

For Lease

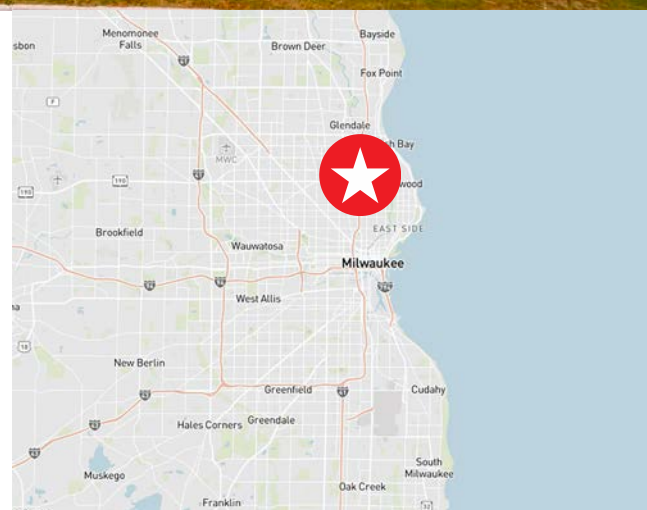
Medical & Office Space

4655 N. Port Washington Road, Glendale, WI 53212



Highlights

- Highly visible & immediate access to I-43
- Port Washington Road address
- Newly renovated lobby & bathroom modernization
- Great window lines
- Medical & professional office tenants
- Newly paved parking lot
- Recent elevator upgrades



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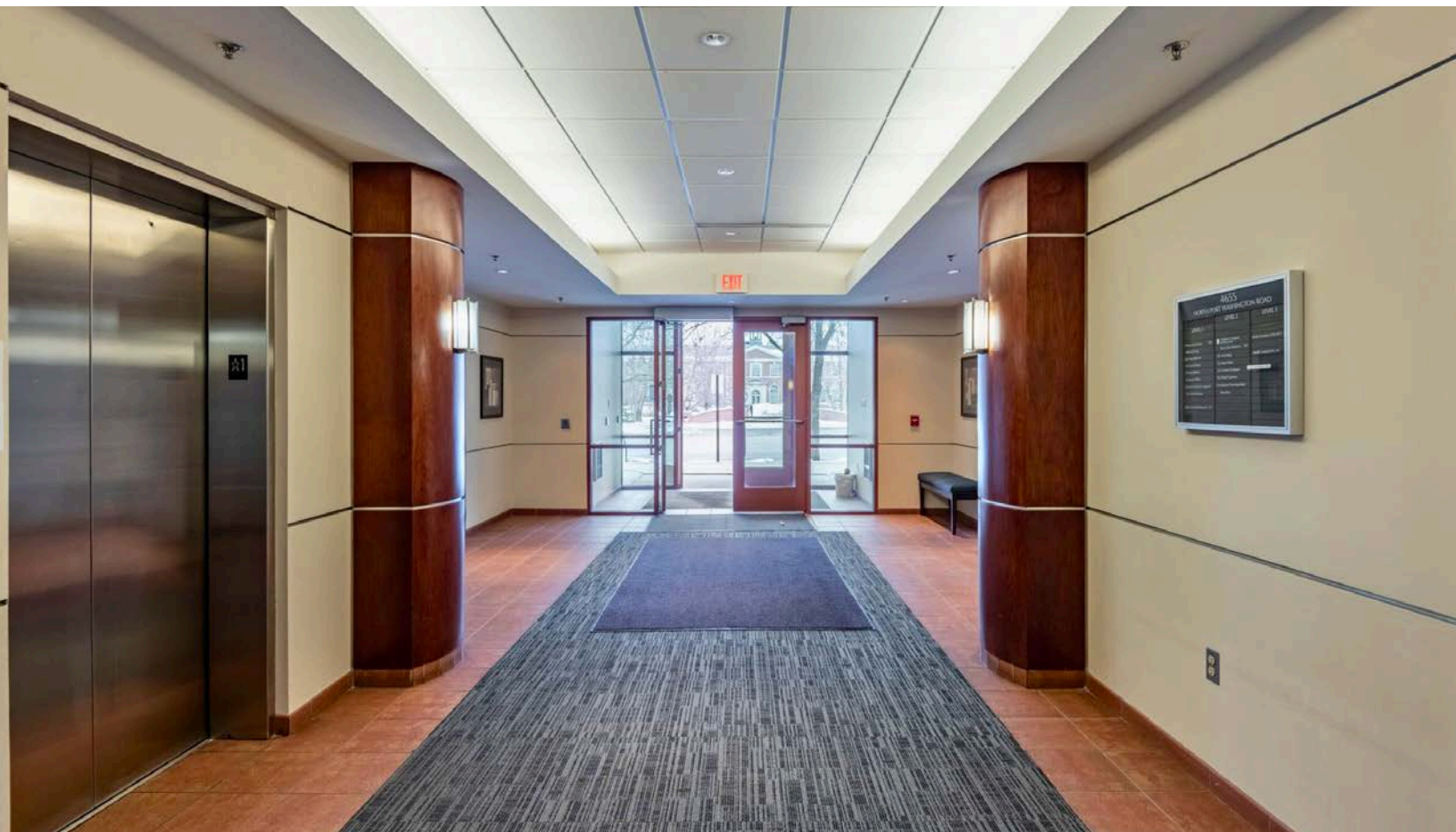
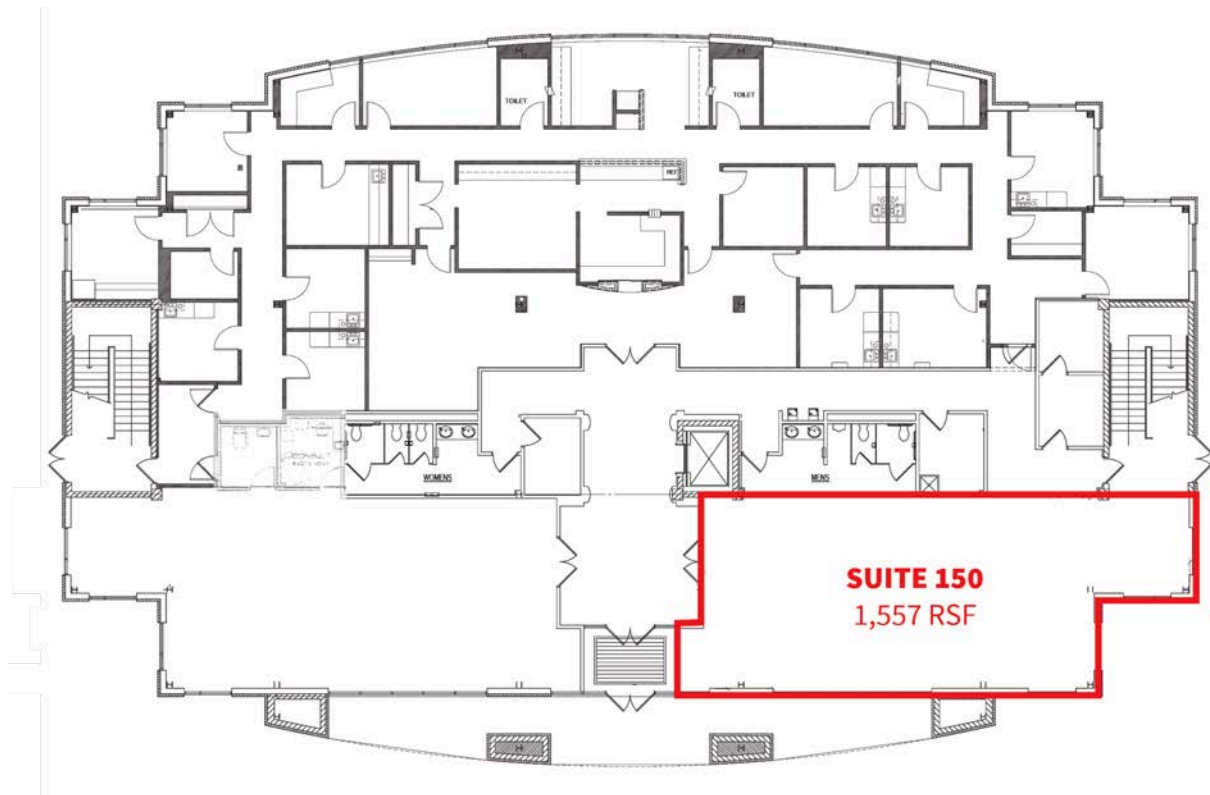
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Available space	795 SF - 1,800 SF
Lease rate	\$15.50 / SF Net
Op.Ex.	\$10.00 / SF (2024 est.)
Parking	4.00 / 1,000 SF
Total building size	30,611 SF

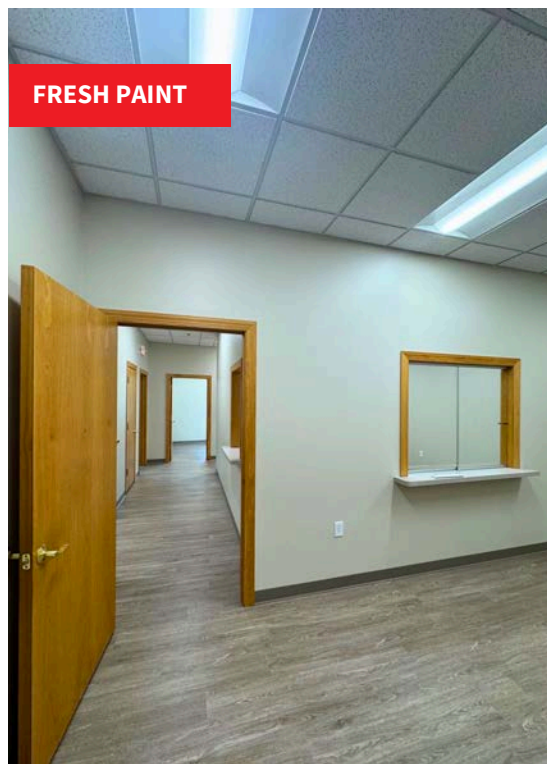
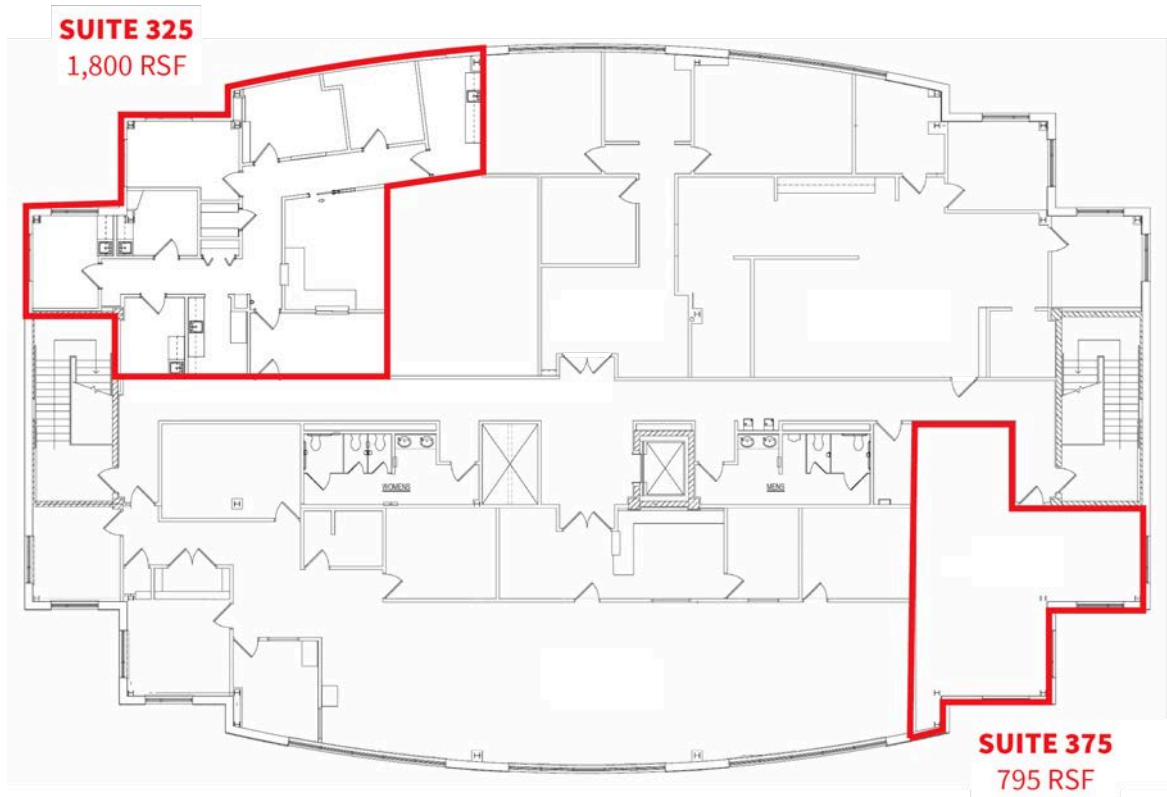


	1 mile	3 miles	5 miles
Est. 2024 population	11,462	151,574	345,436
Estimated households	4,725	61,482	146,765
Est. Average HH income	\$93,744	\$71,243	\$71,233
Median Age	37.5	33.8	33.2

First Floor

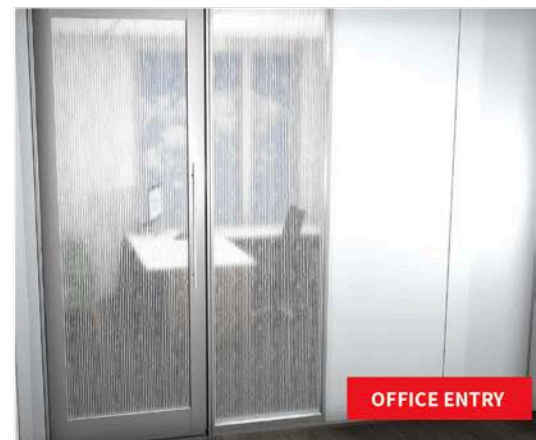
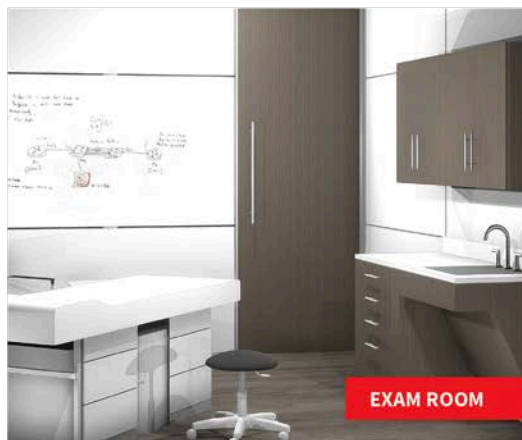
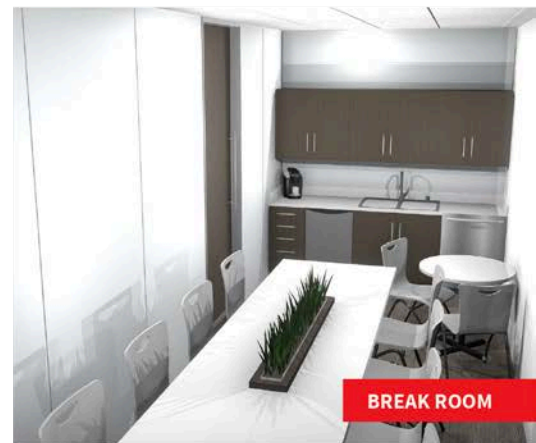
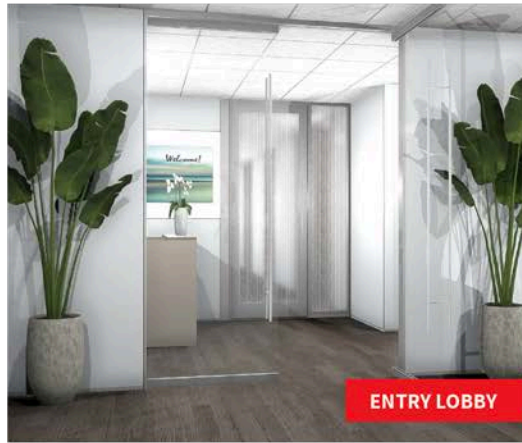
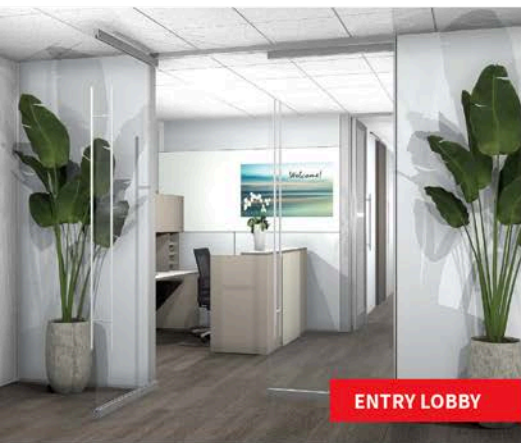
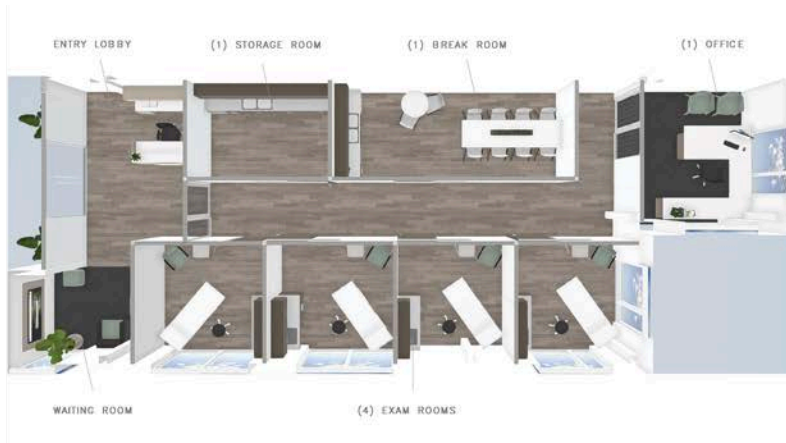


Third Floor



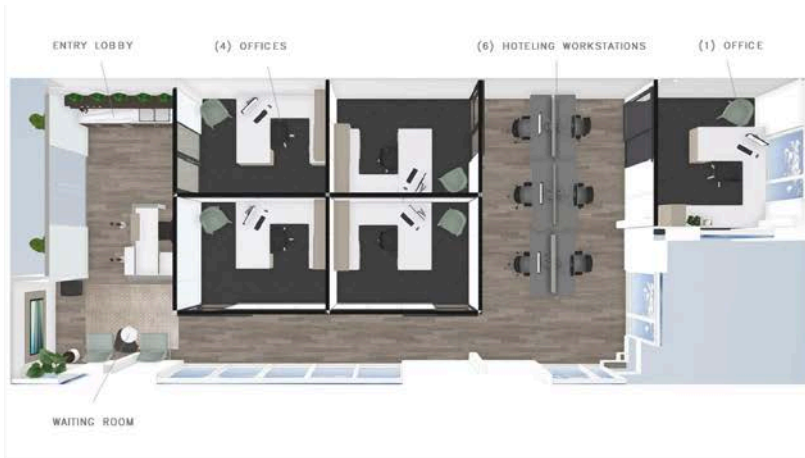
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Healthcare Suite Concept



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Professional Office Concept

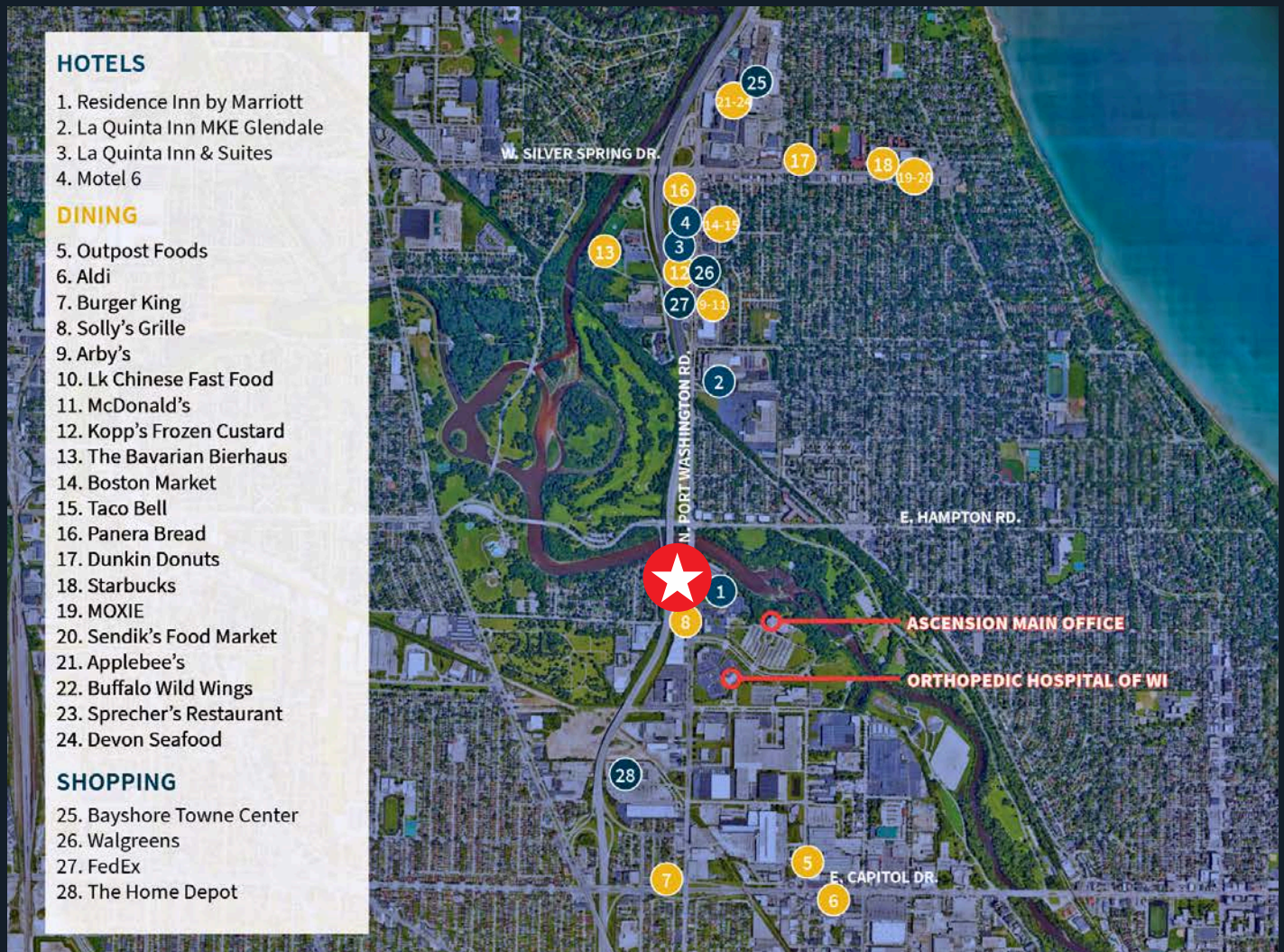


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