



**Property Type:** Comm/Industrial  
**Status:** Active  
**Taxes:** \$3,932  
**Tax Key:** 4380252000  
**County:** Milwaukee  
**Est. Total Sq. Ft.:** 3,712  
**Flood Plain:** No  
**Occ. Permit Required:**  
**Zoning:** C3  
**Bus/Com/Ind:** Commercial  
**Name of Business:**  
**Industrial Park Name:**  
**Lease Amount:** \$ /  
**Avg Rent/SqFt:** \$0

**List Price:** \$309,900  
**For Sale/Lease:** For Sale Only  
**Est. Acreage:** 0.16  
**Tax Year:** 2019  
**Days On Market:** 219  
**Est. Year Built:** 1947  
**Year Established:**  
**Parking:** 12  
**Occupied:** N  
**Sched. Gross Income:** \$0  
**Gross Operating Inc:** \$0  
**Net Operating Income:** \$0  
**Total Operating Exp:** \$0  
**Vacancy Allowance:** \$

**Directions:** I-94 to Hawley Road, South on Hawley Road to property on East side of the street.  
**Coordinates:**

**Type Commercial:** Retail; Office(s); Warehouse; Recreation; Special Purpose; Professional Service; Other  
**Location:** Free Standing; Near Public Transit  
**# of Stories:** 1  
**Proximity to HWY:** 0-1 Miles  
**Road Frontage:** High Visibility; Near Public Transit  
**Exterior:** Stone  
**Roofing:** Rubber  
**Avg Ceiling Height:** 8'-10'  
**Truck Door Height:** 6'-8'

**Heating/Cooling:** Natural Gas; Forced Air  
**Water/Waste:** Municipal Water; Municipal Sewer  
**Municipality:** City  
**Miscellaneous:** Rest Rooms; 220 Volt Power; Office(s)  
**Occupied:** Vacant  
**Basement:** Full  
**Expenses Include:** None  
**Documents:** Seller Condition; Tax Bill; Prior Title Policy  
**Occupancy:** Immediate

**Remarks:** Approximately 3,712 square feet including finished basement. Formerly used as a pottery shop. Ideal for retail, office, light distribution. All new LED lighting, new roof, new stone facade, new glass block windows on side and rear of building. New gutters. New interior and exterior paint, overhead door in rear. Large parking lot has been freshly paved with side driveway.

**Listing Office:** Prestige Realty WI LLC: of16598

**LO License #:** 938338-91

Full Report  
Property Location : 1112 S 60th St

Owner:

Steggeman Investments Llc  
929 N Astor St # 2404  
Milwaukee, WI 53202

Owner Occupied:  
Property Address:  
1112 S 60th St  
West Allis, WI 53214-3315

County: Milwaukee  
Taxed by: City Of West Allis  
Taxkey # 4380252000

Assessments

Assessment Year	Property Class	Land Assessment	Improvement Assessment	Total Assessment	Percent Of Change	Acres	Ratio
2019	Commercial	\$ 47,300	\$ 99,900	\$ 147,200	-12.848	0.166	0.968195782
2018	Commercial	\$ 41,300	\$ 127,600	\$ 168,900	0.000	0.166	0.972085947
2017	Commercial	\$ 41,300	\$ 127,600	\$ 168,900	0.000	0.166	1.008324272
2016	Commercial	\$ 41,300	\$ 127,600	\$ 168,900	0.000	0.166	1.002977152
2015	Commercial	\$ 41,300	\$ 127,600	\$ 168,900		0.166	0.997365040

Taxes

Tax Year	Total Tax	First Dollar	Lottery Credit	Net Tax	Special Taxes	Special Assessment	Special Charges	Full Pay Amount
2019	\$3,997.21	\$65.60		\$3,931.61		\$1,450.94		\$5,382.55
2018	\$4,642.07	\$66.77		\$4,575.30		\$300.00		\$4,875.30
2017	\$4,776.10	\$74.72		\$4,701.38		\$1,213.83		\$5,915.21
2016	\$4,614.79	\$65.46		\$4,549.33		\$1,433.62		\$5,982.95
2015	\$4,590.68	\$63.65		\$4,527.03		\$1,263.21		\$5,790.24

Assessor

Building Square Feet :	Year Built :	1947	Township :	7N
Bedrooms :	Year Remodeled :		Range :	21E
Full Baths :	Effective Year Built :		Section :	35
Half Baths :	Air Conditioning :		Quarter :	
Total Rooms :	Fireplace :		Pool :	
Number of Stories :	Number of Units :		Attic :	
Building Type :	Basement :			
Exterior Wall :	Heat :			
Exterior Condition :	Garage :			
Land Use :	School District :		6300 West Allis - West Milwaukee	
Zoning :	Historic Designation :			

Legal Description

Resub Of S Half Blk 2 & N Half Blk 3 Bradys Sub Lots 13 & 14 Blk 3

Sales

Conveyance Date :	2/13/2003	Date Recorded :	2/18/2003	Value/Sale Price :	\$ 126,000.00
Grantor Name :	Emergency Restoration Specialists Inc			Transfer Fee :	\$ 378.00
Grantee Name :	Rice Joseph L & Karen E			Document# :	8456865
Conveyance Instrument :	Warranty / Condo Deed	Conveyance Type :		Sale Or Land Contract	
Conveyance Date :	10/13/2000	Date Recorded :	10/30/2000	Value/Sale Price :	\$ 180,000.00
Grantor Name :	Jj Blonien & Associates Inc			Transfer Fee :	\$ 540.00
Grantee Name :	Emergency Restoration Specialists Inc			Document# :	7982754
Conveyance Instrument :	Warranty / Condo Deed	Conveyance Type :		Sale Or Land Contract	

The information contained herein is provided for general information purposes only. If any of the above information is material or being utilized to determine whether to purchase the property, the buyer should personally verify same or have it confirmed by a qualified expert. The information to independently verify and confirm includes but is not limited to total square footage formula, total square footage / acreage figures, land, building or room dimensions and all other measurements of any sort or type. Equal housing opportunity listing.  
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Prepared by Diane M Drummy, ABR,ASP,BPOR,GRI,SFR,SRES on Wednesday, December 30, 2020 2:24 PM.