

# FORMER FOUR SEASONS CHILD CARE CENTER

732 Exchange Drive Hudson, WI 54016



FOR MORE INFORMATION CONTACT:

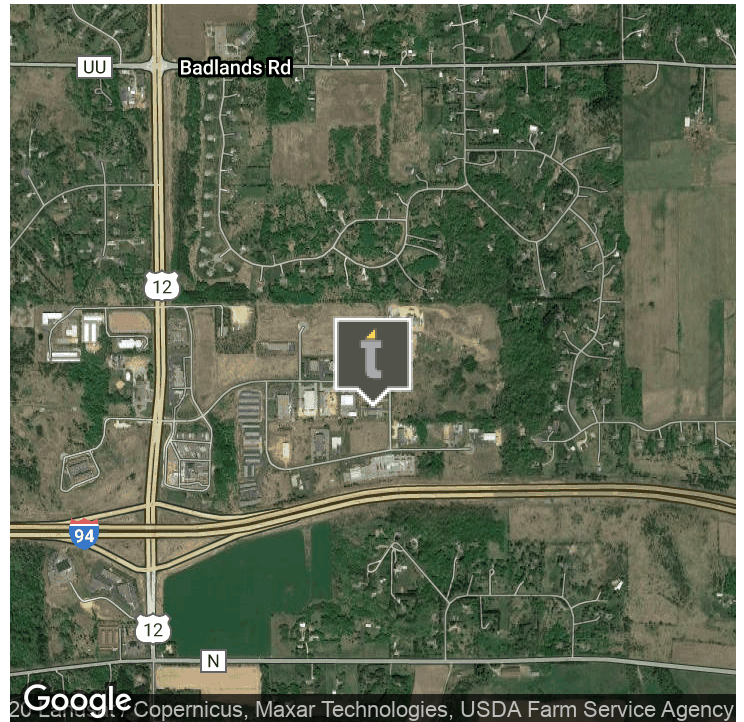
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# Executive Summary



## SALE PRICE

**\$595,000**

## OFFERING SUMMARY

Lot Size: 1.5 Acres

Year Built: 2000

Renovated: 2003

Available SF: 5,940 SF

## PROPERTY OVERVIEW

Offered for sale available immediately is the former Four Seasons Child Care Center located within the Exit 4 Business Park. This property is conveniently located near I-94 and within close proximity to Highway 12 as well. This well-maintained building and property is in great condition and has many possible uses.

## PROPERTY HIGHLIGHTS

- Located near I-94 and Highway 12
- Located in the Exit 4 Business Park
- Many possible uses
- Excellent Condition
- Features a chain link fenced area
- 17 parking stalls

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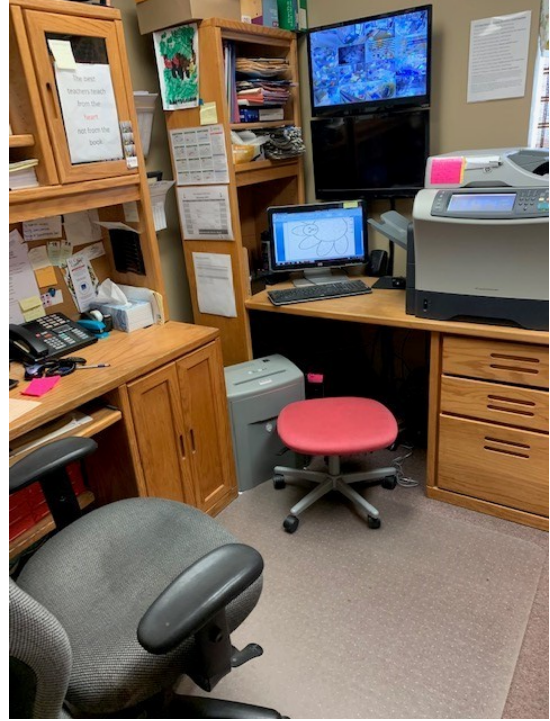
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# Additional Photos



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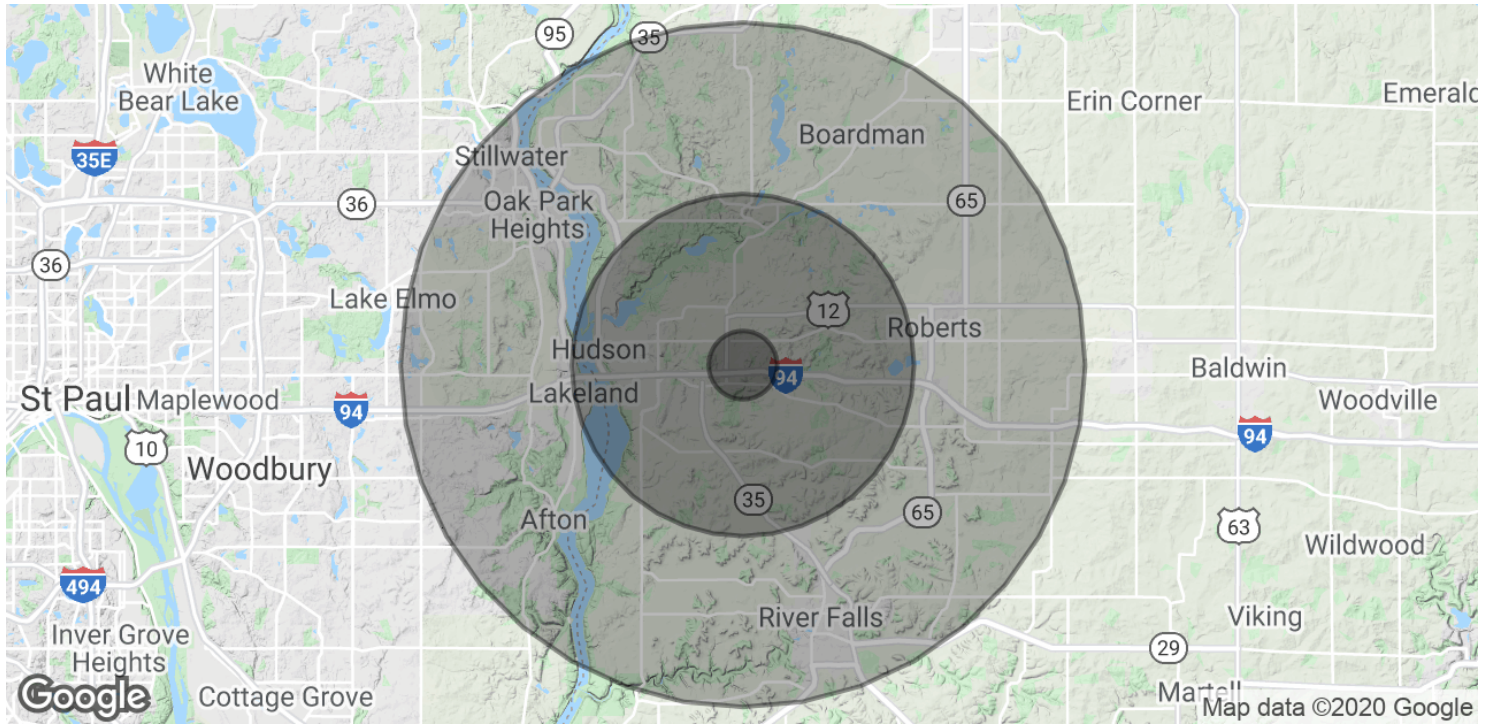


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# Demographics Map & Report



POPULATION	1 MILE	5 MILES	10 MILES
Total Population	753	24,928	89,907
Average age	36.9	36.5	36.0
Average age (Male)	37.1	36.1	35.7
Average age (Female)	36.7	37.6	36.2
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	236	9,099	33,952
# of persons per HH	3.2	2.7	2.6
Average HH income	\$118,921	\$101,700	\$87,205
Average house value	\$374,665	\$325,229	\$311,409

\* Demographic data derived from 2010 US Census

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