



Highly visible commercial lot for sale at the corner of Commerce Drive and Milford St/Cty Rd A. The lot is just over an acre and has all public and municipal utilities available including electric, gas, municipal water, sewer and telephone and zoned General Industrial. The most recent daily traffic count on Milford St/Cty Rd A is 2,400 +/- vehicles\*.

*\*Traffic count per WI DOT website and taken Oct 2015 on Milford St between South St and Alvoss Dr*

**Vacant Land  
MLS #1502612**

<b>Building Requirements:</b>		Lot Size	1.17 Acres
Max. # of floors	4	Lot Dimensions	160' x 318.54'
Max. Building Height	35'	Taxes	\$957 (2017)
Max. Floor Area Ratio	15%	Utilities Available	Electric, Gas, Telephone
Min. Landscape Surface Ratio	1.00	Waste/Water Available	Municipal Water/Sewer
Min. Building Separation	40'	Waste/Water Required	Municipal Water/Sewer
<b>Min. Building Setbacks</b>		Topography	Level
Front or Street Side Lot Line	25'	Zoning	General Industrial
Side Lot Line	20'	Parcel #	291-0815-0823-005
Rear Lot Line	30'	Inclusions	Sewer and water into lot, parking lot
<b>Min. Paved Surface Setback</b>		<b>DIRECTIONS:</b>	
From Side & Rear	5'	Milford St/County Rd A to Commerce St	
From Street	10'		



