280 SF
Ceiling Height	16 ft. clear minimum
Parking	4 per 1,000 SF
Heat	Natural Gas
Construction	Masonry
Loading	Dock or drive-in
Zoning	LM-1 PUD

Flex/R&D Buildings

7198 S. Millers Way	38,176 SF
7236 S. Millers Way	38,176 SF
7308 S. Millers Way	38,176 SF

Flex/R&D Specifications

Suite Sizes	2,944 up to 38,176 SF
Ceiling Height	18 ft. clear minimum
Parking	4 per 1,000 SF
Heat	Natural Gas
Construction	Masonry
Loading	Dock or drive-in
Zoning	LM-1 PUD



⬅ To General Mitchell International Airport & Milwaukee, WI



For more information, visit: sjpi.com/rawson2

- Distances to:**
- General Mitchell International Airport 3 miles
 - Interstate 43 5 miles
 - Interstate 94 2 miles
 - Madison, WI (Downtown) 86 miles
 - Milwaukee, WI (Downtown) 10.5 miles
 - Waukesha, WI (Downtown) 24 miles



Contact Us

For additional leasing information or to schedule a tour, contact:

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