

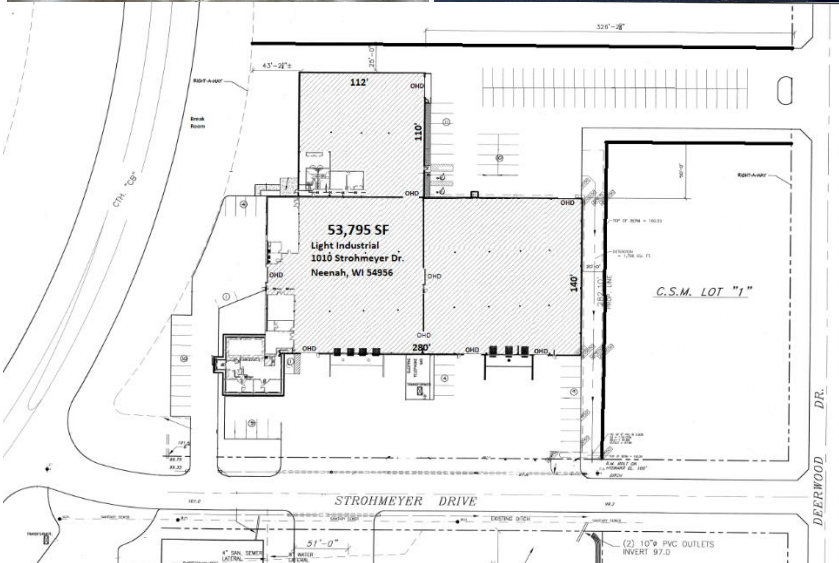


P.O. Box 689 Neenah, WI 54957
920-725-8985 Fax 920-725-8984

www.ogdendevlopment.com

53,795 SF LIGHT INDUSTRIAL BUILDING FOR LEASE

1010 Strohmeyer Drive Neenah, WI 54956



BUILDING SPECS

- 53,795 SF BUILDING / \$6.25 SF Annually / NNN Lease
- Approx 4,500 SF of Office Space, Breakroom and Restrooms
- 24' Low Eave / 18'5" High Eave
- 1000 Amp 3-Phase Power
- Fully Sprinkled for Fire Protection – Wet System
- 7 – Truck Dock's
- 6 – Overhead Ground Level Doors
- 100 Car Parking Spots
- Located on Cty Rd CB and close to Hwy 41, Hwy 441-10 and Hwy 76.
- Low Town of Neenah Taxes \$22,252.68 in 2024 or \$0.413 per SF Annually
- **Landlord Responsibilities:** Lawn Care, Building Insurance, Building Shell Maintenance.
- **Tenant Responsibilities:** Rent, Utilities, Property Taxes, Snow Removal, Insurance on their contents and Changing Interior Light Bulbs & Furnace Filters.

MORE INFO

Max Ogden

(920) 378-0769

max@ogdendevlopment.com