



Refrigerated Cooler  
For Sublease  
(3PL Services Available)

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2655 East Richmond St  
Shawano, WI 54166

Cooler Space  
Available for Sublease

- 22,104 SF of Cooler Space
- \$7.50/NNN
- Close proximity to Green Bay
- Convenient access to Hwy 29, I-39, I-41, and I-43
- Available by pallet or for lease

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# For Sublease

## Property Highlights

Address: 2655 East Richmond St Shawano, WI 54166

Cooler Space Available: 22,104 SF

Site Size: 19.63

Construction: Concrete tilt-up & metal

Year Built: 1974

Clear Height: 14' - 22'

Sprinkler System: 100% with both wet and dry system

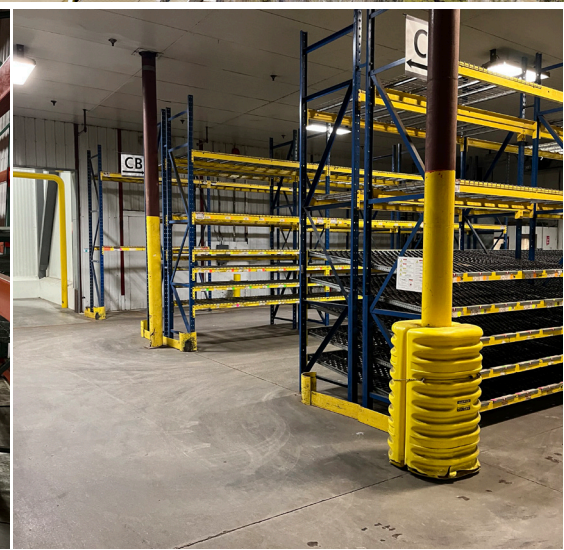
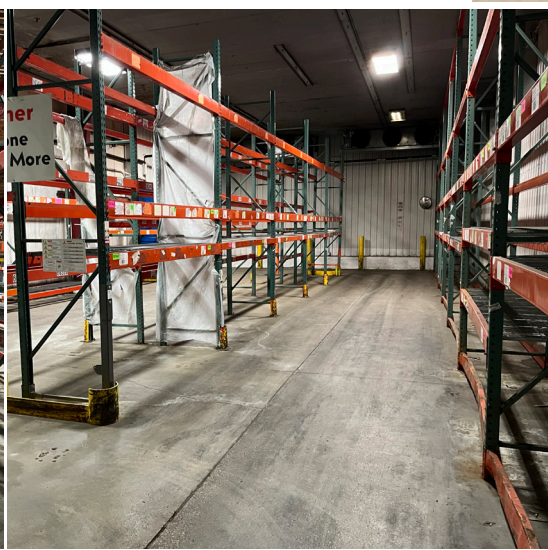
Lighting: T8 throughout

Parking: Ample parking

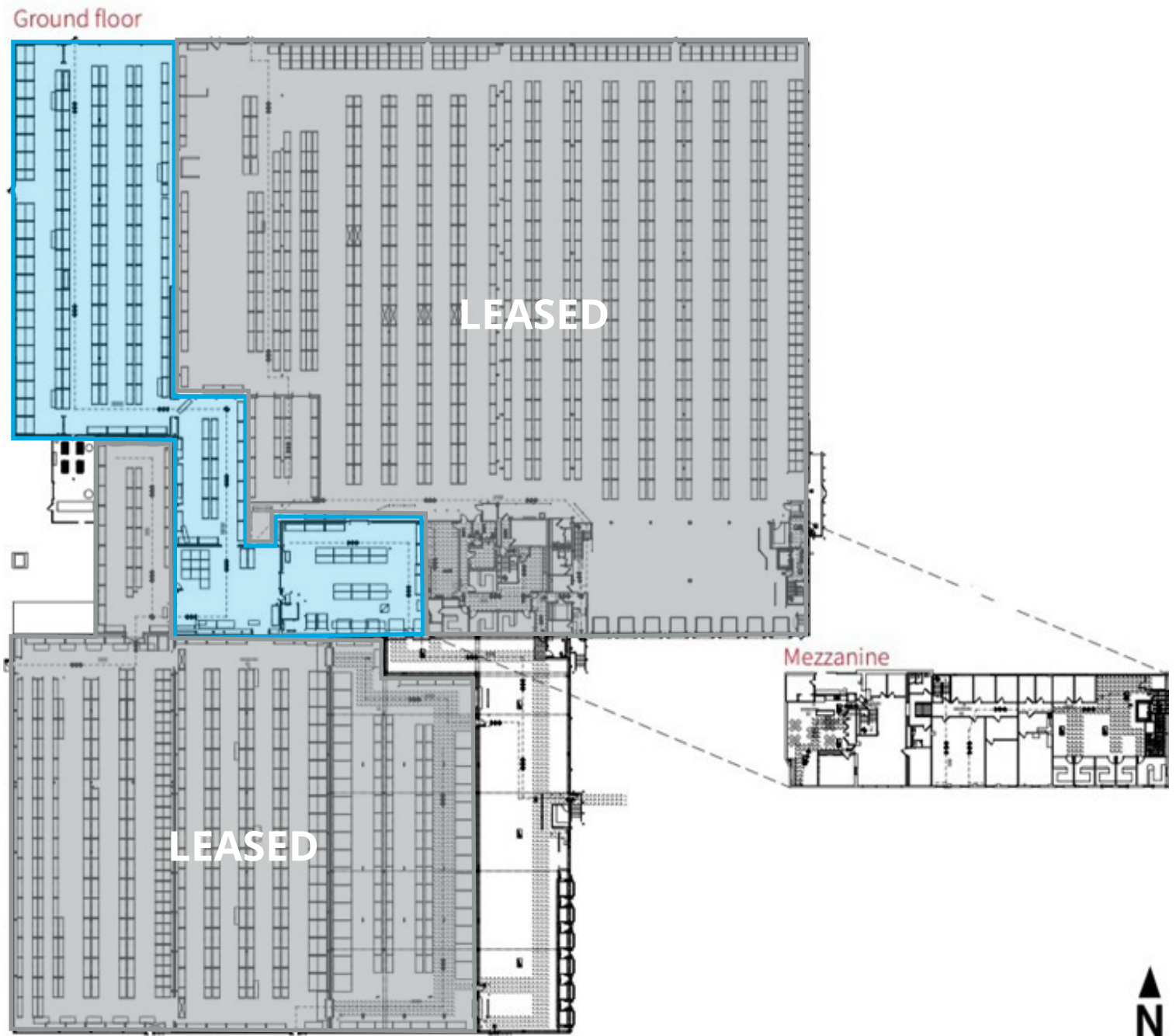
Lease Rates (NNN): \$7.50/SF NNN

Per Pallet Rate: Negotiable

Available For Occupancy: 4/1/2024 - 4/1/2033



# Floor Plan



 22,104 SF of Cooler Space Available for Sublease

# Location Overview

## Shawano County



40,607 (2023)

Population



67% of population  
between ages 19-75

Workforce



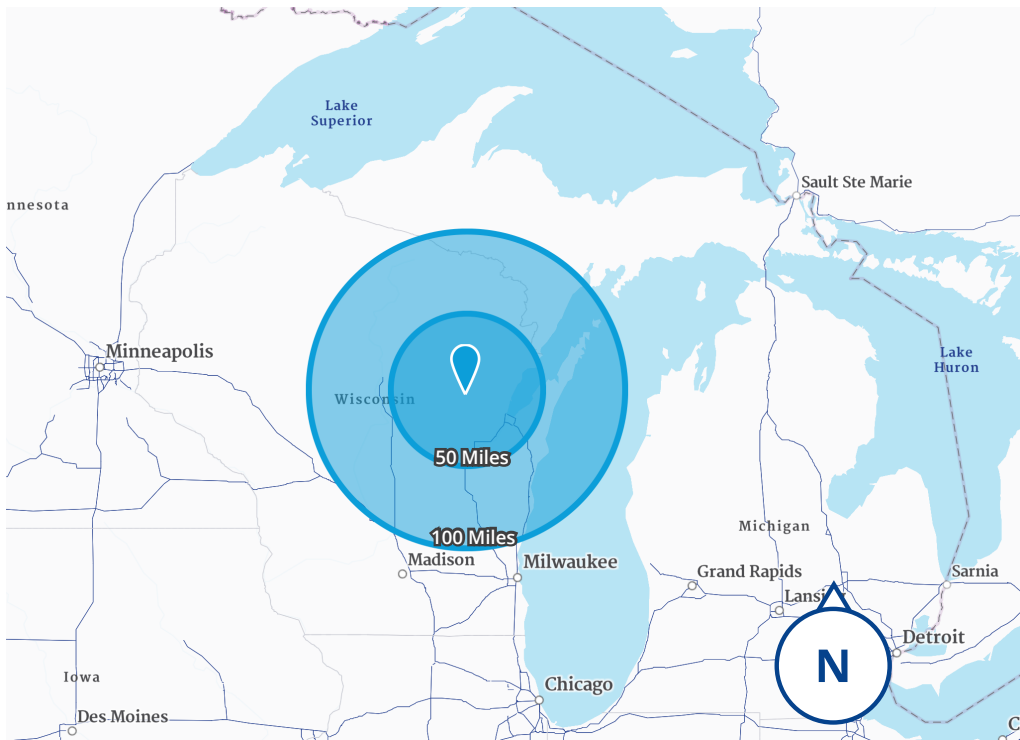
\$61,614 (2023)

Median  
Household  
Income



1,606 (2023)

Businesses



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