

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

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



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All information is believed to be accurate and reliable, but is not guaranteed and is subject to change.



