

LOOMIS CROSSING

FOR LEASE

2,000 TO 21,953 SF



LOOMIS CROSSING MEDICAL/OFFICE SPACE 4300 W LAYTON AVENUE, GREENFIELD, WI

JIM CAVANAUGH
PRINCIPAL
414.253.3950
jcavanaugh@boerke.com

KATIE BRUESKE
REAL ESTATE ADVISOR
518.956.1717
kbrueske@boerke.com



The Boerke Company, Inc. / Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

Cushman & Wakefield Copyright 2024. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

PROPERTY OVERVIEW



CLICK FOR
SITE VIDEO



Loomis Crossing is an exciting mixed-use campus featuring 150,000 sq ft of build-to-suit business park and medical offices, 287 luxury apartment homes, green space, and convenient retail offerings. The site will also feature the historic restored [The Turf](#) indoor/outdoor Skatepark.

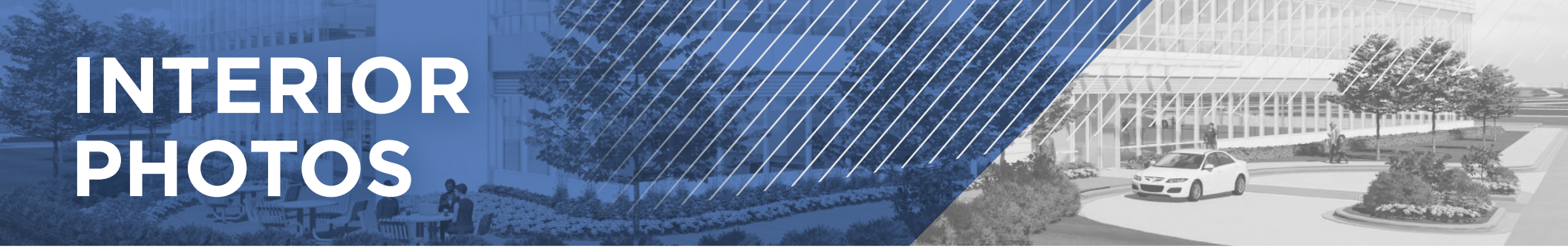
The Loomis Crossing campus is located along I-43/894 at the Loomis Road exit. This location offers building signage with high visibility, convenient freeway access, and many additional nearby community amenities.

For more information visit LoomisCrossing.com

PROPERTY HIGHLIGHTS

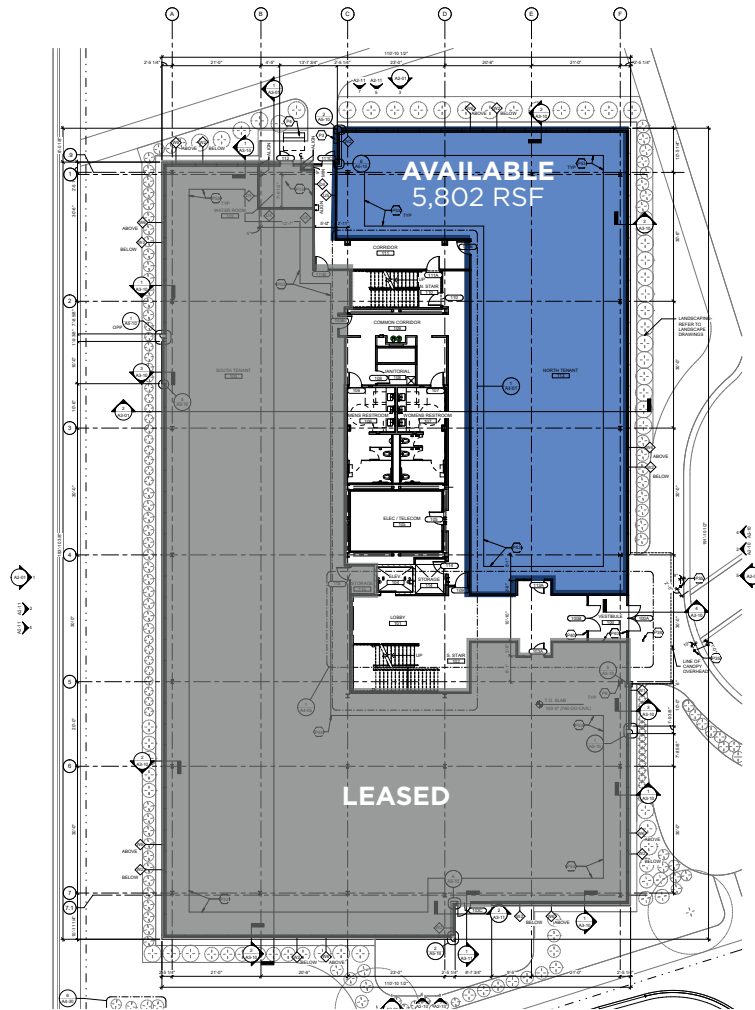
- 40,288 RSF building
- Build-to-suit medical/medical office space available for lease.
- Signage opportunities available
- Conveniently located, just off I-43/894 and Loomis Road
- Freeway visibility
- 10 minutes from downtown Milwaukee
- 8 Minutes from General Mitchell International Airport

INTERIOR PHOTOS



FLOOR PLANS

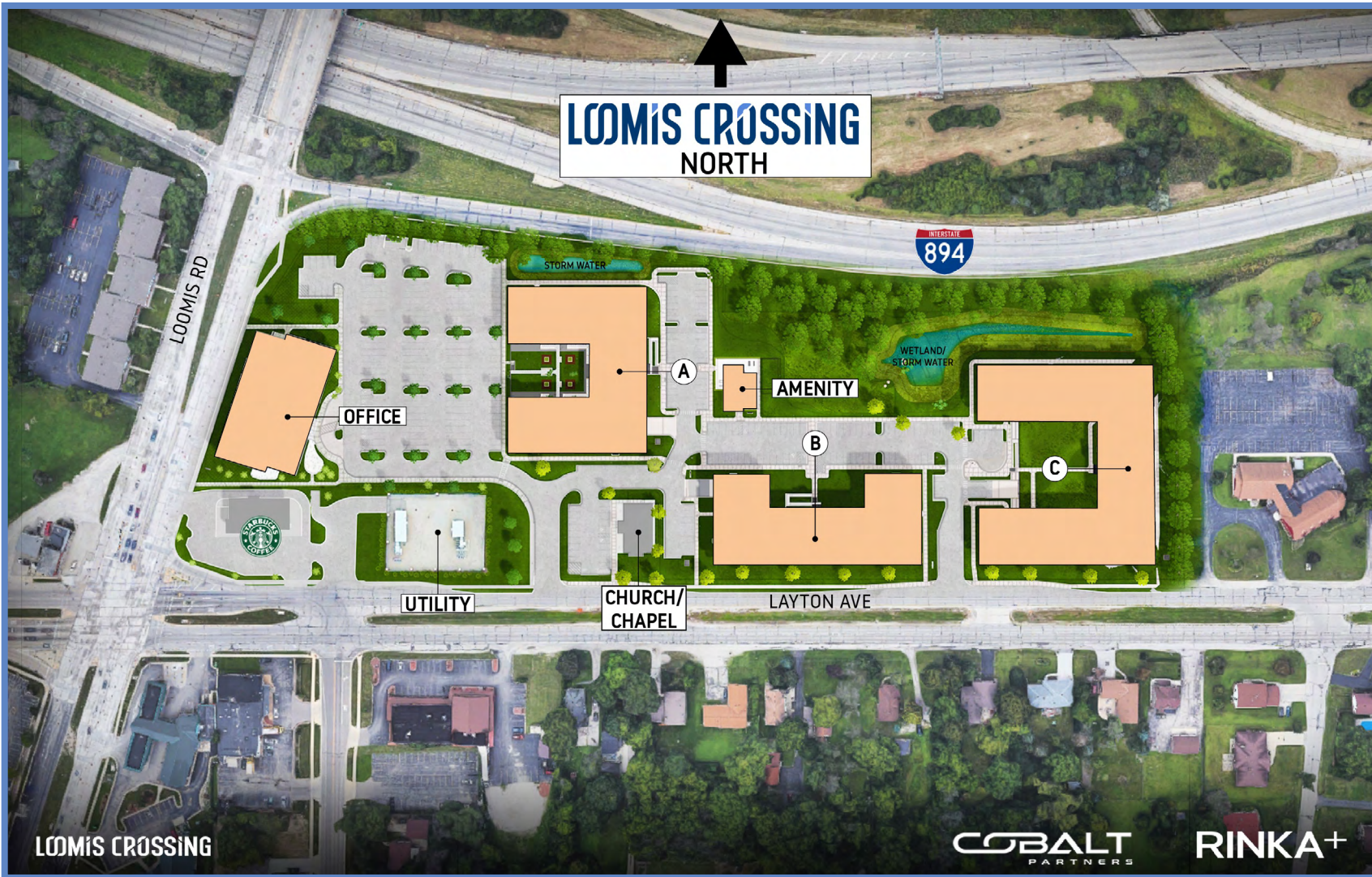
FIRST FLOOR



SECOND FLOOR



SITE PLAN



SITE AERIAL



**BUSINESS
PARK**

**MEDICAL
OFFICE**

THE
TURF
STATE PARK

**LUXURY
APARTMENTS**

**BUSINESS
PARK**

LAYTON AVE

LOOMIS RD

INTERSTATE
WISCONSIN
43

PEDESTRIAN
BRIDGE



15,500 VPD

150,000 VPD

31,400 VPD

LOCATION OVERVIEW & DEMOGRAPHICS



DEMOGRAPHIC SUMMARY

The City of Greenfield is a southern suburb of Milwaukee, Wisconsin. Located along Interstate 43/894 with convenient access to all major freeway interchanges in the Milwaukee Metropolitan area. Just five miles south of I-94 and the Zoo Interchange, ten miles southwest of Downtown Milwaukee, and eight miles from General Mitchell International Airport. Neighboring communities include New Berlin, Hales Corners, Greendale, Milwaukee, Franklin, and Oak Creek. With an estimated population of 37,358, Greenfield is ranked as the 20th largest city in Wisconsin.

POPULATION

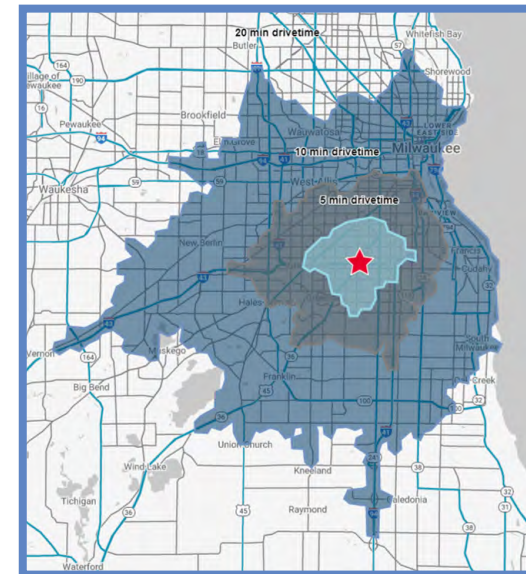
	5 MINUTES	10 MINUTES	20 MINUTES
Estimated Population	59,651	258,181	691,164
Median Age	39.7	36.1	36.4
Average Household Income	\$74,058	\$71,289	\$78,032

OCCUPATION

	5 MINUTES	10 MINUTES	20 MINUTES
White Collar Workers	15,686 (54.1%)	60,882 (49.9%)	194,544 (57.9%)
Blue Collar Workers	13,330 (45.9%)	61,070 (50.1%)	141,361 (42.1%)

EDUCATIONAL ATTAINMENT

	5 MINUTES	10 MINUTES	20 MINUTES
Any Degree (Some College +)	24,271 (56.3%)	91,893 (52.6%)	287,859 (60.8%)
College Degree +	11,067 (25.7%)	42,084 (24.1%)	153,865 (32.5%)



LOMIS CROSSING



JIM CAVANAUGH
PRINCIPAL
414.253.3950
jcavanaugh@boerke.com

KATIE BRUESKE
REAL ESTATE ADVISOR
518.956.1717
kbrueske@boerke.com

MILWAUKEE OFFICE
731 N Jackson Street
Suite 700
Milwaukee, WI 53202

MADISON OFFICE
33 E Main Street
Suite 241
Madison, WI 53703

[Boerke.com](https://www.boerke.com)

The Boerke Company, Inc. / Independently Owned and Operated / A member of the Cushman & Wakefield Alliance.

Cushman & Wakefield Copyright 2024. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.