

# For Sale

## List Price \$899,000

### 2267/2273, Rhinelander, WI

Two Parcels with Light at Major Intersection



#### CONTACT US

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#### PROPERTY HIGHLIGHTS

- Prime Corner Lot with LIGHT
- Hwy 17 and Lincoln St
- 2 curb cuts on Lincoln St
- 2 Parcels, combined 1.26 Acres
- Zoned General Use
- 190 Feet Frontage Lincoln St
- 250 Feet Frontage Hwy 17
- Easy Annexation to the City for sewer and water improvements
- Seller willing to consider Build to Suite and ground lease for the right tenant

**\*Offering 3.0% Co-broke**





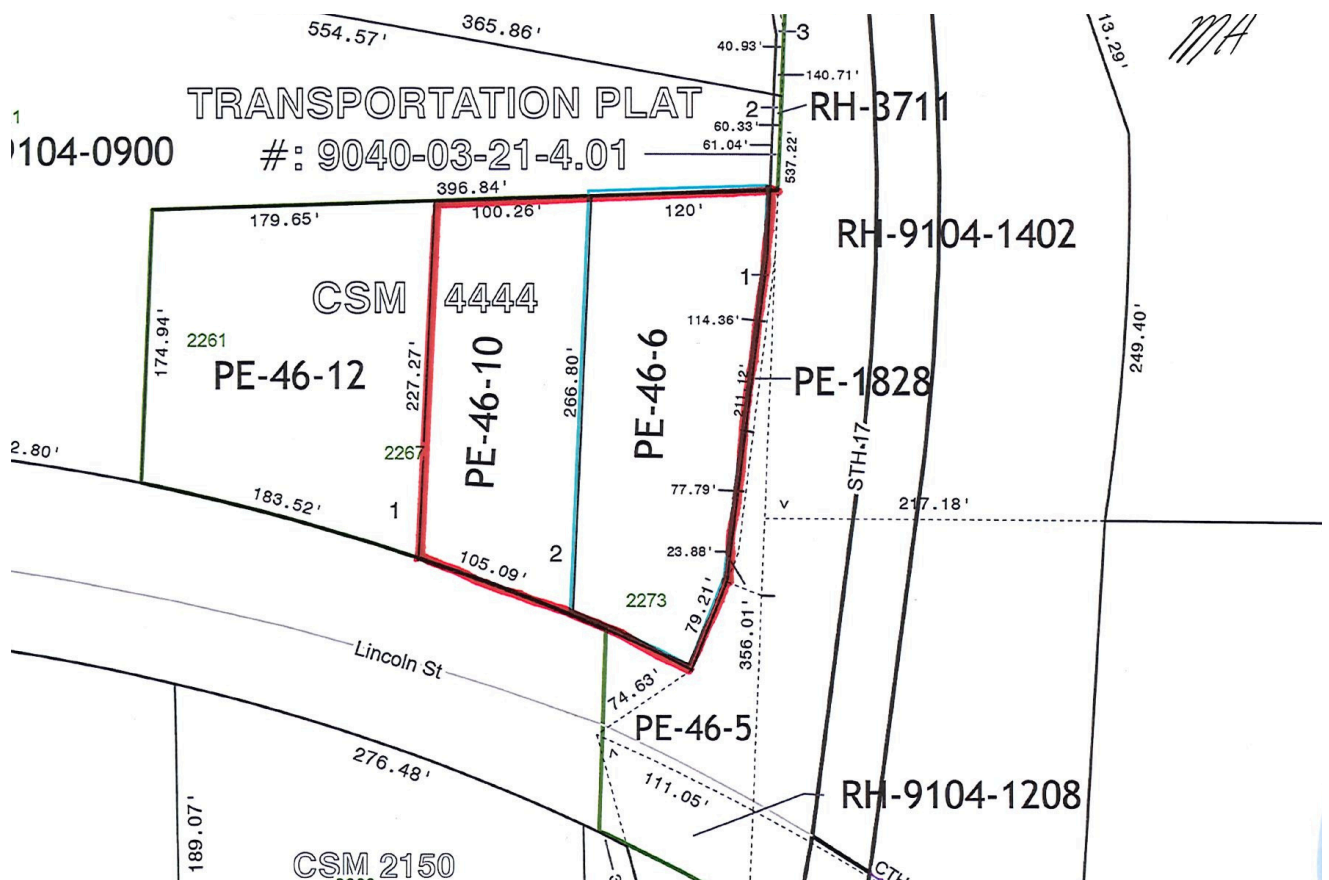
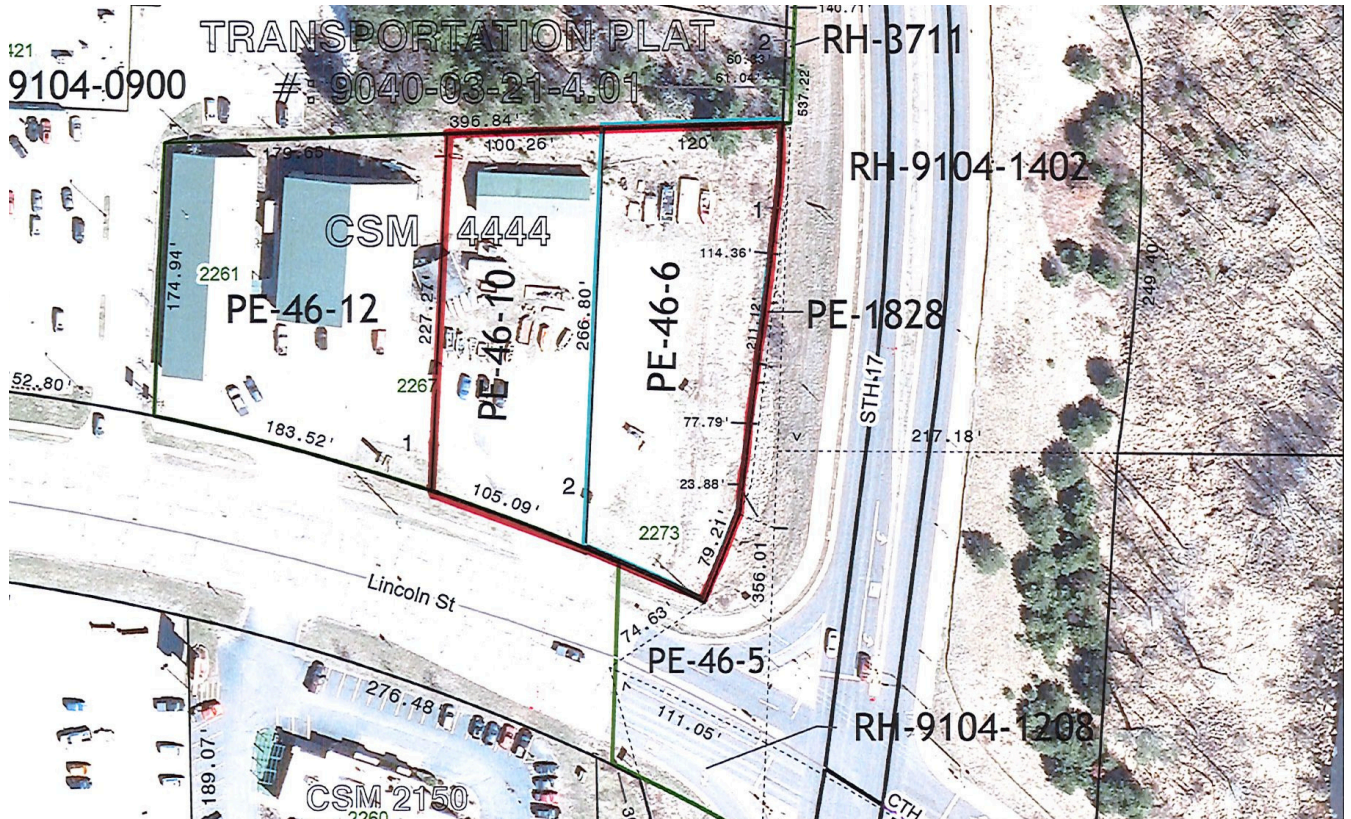
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PROPERTY MAP

## Rhinelander, WI



# 2267/2273, Rhineland , WI

Two Parcels with Light at Major Intersection



## Oneida County

### Population

Rhineland Population: 8,185

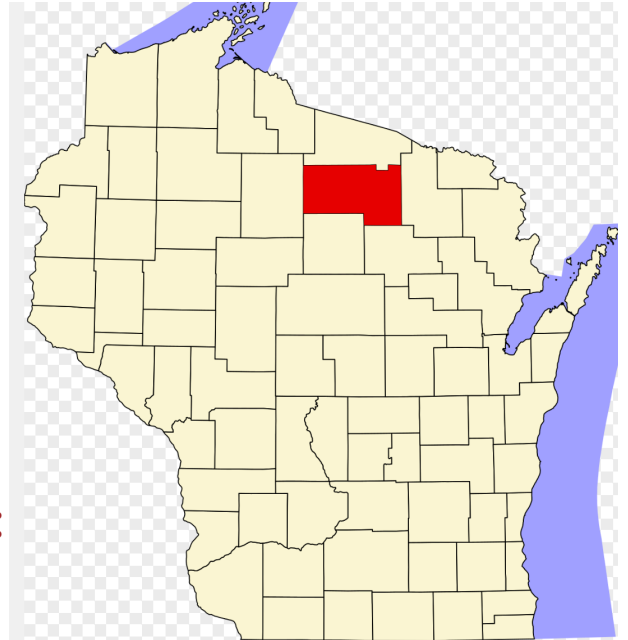
Oneida County Population: 37,845

### 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.rhinelandchamber.com>

<https://explorerhineland.com/>

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

<https://oneidacountywi.com/>

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