

OAKWOOD COMMERCE CENTER

FRANKLIN, WI



FOR LEASE OR SALE

HIGH-IMAGE INDUSTRIAL BUILDINGS
WITH CONVENIENT ACCESS TO
I-94 MILWAUKEE / CHICAGO CORRIDOR

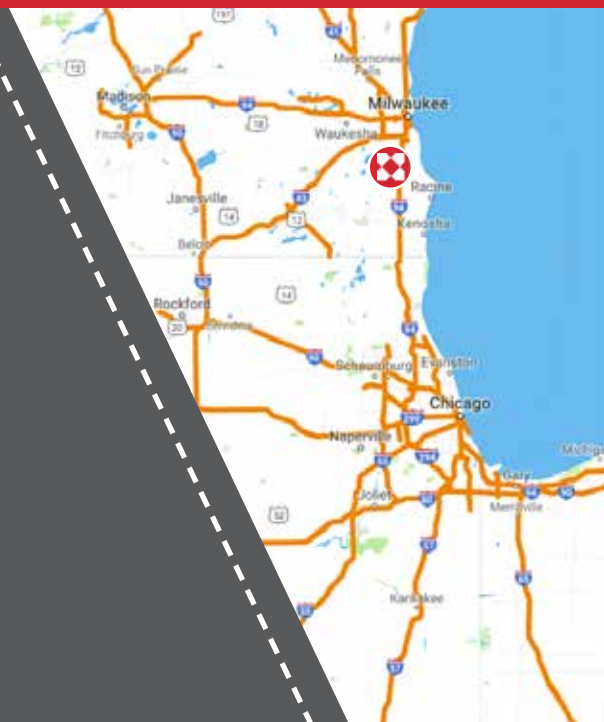
For information, please contact:

Curt Pitzen 414.395.4688 curt.pitzen@ngkf.com
Barry Chavin, SIOR 414.395.4676 barry.chavin@ngkf.com

 **Newmark
Knight Frank**

757 N Broadway, Suite 700, Milwaukee, WI 53202

SCAN FOR
VIDEO TOUR
PORTFOLIO



OAKWOOD COMMERCE CENTER

FRANKLIN, WI

Two 54,435 SF Industrial Buildings

- LOCATED IN THE FRANKLIN BUSINESS PARK
- HIGH-IMAGE DECORATIVE BLOCK CONSTRUCTION
- SEVEN - 9'X10' DOCK DOORS PER BUILDING
- SIX - 12'X14' DRIVE IN DOORS PER BUILDING
- 3-PHASE, 1,600 AMPS POWER
- 50'X50' BAY SIZE
- 24' CLEAR
- MUNICIPAL SEWER & WATER
- 1.65/1,000 SF PARKING

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OAKWOOD COMMERCE CENTER

9750 S OAKWOOD PARK

9720 S OAKWOOD PARK



OAKWOOD COMMERCE CENTER

FRANKLIN, WI

Convenient I-94 Corridor access via Ryan Road

- 4 MINUTES TO I-94
- 12 MINUTES TO MITCHELL INTERNATIONAL AIRPORT
- 20 MINUTES TO DOWNTOWN MILWAUKEE
- 30 MINUTES TO WISCONSIN / ILLINOIS STATE LINE
- 90 MINUTES TO MADISON



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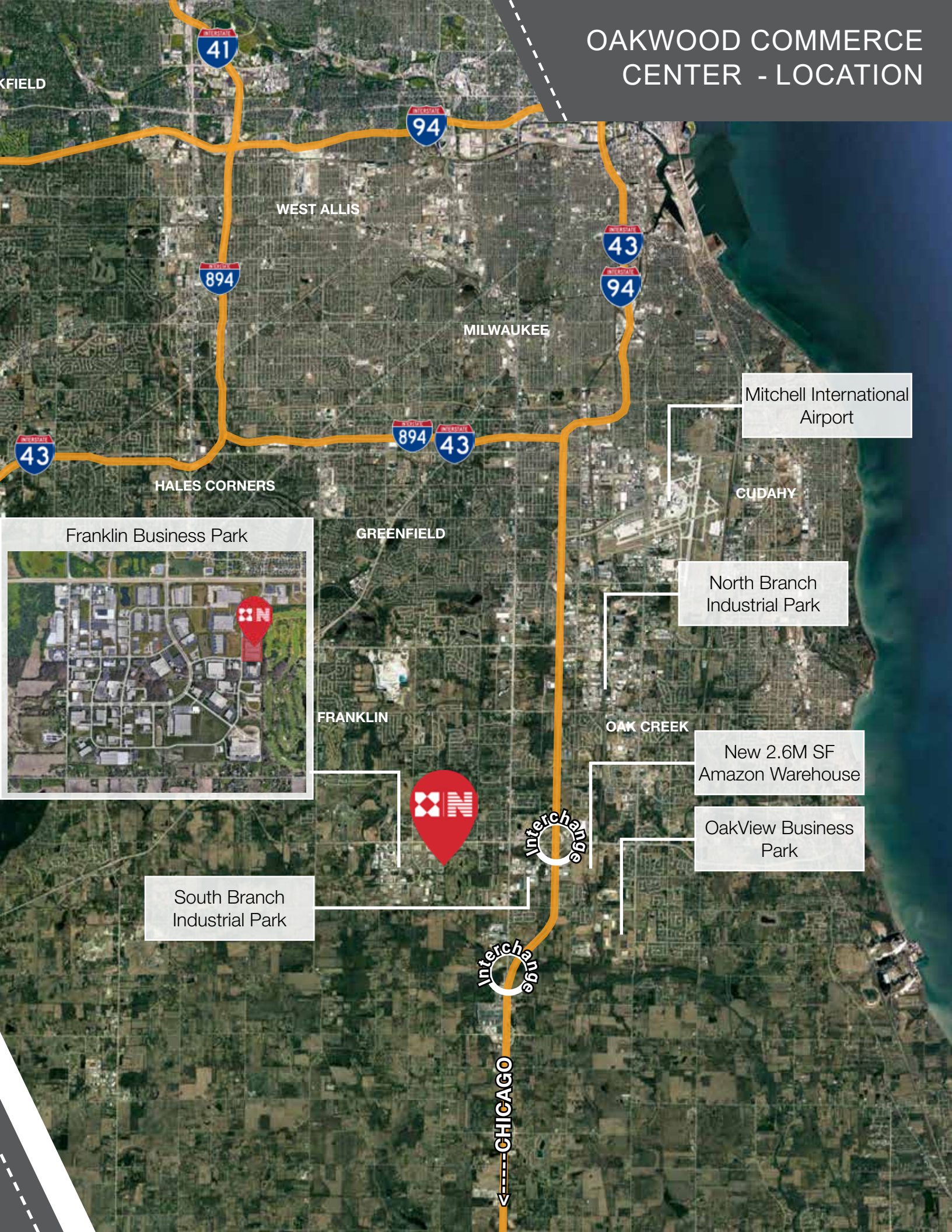
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OAKWOOD COMMERCE CENTER - LOCATION



WEST ALLIS

MILWAUKEE

HALES CORNERS

Mitchell International Airport

CUDAHY

Franklin Business Park

GREENFIELD

North Branch Industrial Park

FRANKLIN

OAK CREEK

New 2.6M SF Amazon Warehouse

OakView Business Park

South Branch Industrial Park

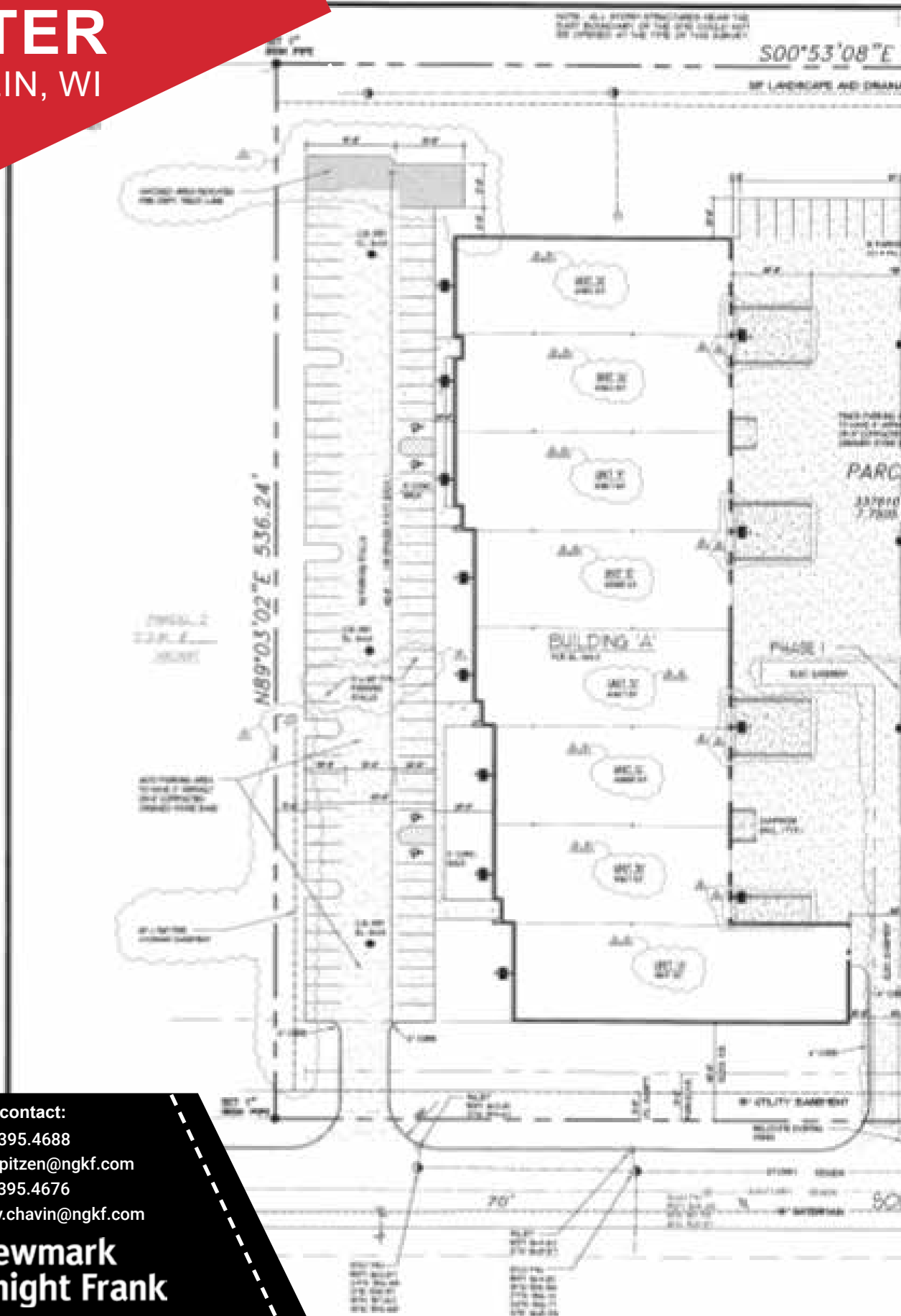
Interchange

Interchange

CHICAGO

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OAKWOOD COMMERCE CENTER

9720 S OAKWOOD PARK DR
FRANKLIN, WI



±27,383 SF FOR LEASE (DIVISIBLE TO 6,500 SF)

- LOCATED IN THE FRANKLIN BUSINESS PARK
- HIGH-IMAGE DECORATIVE BLOCK CONSTRUCTION
- FLEXIBLE FLOOR PLAN
- ANTI STRATIFICATION CEILING FANS

Building Size	±54,435 SF
Lot Size	±7.75 Acres (both buildings)
Dock Doors	Seven 9'x10'
Drive-in Doors	Six 12'x14'
Power	3-Phase, 1,600 Amps
Year Built	2000
Auto Parking	96 (1.76/1,000 SF)
HVAC	Gas Modine/Air in Offices
Clear Height	±24' Clear
Sprinkler	Yes
Lighting	Metal Halide
Column Spacing	50'x50'
Sale Price	\$3,500,000
Lease Rate	\$4.85/SF NNN \$9.85/SF NNN (Office)
Est. Expenses	\$2.00/SF
Tax Key	9000010005
Zoning	PDD #18
Utilities	Franklin

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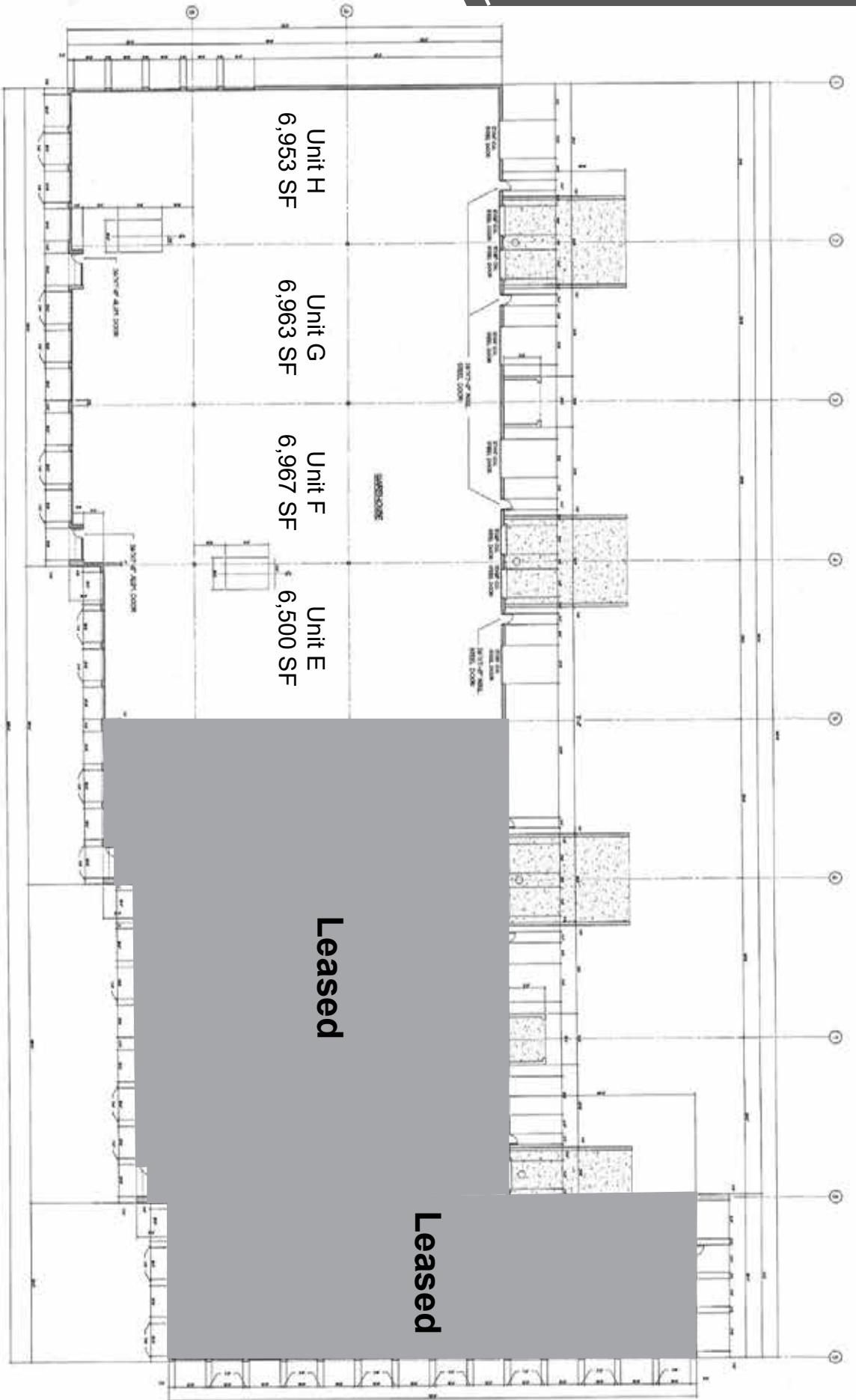


757 N Broadway, Suite 700, Milwaukee, WI 53202

SCAN FOR
VIDEO TOUR
NORTH BLDG



9720 S OAKWOOD PARK DR FLOOR PLAN



Unit H
6,953 SF

Unit G
6,963 SF

Unit F
6,967 SF

Unit E
6,500 SF

HALLWAY

Leased

Leased

NOTE:
PRICE AREA - 1,000 SF



OAKWOOD COMMERCE CENTER

9750 S OAKWOOD PARK DR
FRANKLIN, WI



±45,817 SF FOR LEASE (DIVISIBLE TO 5,967 SF)

- LOCATED IN THE FRANKLIN BUSINESS PARK
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- FLEXIBLE FLOOR PLAN
- ANTI STRATIFICATION CEILING FANS

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Dock Doors	Seven 9'x10'
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Power	3-Phase, 1,600 Amps
Year Built	2000
Auto Parking	91 (1.67/1,000 SF)
HVAC	Gas Modine/Air in Offices
Clear Height	±24' Clear
Sprinkler	Yes
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Sale Price	\$3,500,000
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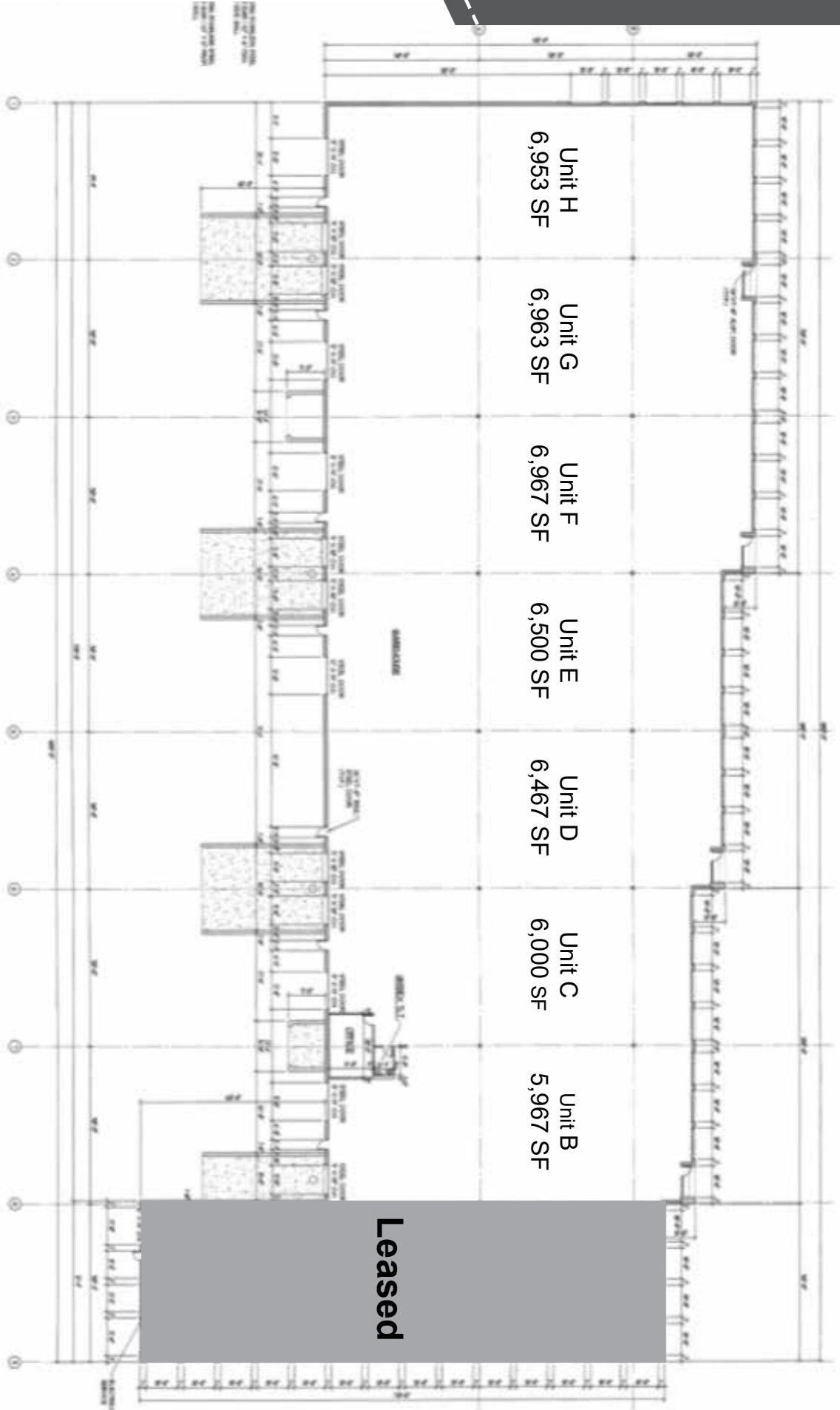
SCAN FOR
VIDEO TOUR
SOUTH BLDG



9750 S OAKWOOD PARK DR FLOOR PLAN



NOTES
 1. SEE ALL NOTES ON ALL SHEETS.
 2. ALL DIMENSIONS ARE IN FEET AND INCHES.
 3. DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
 4. FINISHES ARE TO BE DETERMINED BY THE ARCHITECT.



Leased



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