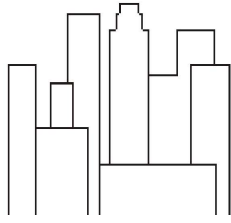


1841 RIDGE ROAD - 1294 LOMBARDI AVENUE ASHWAUBENON



VANDER ZANDEN
REAL ESTATE COMPANY, LLC
Commercial Real Estate



F
O
R

L
E
A
S
E

APPROXIMATE 2,247, 1,400 & 1,100 SQUARE FEET
PROFESSIONAL OFFICE SPACES AVAILABLE

SITE

Occupied by:	Vacant	Condition:	Very Good
Zoning:	Professional Office	Parking:	Ample
Construction:	1-story frame/brick	Heat:	GFA
A/C:	Yes		

LEASE TERMS

Landlord Pays:	Heat, a/c, water, sewer, lawn care, snow removal and common area maintenance
Tenant Pays:	Electric and janitorial
Rent:	\$13.00 per square foot, includes some build-out.
Terms:	Negotiable

COMMENTS

Located along Lombardi and Ridge Road across from Lambeau Field, the Site provides excellent access to Highway 41.

CONTACT

VANDER ZANDEN REAL ESTATE COMPANY, LLC

107 SOUTH MADISON STREET - GREEN BAY, WISCONSIN 54301

920.437.9797 Phone

This information has been secured from sources we believed reliable, but we make no representation or warranties, expressed or implied, as to the accuracy of the information. References to age, square footage, income, and expenses are approximate. Buyers should conduct their own independent investigations and rely only on those results.