

OFFICE/RETAIL SPACE FOR LEASE

Oostburg Commons

BUILD TO SUITE



941 Center Avenue, Oostburg, WI

Lease Rate: \$17.00/S.F. – Build to Suite

Lease Type: NNN

Space Available: 1,000 S.F.—10,607 S.F.

Property Features

- Medical Clinic Anchor
- In **Downtown Oostburg**
- Located in community's **primary arterial road**.
- Located in the heart of the community **near community grocery store**, all restaurants, bicycle trail head and village hall.
- Construction planned for **summer 2012**.
- Located in a **growing community**.

*A Planned Community
Development Between...*

Gordy Veldbom
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Oostburg, WI 53070
(920) 564-3341

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Village of Oostburg
PO Box 700227
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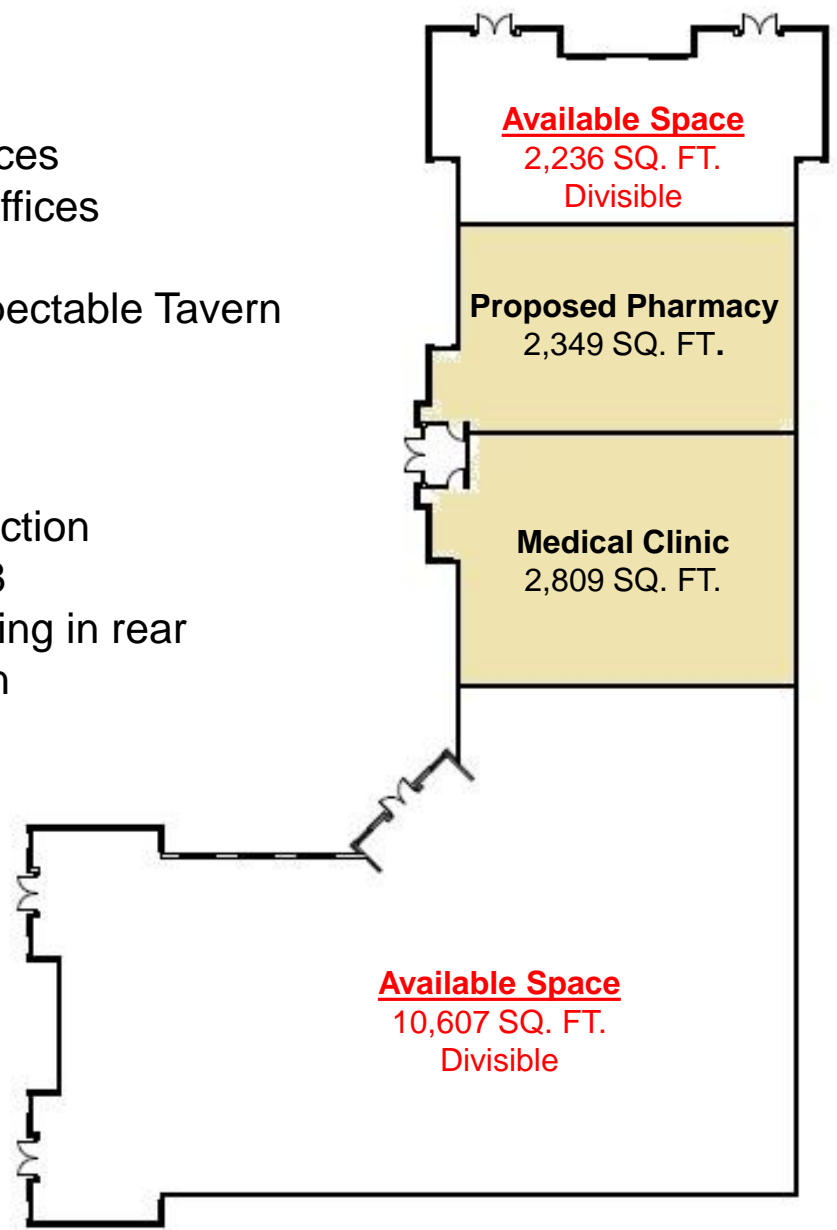
Building Layout Plan

Ideal Tenants

- Specialty Medical Services
- Professional or Other Offices
- Coffee House or Café
- Restaurant and/or Respectable Tavern
- Other Retail

Site Specifications

- Masonry/Wood Construction
- On street Parking for 28
- Planned additional parking in rear
- Green-space integration



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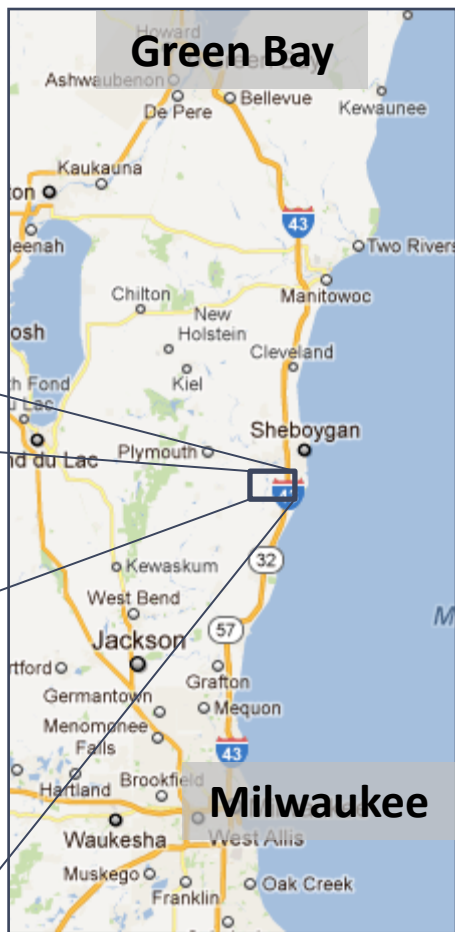
The Village of Oostburg, Wisconsin

Oostburg is a **moderately growing** with small community atmosphere, charm, and **family values**. The Village is extremely safe and serene. The community consists of **well-kept residences**, businesses, and industries. The Village has been extremely aggressive at growing and attracting business. The Village's population has grown by nearly 10% since 2000.

Recent Developments

- Largest employer, Dutchland Plastics, has built a new facility
- Viking-Masek Packaging is building a new 30,000 S.F. HQ
- Pine Haven Assisted Living adding 30 rooms
- Preheat Industries is expanding
- Village first allowed alcohol sales in 2011

	1-Mile	3-Mile	5-Mile
Population:	2,990	5,022	8,505
Median Hhld Income:	\$60,883	\$62,570	\$62,706



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