

FOR LEASE

OAK CREEK INDUSTRIAL
Garage / Parking / Office
545 W College Ave, Oak Creek, WI 53154



Property Overview

Located within just one mile of Milwaukee's Mitchell Field Airport, this 2.75-acre property offers industrial users 4,600 SF of office/garage space with 270 parking stalls to meet business needs. The building is highly visible and has four (12'x14') drive-in doors, two loading docks, and 400 amps of 208-Volt 3-Phase power. The modern office includes LED lighting throughout, air conditioning, and built to suit opportunities.

Additional amenities, including hotels, restaurants, and multiple truck fueling options, increase convenience and efficiency. This property is also located near the College Avenue and I-94 interchange (0.82 Miles).



5.4K SF

Industrial Building Space

2.75 AC

Available Parking Acreage

270+

Paved Parking Spaces

0.82 MI

To I-94 Interchange

John Schlueter - Broker

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Leasing Information	
Lease Rate	Negotiable
Availability	Immediately
Specifications	
Building Size (Office/Garage)	4,600 SF
Lot Size	2.75 Acres
Parking	270 Paved Parking Stalls
Zoning	M-1
Office Size	Build to Suit - Up to 3,000 SF
Overhead Drive-In Doors	4 (12'x14')
Loading Docks	2
Heavy Power	208 Volt, 3 Phase, 400 amps
Lighting	LED
Air Conditioned	Yes
Signage	Available
Traffic Count	18,500 Vehicles Per Day
Location	
Milwaukee INTL Airport	0.82 Miles
I-94 Access	0.82 Miles
Downtown Milwaukee	7.25 Miles
Illinois State Line	31.20 Miles

Utilities
Natural Gas
Water Service
Sewer
Fiber Optic
Electric

Information shown is deemed reliable and is believed to be accurate, but no warranty or representation is made to the accuracy thereof and is subject to correction. Prices and terms are subject to change without notice.

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FLOOR PLAN (PROPOSED FOR LEASE SHOWN IN GREEN)



