

East Town Plaza



Southeast Quadrant of Zeier Road & East Washington Avenue (US 151)
Madison, Wisconsin

Lamarco.com



1,334 - 17,200 SF Retail Available

Positioned in the heart of the dominant East Towne Mall regional trade area

Conveniently located 0.5 mile from a full interchange with I-90 at the intersection of East Washington Avenue and Zeier Road, providing for exceptional regional access

Located in Dane County, the fastest growing county in Wisconsin, with over 118,000 people in 5 miles and 7% growth projected over 5 years



NATIONAL TENANT LINE-UP

Burlington, Marshalls, Ross Dress for Less, JOANN, DSW, ULTA Beauty, Party City

SHADOW ANCHOR

Kohl's

For Additional Info

JEFF JAMES | 727.403.7777 | jjames@lamarco.com



LAMARCOMPANIES
SINCE 1972

695 Route 46, Suite 210 | Fairfield, NJ 07004

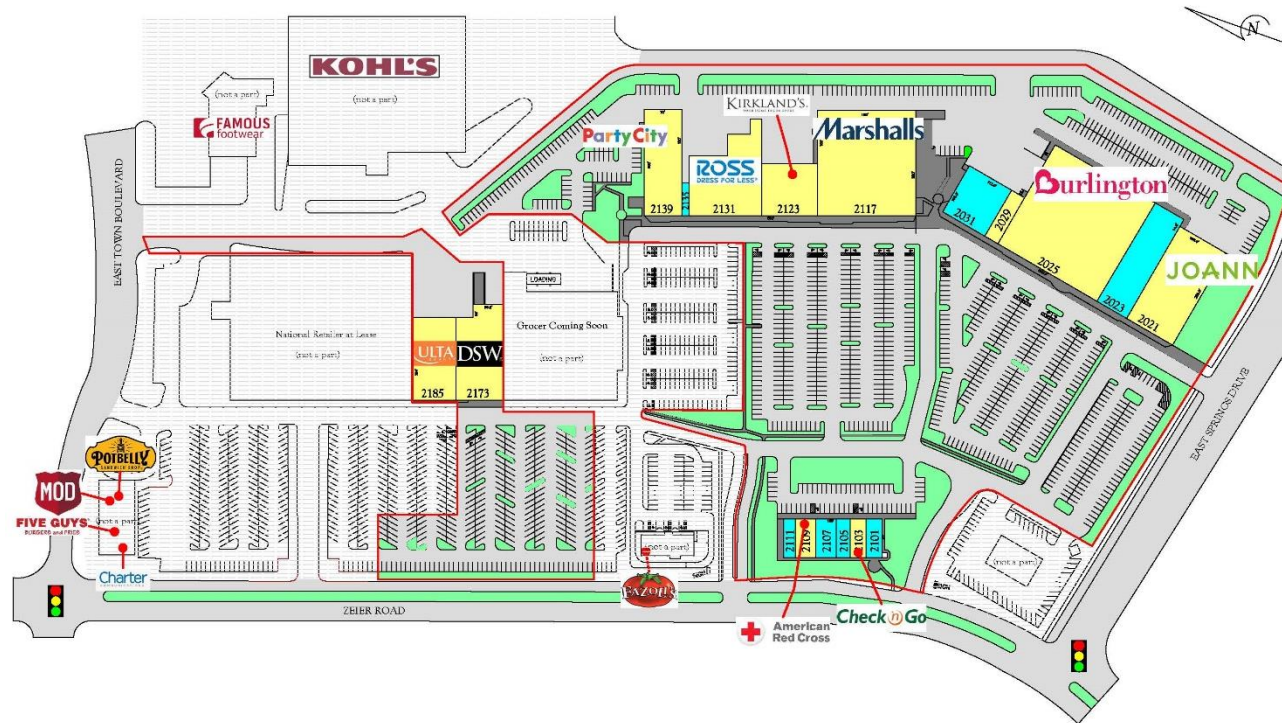
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SITE PLAN



Tenant Roster

Unit	TENANT	AREA
2185	Ultra Beauty	11,243 SF
2173	DSW	16,024 SF
2139	Party City	13,931 SF
2135	AVAILABLE	1,703 SF
2131	Ross Dress for Less	22,000 SF
2123	Kirklands	10,000 SF
2117	Marshalls	36,800 SF
2031	AVAILABLE	10,000 SF
2029	Sally Beauty Supply	2,000 SF
2025	Burlington	43,000 SF
2023	AVAILABLE	17,200 SF
2021	JOANN	20,000 SF
2111	AVAILABLE	1,334 SF
2109	American Red Cross	3,150 SF
2107	AVAILABLE	2,418 SF
2105	AVAILABLE	1,782 SF
2103	Check 'N Go	2,100 SF
2101	AVAILABLE	2,100 SF

TOTAL GLA 216,785 SF

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EXCEPTIONAL LOCATION



Local Benefits

2 miles from the American Center, a 447-acre business park with more than 90 businesses, generating significant traffic throughout the day

Madison is the state capital of Wisconsin and is home to over 65,000 college students including over 40,000 at nearby University of Wisconsin

Demographics	3 Mile	5 Mile	10 Mile
Population	45,493	118,352	331,802
Households	20,382	126,822	356,064
Avg HH Income	\$72,126	\$79,272	\$82,484

Traffic Counts

East Washington Avenue (46,050 VPD)
Zeier Road (11,700 VPD)

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SURROUNDING RETAILERS

