

TWO COMMERCIAL BUILDINGS FOR SALE
(Site consists of one (1) parcel)

Location: 1801 Elm Drive, Little Chute, WI - Industrial Park
Property Size: Vacant land is 1.248 acres
Total Building Footage: 11,736 sq. ft.
Zoned: Industrial
Primary traffic route into the subject property is Hwy. 41
Ample asphalt and gravel parking area typical for any type of business
100' x 200' gravel back yard area

- (1) Building one is 40' x 64' with a 12' x 24' office attached
Three service, two overhead doors
Gas heat (very efficient)
Restroom and utility wash up area
200 amp single phase

- (2) Building two is a 54' x 140' with a 32' x 42' masonry offices finished off
400 amp (3) phase service
Gas heat
Four Service, three overhead doors
Restrooms and utility wash up area

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