



# For Sale or Lease

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## 100 Rayovac Dr, Fennimore, WI

### Former Energizer Manufacturing Facility

- Located less than a mile from Hwy 18
- Fully air-conditioned facility
- LED lighting throughout
- Heavy & well distributed power
- Highly divisible (loading on multiple sides)
- Large site (room to expand)
- Located in a TID Zone

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# For Sale or Lease

## Property Highlights

Address: 100 Rayovac Dr, Fennimore, WI 53809

PID's: 226-00975-0000 & 226-00969-0020

Building SF: **205,000 SF Total**

- Manufacturing: 168,500 SF
- Warehouse: 22,500 SF
- Office: 14,000 SF

Site Size: 29.49 acres

Zoning: Heavy Industrial District (IPD-3)

Loading:

- 9 dock doors
- 1 drive-in

Year Built: 1960-1990 (multiple additions)

Clear Height: Varies but majority of manufacturing space is 22' 11"

Parking: Ample with expansion land

Lighting: LED lighting through-out

Sprinkler System: Wet sprinkler system

HVAC: Fully air-conditioned facility

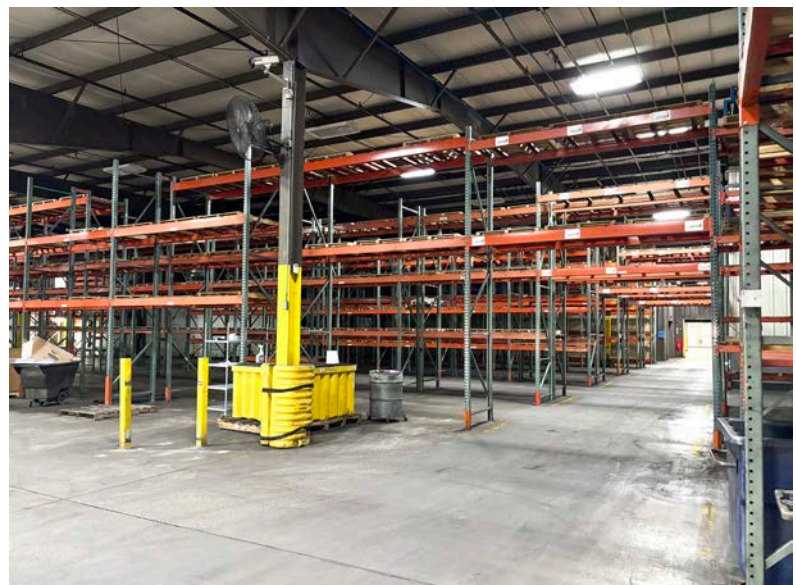
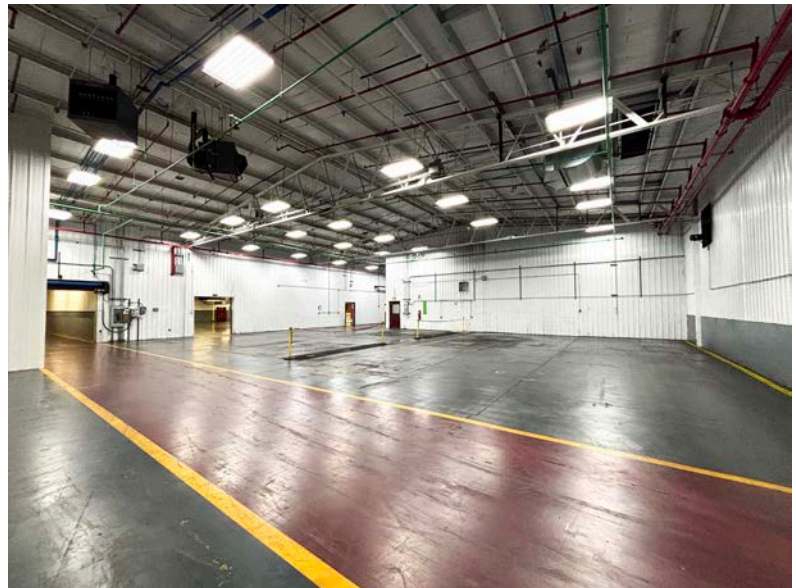
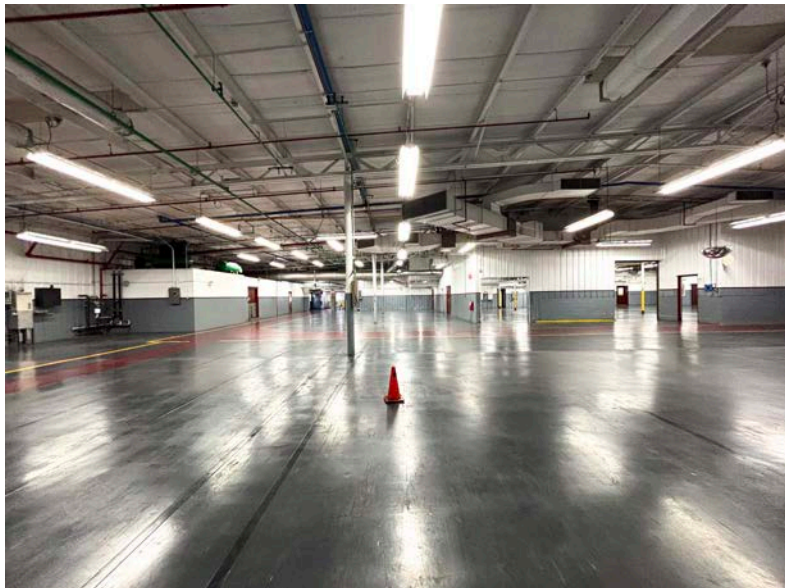
Power: Heavy and well distributed power

Lease Rate: \$3.95/SF NNN

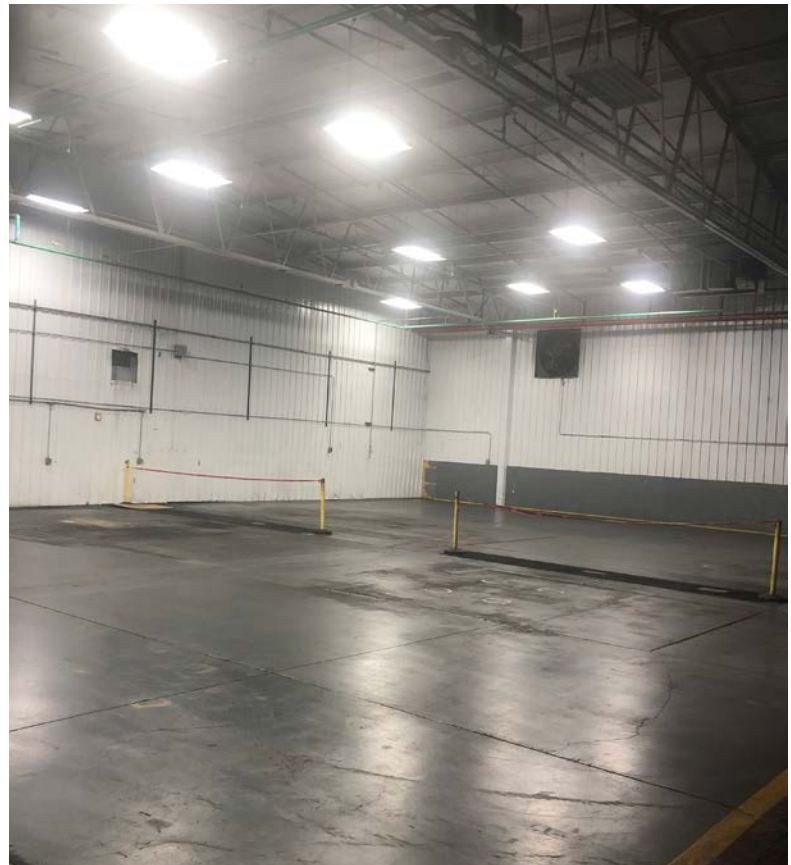
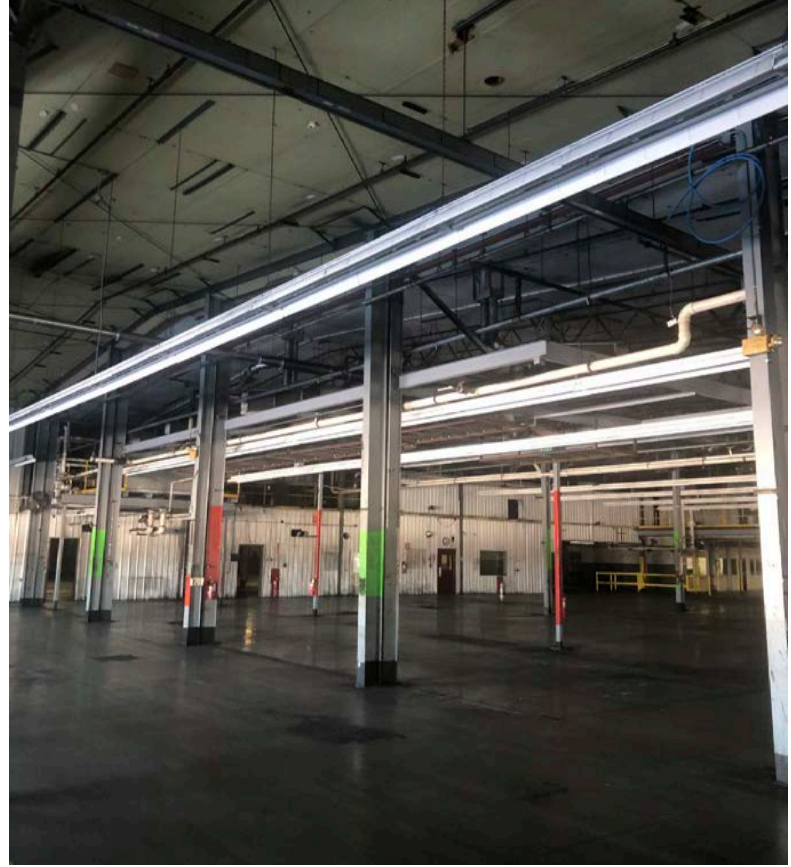
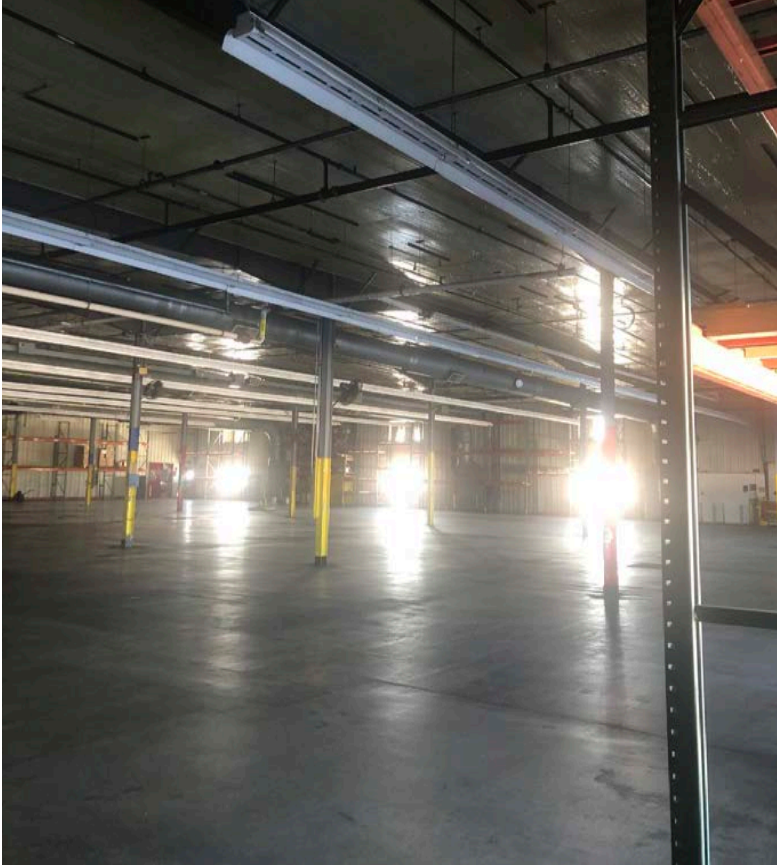
Sale Price: \$5,950,000 (\$29/SF)  
\*Creative Financing Options Available



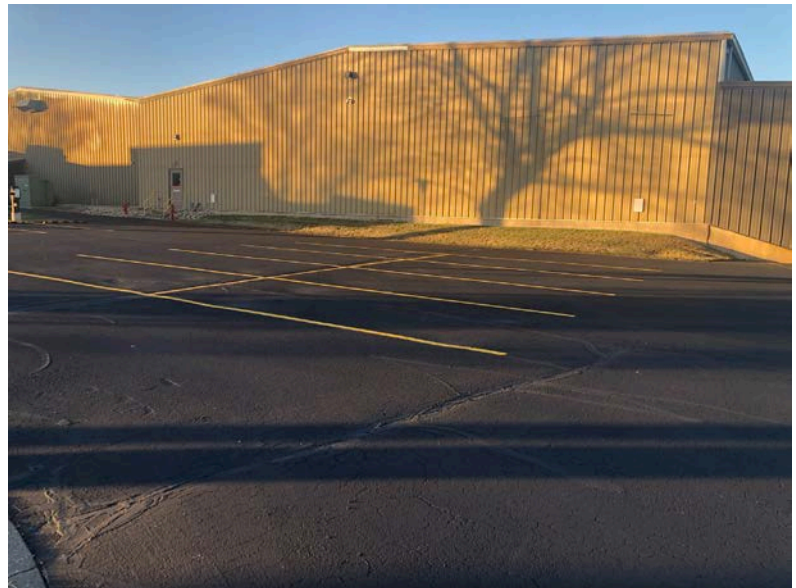
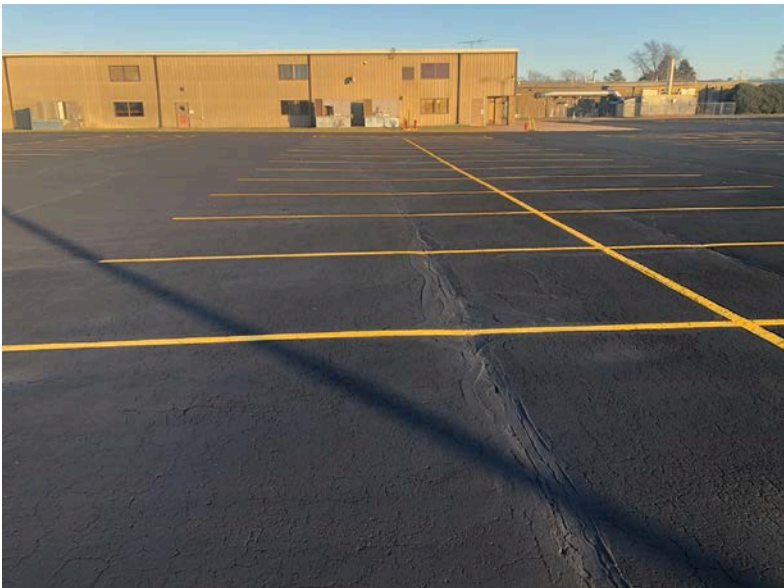
# Property Photos



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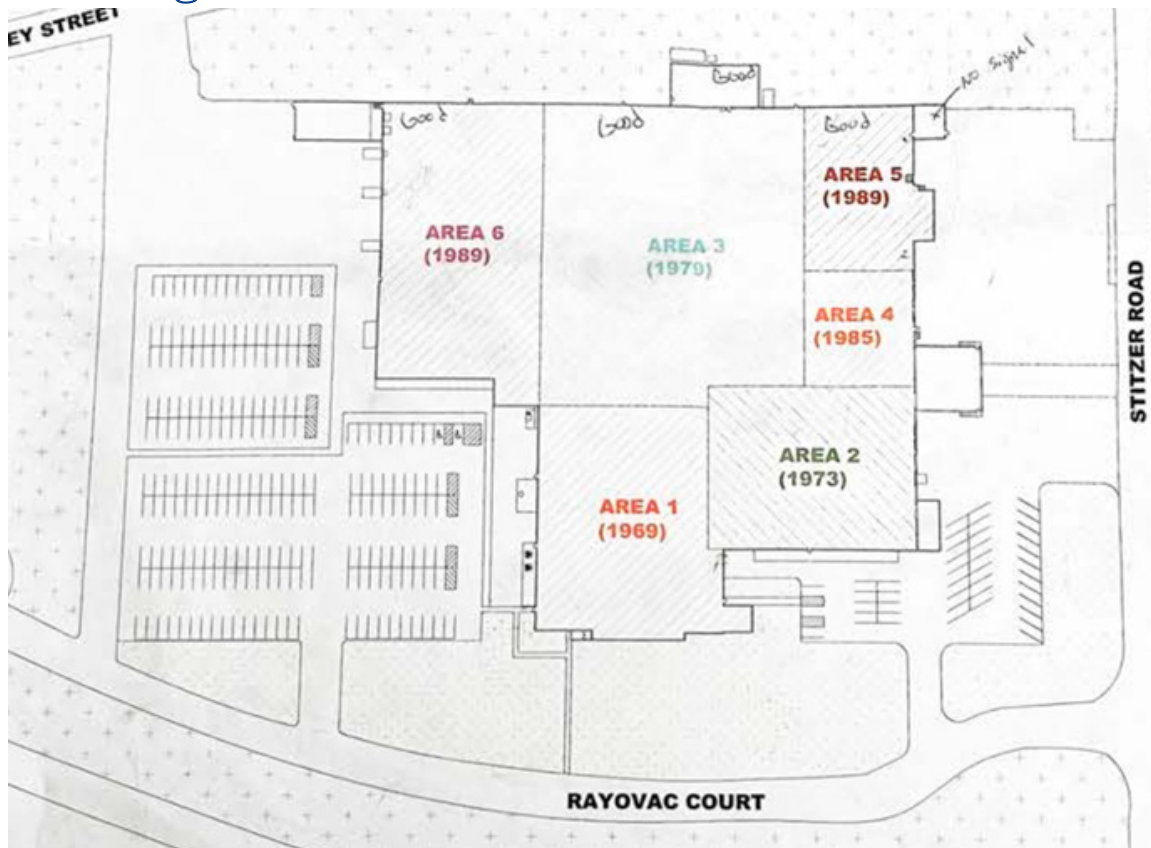


# Parking Lot Recently Recoated

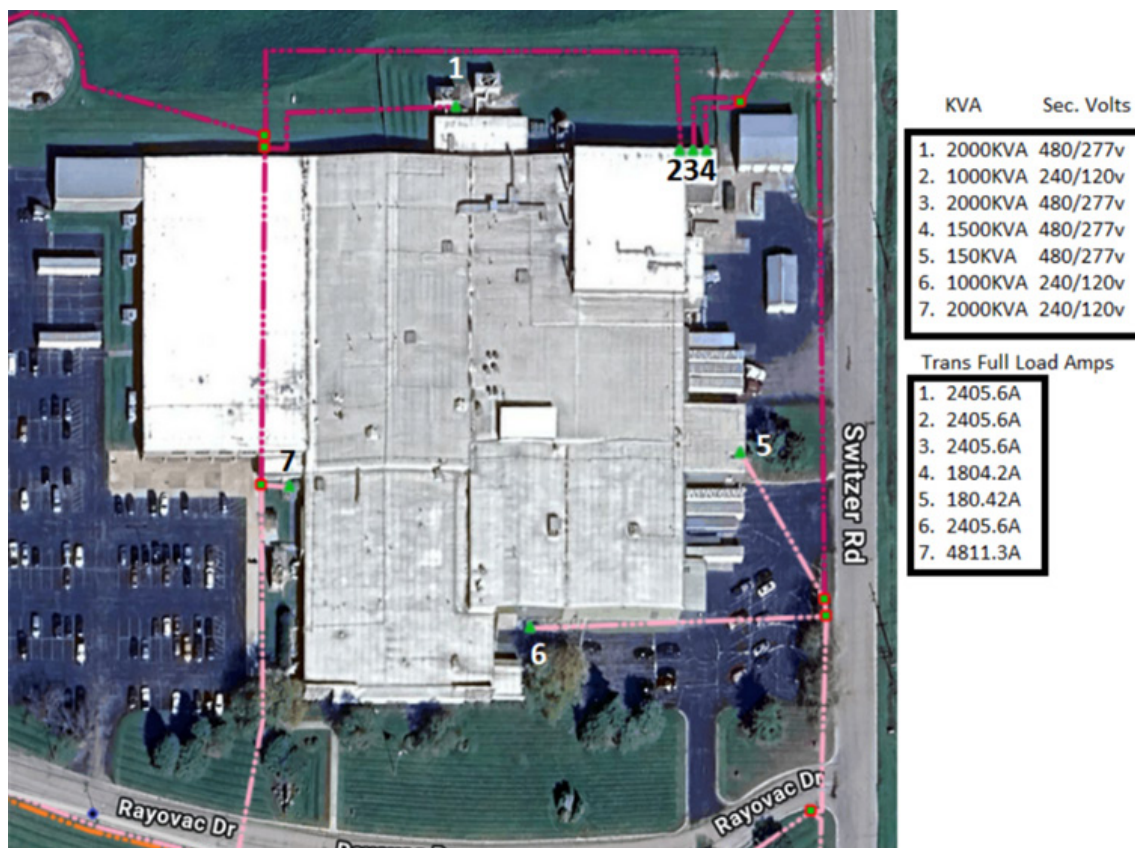


# Property Plans

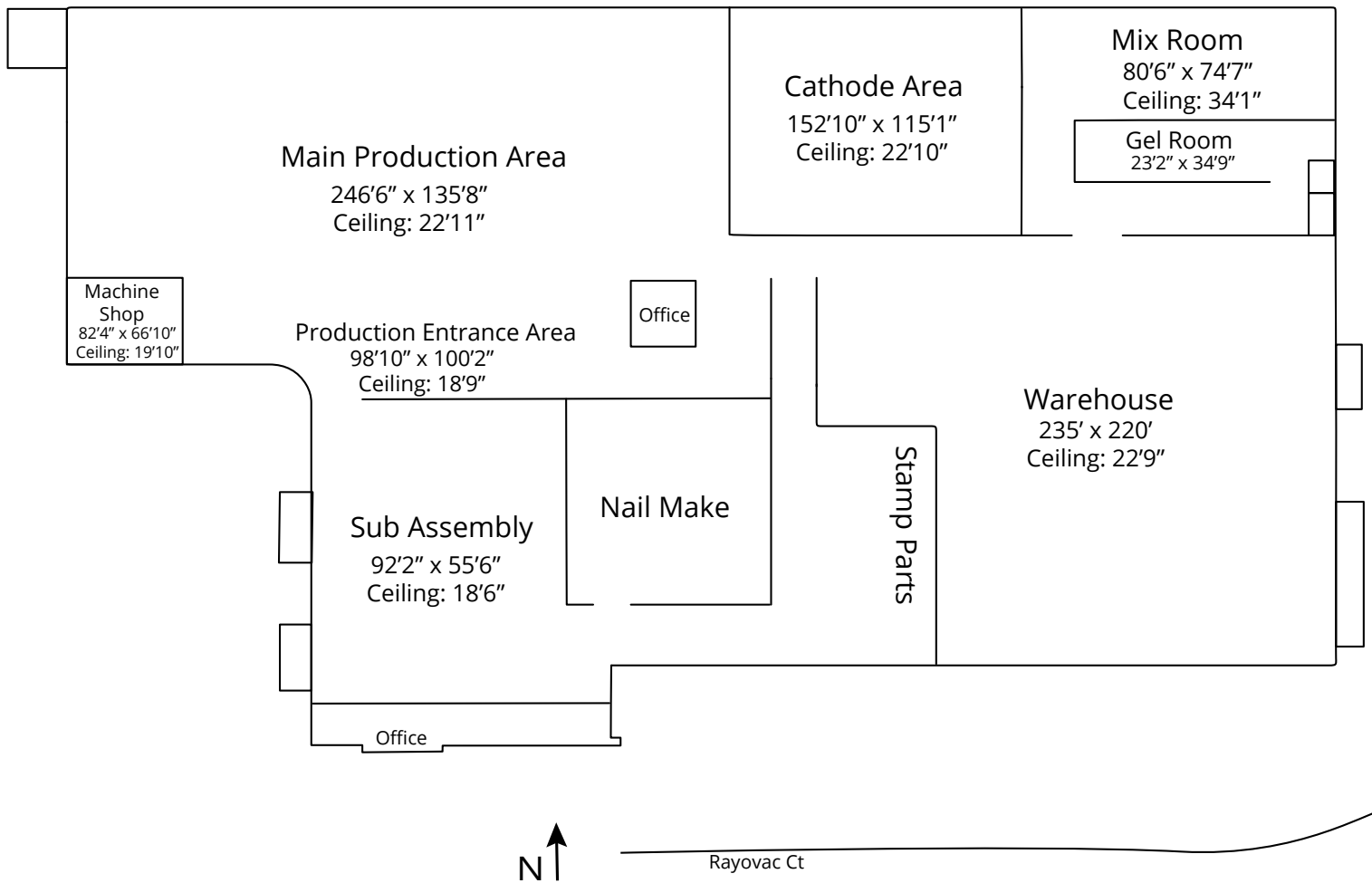
## Building/Addition Dates



## Power Details



# Room Sizes and Ceiling Heights



# Location Overview

## Grant County



51,373 (2025)

Population



66% of population  
between ages 19-75

Workforce



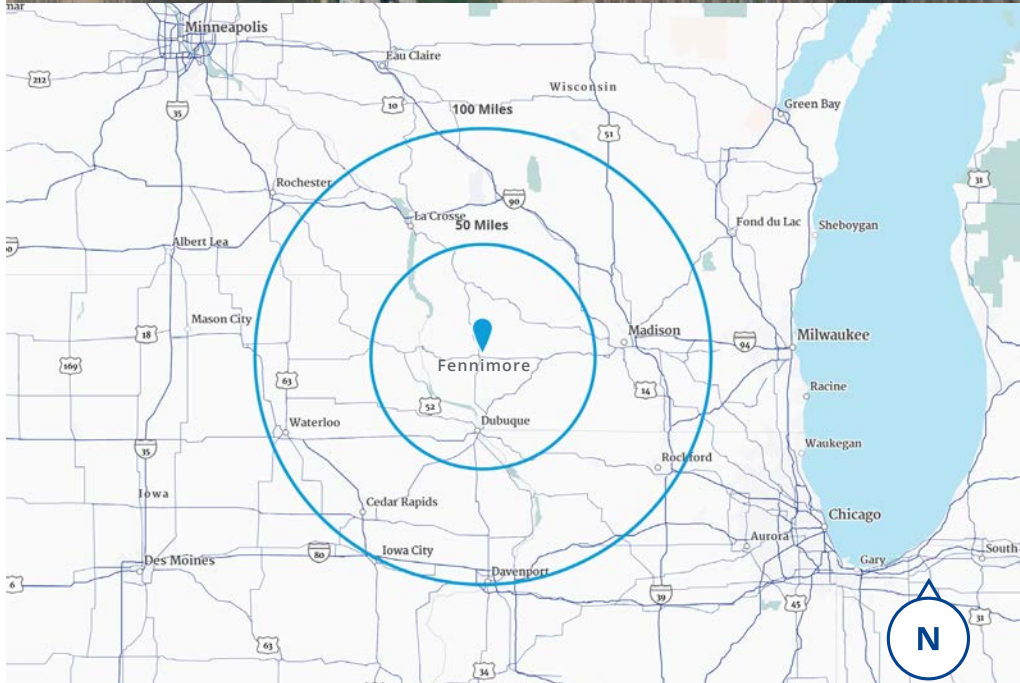
\$65,822 (2025)

Median  
Household  
Income



2,236 (2025)

Businesses



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