



# Mukwonago Multi-Tenant Industrial Building / Land

Boxhorn Drive, Mukwonago, WI 53120

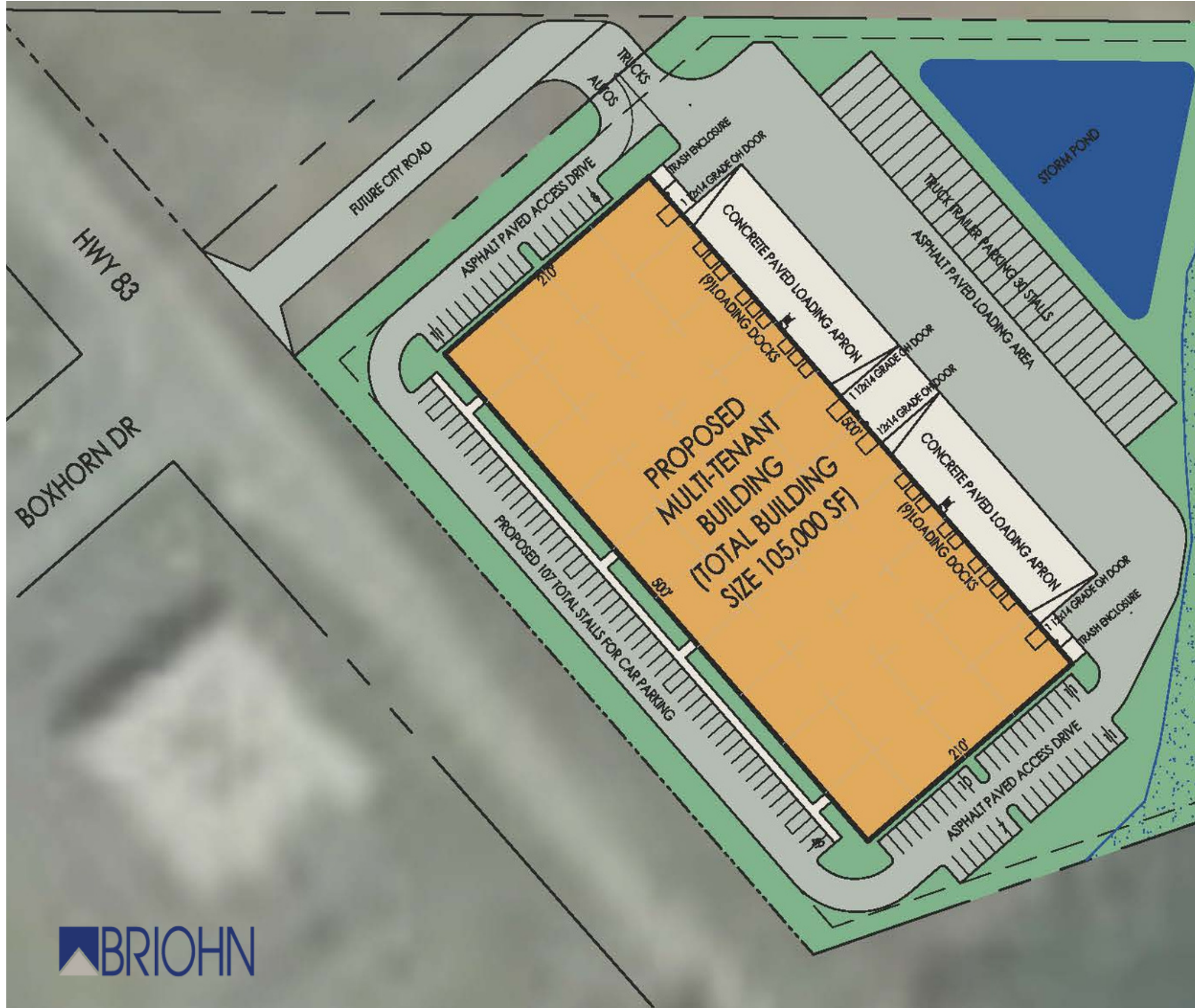


## Build-to-Suit Industrial Building For Sale or Lease

<b>Building Size</b> 105,000 SF	<b>Parcel Size</b> 12.08 Acres	<b>Clear Height</b> 32 FT	<b>Column Space</b> 50 X 50	<b>Electrical:</b> We Energies at property
<b>Loading Docks</b> Up to 18	<b>Drive-In Doors</b> ± 4	<b>Parking Spots</b> 107	<b>Trailer Parking Spots</b> 30	<b>Water:</b> Municipal water at property
<b>Lights</b> LED	<b>ESFR Fire Protection</b>	<b>Office Improvements</b> as Needed		<b>Sewer:</b> Municipal Sewer at property

Scan for Google Maps





# Conceptual Site Plan

# Area Overview

The area southwest of Boxhorn Drive in Mukwonago, WI 53120 is characterized by its picturesque rural surroundings and proximity to natural attractions such as parks and hiking trails. Additionally, its strategic location near highways offers businesses convenient access for distribution and accessibility to both customers and suppliers. It's also a bustling business hub, with numerous other companies already established, providing networking opportunities and a supportive environment for new businesses aiming to thrive in a serene setting.

## Distance to Highway

- 1 mile to 43 on ramp





## Contact



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