



## Baraboo Mall

880/840/830 Highway 136, Baraboo, WI 53913

**Amy Kallas**

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## Baraboo Mall

Join the other successful businesses such as Verizon, Security Finance, Aveanna Home Health Care, and numerous retail and health care providers. The center features three buildings with 15 suites on the highly visible corner of Highway 12 and 136 adjacent to Wal-Mart, Starbucks, and Kwik Trip. Over 14,000 average daily traffic per DOT. Monument and store front signage. Ample parking.

- Highly Visible Location



Rental Rate: \$12.00 /SF/YR

Total Space Available: 3,550 SF

Max. Contiguous: 2,400 SF

Property Type: Shopping Center

Center Type: Strip Center

Stores: 15

Center Properties: 3

Gross Leasable Area: 27,500 SF

Walk Score ®: 33 (Car-Dependent)

Rental Rate Mo: \$1.00 /SF/MO

## Building 840 Suite 2

|                 |                  |
|-----------------|------------------|
| Space Available | 2,400 SF         |
| Rental Rate     | \$12.00 /SF/YR   |
| Date Available  | Now              |
| Service Type    | Triple Net (NNN) |
| Space Type      | Relet            |
| Space Use       | Office/Retail    |
| Lease Term      | Negotiable       |

The available suite is one of four in the building and currently features an open floorplan with two restrooms and kitchen area. Suite can be built to suit.

1

## Building 830 Suite 6

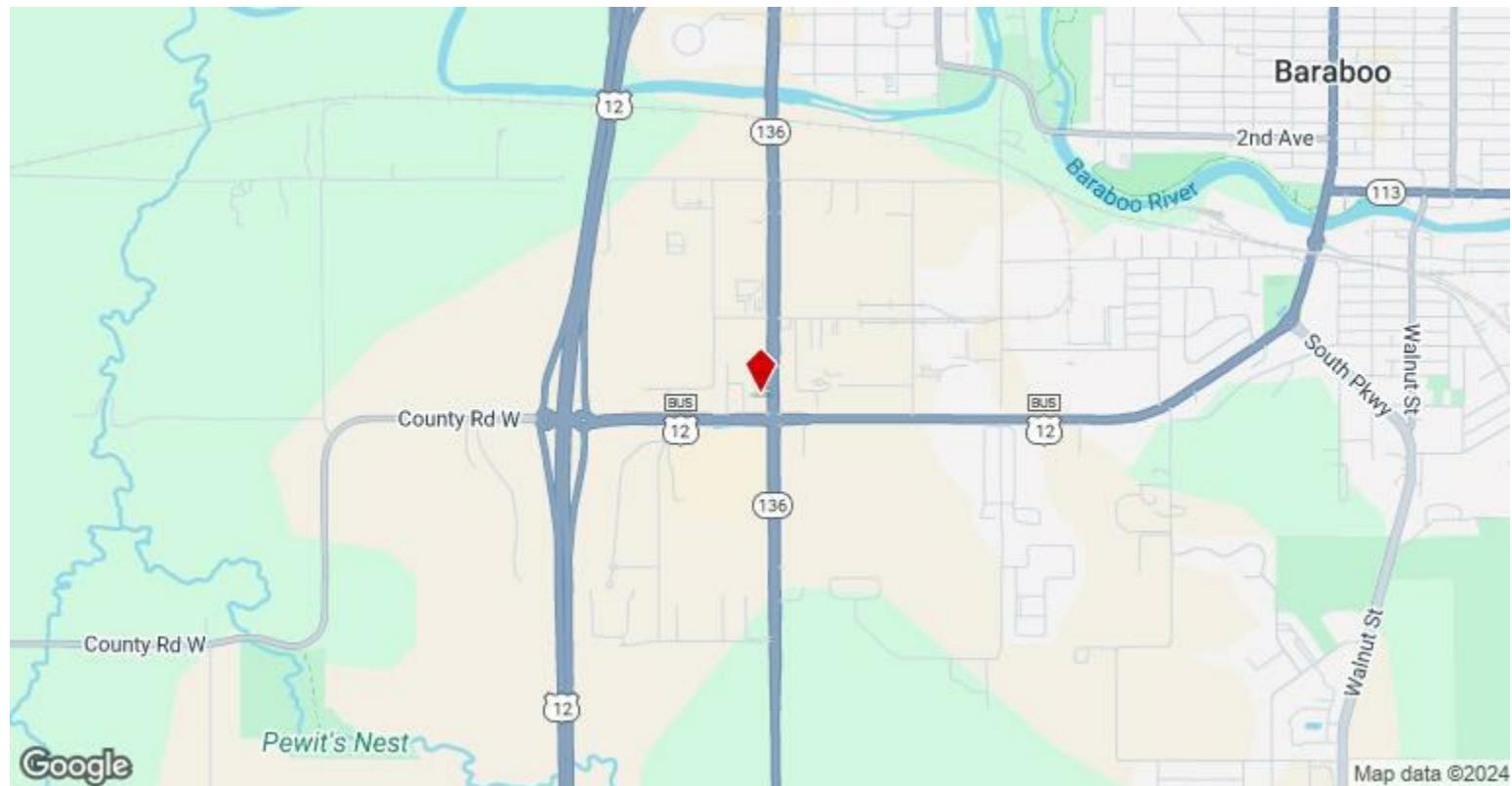
|                 |                  |
|-----------------|------------------|
| Space Available | 1,150 SF         |
| Rental Rate     | \$12.00 /SF/YR   |
| Date Available  | January 01, 2025 |
| Service Type    | Triple Net (NNN) |
| Built Out As    | Standard Office  |
| Space Type      | Relet            |
| Space Use       | Office/Retail    |
| Lease Term      | Negotiable       |

The available suite is one of seven in the building and currently features an open floorplan with one restroom. Suite can be built to suit.

2

## Major Tenant Information

| Tenant           | SF Occupied | Lease Expired |
|------------------|-------------|---------------|
| Security Finance | -           |               |
| Victra           | -           |               |
| World Finance    | -           |               |



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Available suite features may vary and are subject to change. Any interior photos and floorplans for example only.