

10550 86TH AVENUE PLEASANT PRAIRIE, WI

OWNED & MANAGED BY:



SCANNELL
PROPERTIES

***HIGH-IMAGE
NEW CONSTRUCTION**

**UP TO
195,872 SF
IMMEDIATELY
AVAILABLE**

**DIVISIBLE TO
30,000 SF**

FOR LEASE

LOCATED MINUTES NORTH OF THE WISCONSIN-ILLINOIS BORDER

KEITH PURITZ
Executive Director

+1 847 720 1366
keith.puritz@cushwake.com

BRETT KRONER
Executive Director

+1 847 720 1367
brett.kroner@cushwake.com

STEVE STONE
Director

+1 847 720 1364
steve.stone@cushwake.com

MARC SAMUELS
Senior Associate

+1 847 720 1368
marc.samuels@cushwake.com



**CUSHMAN &
WAKEFIELD**

PROPERTY FEATURES



Ideal Space for: eCommerce, Medical Device & Equipment, Food-Related Operations, and 3PL.

Total Building Size:	195,872 SF
Total SF Available:	195,872 SF (Divisible to 30,000 SF)
Total Site Size:	±11.63 Acres
Office Space:	To Suit
Clear Height:	32' throughout; speed bays at 30'
Loading:	20 Exterior Docks (expandable)
Drive-In Doors:	4
Car Parking:	156 Spaces (expandable)
Bay Size:	50' x 54'
Sprinkler System:	ESFR
Construction:	Precast
Power:	3,000 Amps
Lease Rate:	Full Building at 5% Finish: \$5.65 PSF Net Smaller Divisions Subject to Proposal



**FLEXIBLE UNITS
STARTING AT
30,000 SF**



**10550 86TH AVENUE
PLEASANT PRAIRIE, WI**

KEITH PURITZ
Executive Director

+1 847 720 1366
keith.puritz@cushwake.com

BRETT KRONER
Executive Director

+1 847 720 1367
brett.kroner@cushwake.com

STEVE STONE
Director

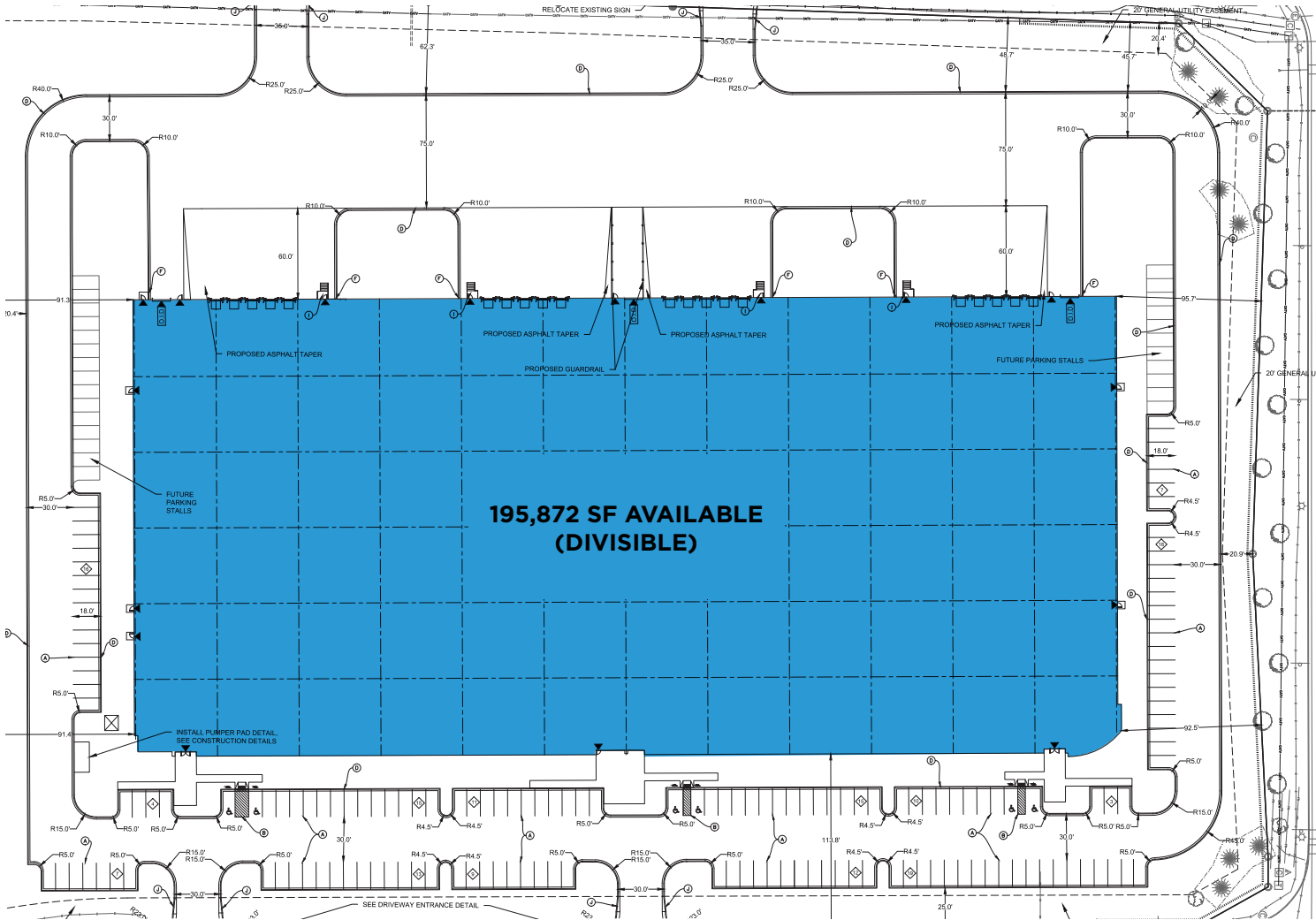
+1 847 720 1364
steve.stone@cushwake.com

MARC SAMUELS
Senior Associate

+1 847 720 1368
marc.samuels@cushwake.com



SITE PLAN



**NOW
LEASING
30,000 TO
195,872 SF**

**32' CLEAR
HEIGHT
WITH 20
EXTERIOR
DOCKS**

**10550 86TH AVENUE
PLEASANT PRAIRIE, WI**

©2020 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

KEITH PURITZ
Executive Director

+1 847 720 1366
keith.puritz@cushwake.com

BRETT KRONER
Executive Director

+1 847 720 1367
brett.kroner@cushwake.com

STEVE STONE
Director

+1 847 720 1364
steve.stone@cushwake.com

MARC SAMUELS
Senior Associate

+1 847 720 1368
marc.samuels@cushwake.com





**10550 86TH AVENUE
PLEASANT PRAIRIE, WI**

**BRAND NEW, HIGH-IMAGE INDUSTRIAL SPACE
READY FOR IMMEDIATE OCCUPANCY**

KEITH PURITZ
Executive Director

+1 847 720 1366
keith.puritz@cushwake.com

BRETT KRONER
Executive Director

+1 847 720 1367
brett.kroner@cushwake.com

STEVE STONE
Director

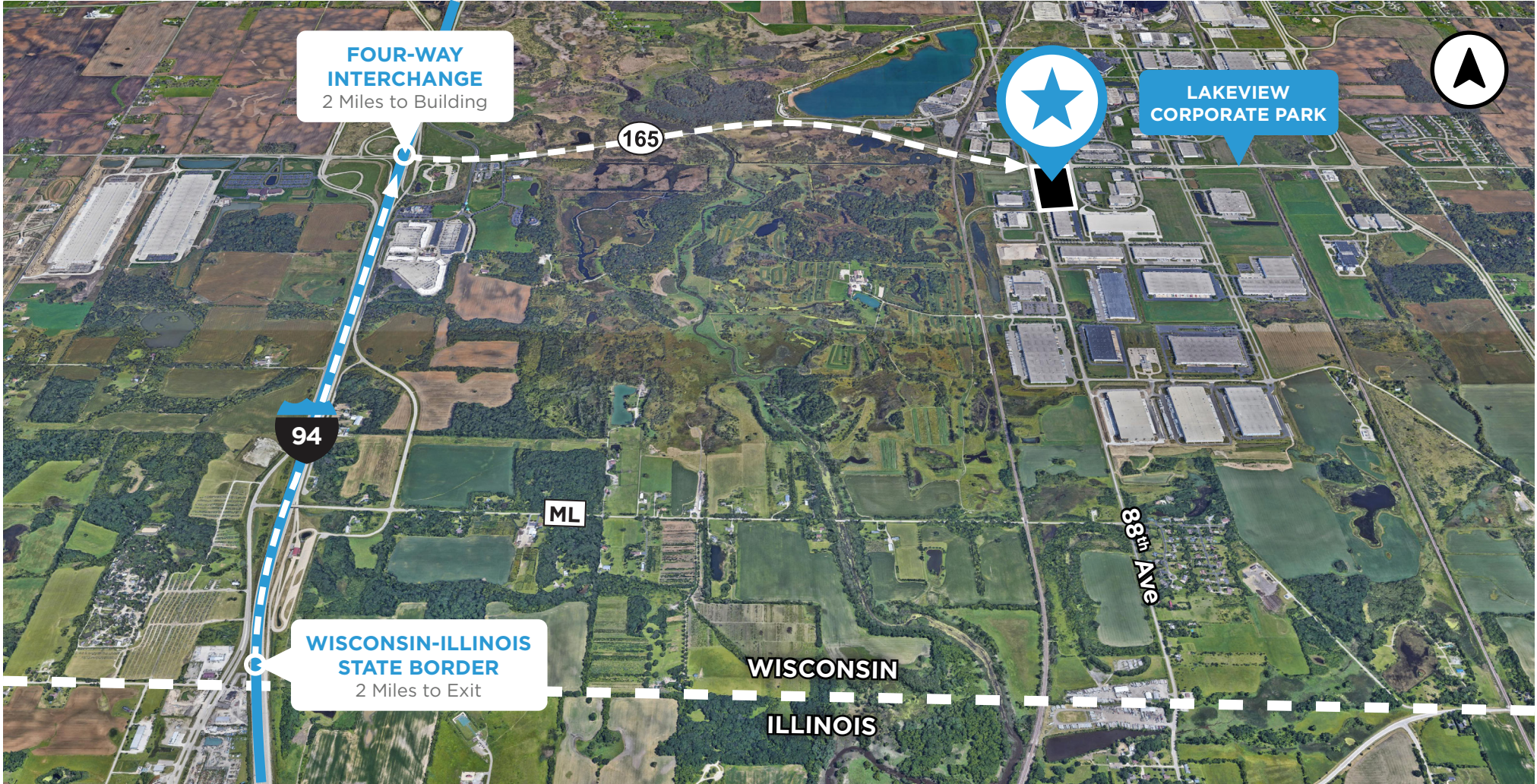
+1 847 720 1364
steve.stone@cushwake.com

MARC SAMUELS
Senior Associate

+1 847 720 1368
marc.samuels@cushwake.com

 **CUSHMAN &
WAKEFIELD**

AERIAL VIEW



**10550 86TH AVENUE
PLEASANT PRAIRIE, WI**

**SITUATED WITHIN LAKEVIEW CORPORATE PARK,
MINUTES NORTH OF THE WISCONSIN-ILLINOIS BORDER**

KEITH PURITZ
Executive Director

+1 847 720 1366
keith.puritz@cushwake.com

BRETT KRONER
Executive Director

+1 847 720 1367
brett.kroner@cushwake.com

STEVE STONE
Director

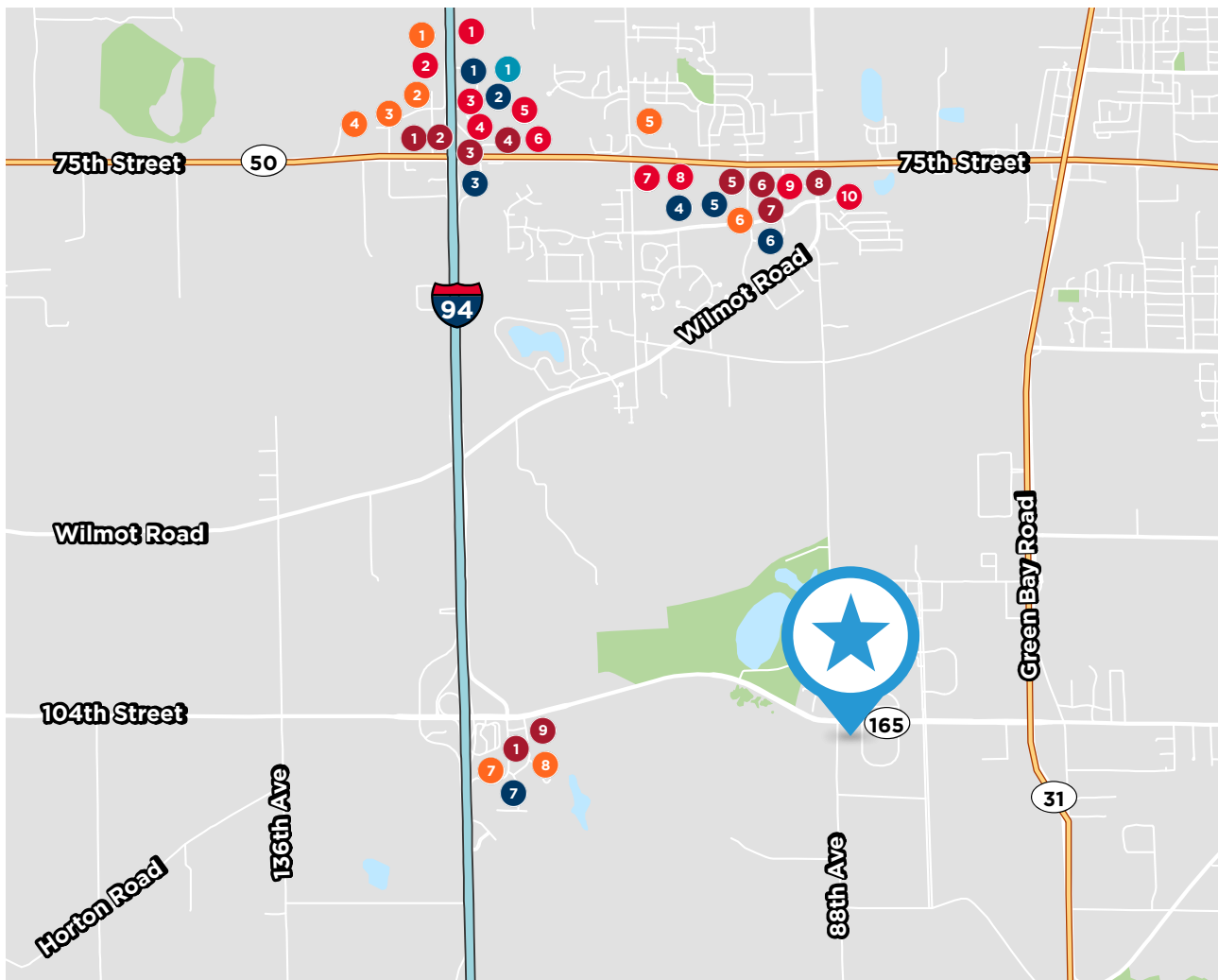
+1 847 720 1364
steve.stone@cushwake.com

MARC SAMUELS
Senior Associate

+1 847 720 1368
marc.samuels@cushwake.com

 **CUSHMAN &
WAKEFIELD**

LOCAL AMENITIES



Restaurants

- 1 Uncle Mike's
- 2 Cracker Barrel
- 3 Texas Roadhouse
- 4 Noodles & Co
- 5 Buffalo Wild Wings
- 6 Perkins
- 7 Cheddar's
- 8 Olive Garden
- 9 Corner Bakery
- 10 Iguana Wana Mexican Grill

Fast Food

- 1 McDonald's
- 2 McDonald's
- 3 Wendy's
- 4 Starbucks Coffee
- 5 Dunkin
- 6 Chipotle
- 7 Potbelly
- 8 MOD Pizza
- 9 Chick-Fil-A
- 10 Culver's

Health & Fitness

- 1 Aurora Health Care
- 2 Pleasant Prairie RecPlex

Retail

- 1 Gander Outdoors
- 2 Woodman's Market
- 3 Walgreens
- 4 Dick's Sporting Goods
- 5 Target
- 6 Costco
- 7 Pleasant Prairie Premium Outlets

Hotels

- 1 Country Inn
- 2 Comfort Inn
- 3 Best Western
- 4 Hampton Inn
- 5 Candlewood Suites
- 6 Holiday Inn Express
- 7 DoubleTree by Hilton
- 8 Fairfield Inn

**10550 86TH AVENUE
PLEASANT PRAIRIE, WI**

KEITH PURITZ
Executive Director

+1 847 720 1366
keith.puritz@cushwake.com

BRETT KRONER
Executive Director

+1 847 720 1367
brett.kroner@cushwake.com

STEVE STONE
Director

+1 847 720 1364
steve.stone@cushwake.com

MARC SAMUELS
Senior Associate

+1 847 720 1368
marc.samuels@cushwake.com

