



# For lease

20700 & 20800 Swenson Dr.  
Waukesha, WI 53186

Class A Office Space



Jones Lang LaSalle Brokerage, Inc. a licensed real estate broker.



20700 & 20800 Swenson Dr. / Waukesha

## Features



**Heated** garage parking



Available building **storage**



Key-card **security system**



**Fitness center** & **locker rooms**



Common area **conference room**



**Tenant lounge**



**Bike storage**



## Crossroads Corporate II and VIII

At Goerke's Corners, find premier functionality in two Class A office buildings. These striking four-story structures stand prominently at the I-94 and Barker Road intersection, offering clear highway visibility, thoughtfully landscaped environments, and attentive on-site property management services. They are located adjacent to The Corners of Brookfield shopping center.



20700 Swenson Dr., Waukesha, WI 53186



**4,854- 13,665 RSF**

*Available space*

**\$15.00 Net**

*Lease rate*

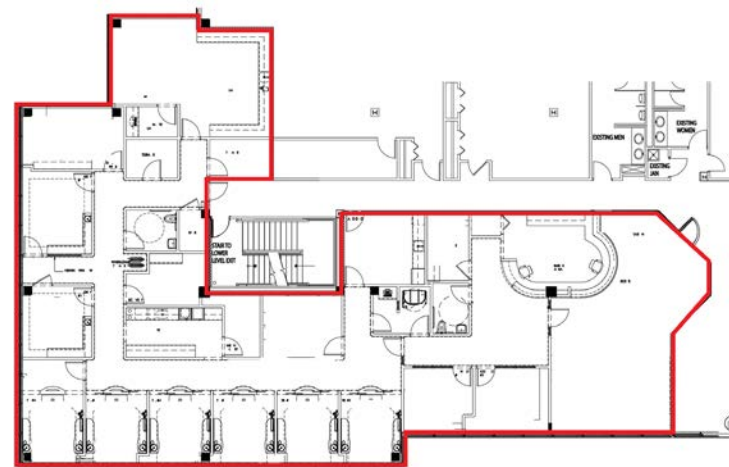
**\$17.00 Net**

*Spec suite lease rate*

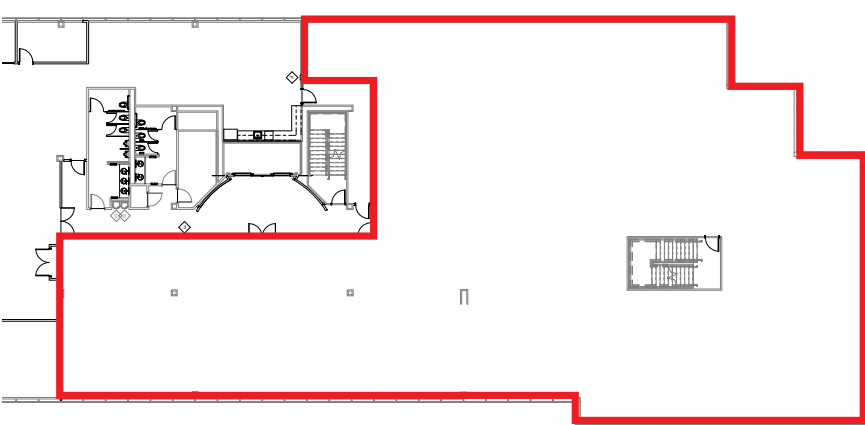
|                 |                                                                       |
|-----------------|-----------------------------------------------------------------------|
| Building size   | 85,521 RSF                                                            |
| Built / remodel | 1996 / 2014                                                           |
| Parking         | 4.00 / 1,000 SF                                                       |
| Op.Ex. PSF      | \$10.05 (2026 est.)                                                   |
| Highlights      | Highly visible exterior building signage available with I-94 exposure |

Availability

Suite 150  
6,187 RSF

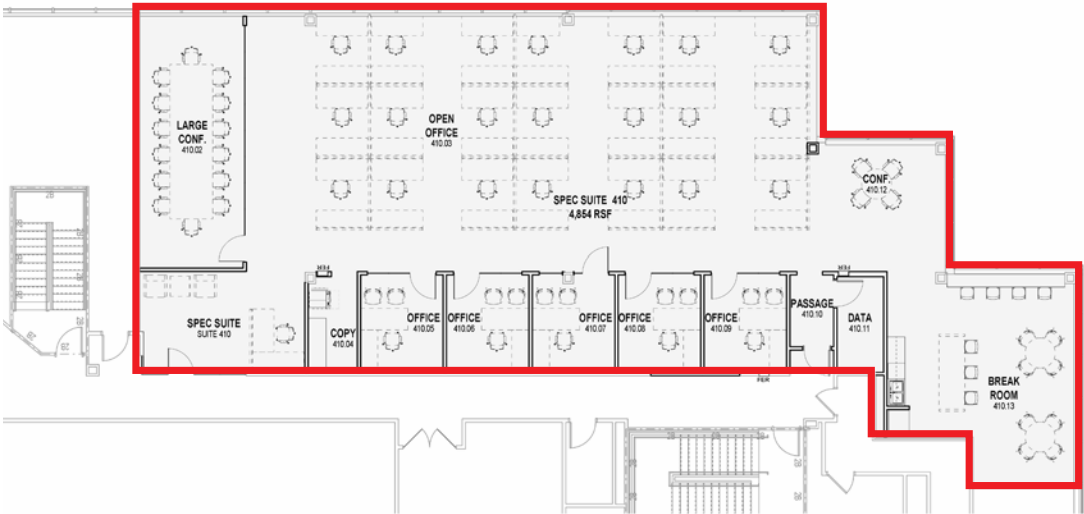


Suite 300  
13,665 RSF



Spec Suite 410  
4,854 RSF

 View Tour





20800 Swenson Dr., Waukesha, WI 53186



**1,390 - 12,921 RSF**

*Available space*

**\$16.50 Net**

*Lease rate*

**\$18.00 Net**

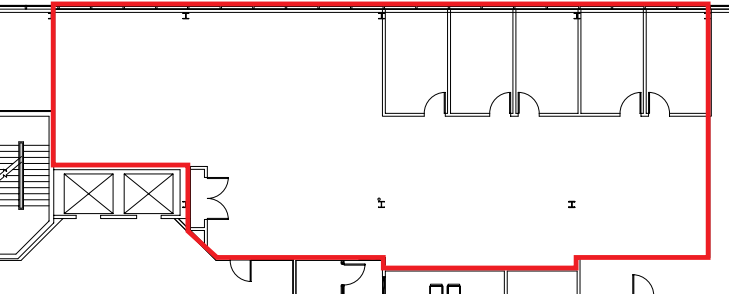
*Spec suite lease rate*

|                 |                       |
|-----------------|-----------------------|
| Building size   | 84,668 RSF            |
| Built / remodel | 1984 / 2015           |
| Parking         | 4.00 / 1,000 SF       |
| Op.Ex. PSF      | \$10.39(2026 est.)    |
| Highlights      | Energy Star Certified |



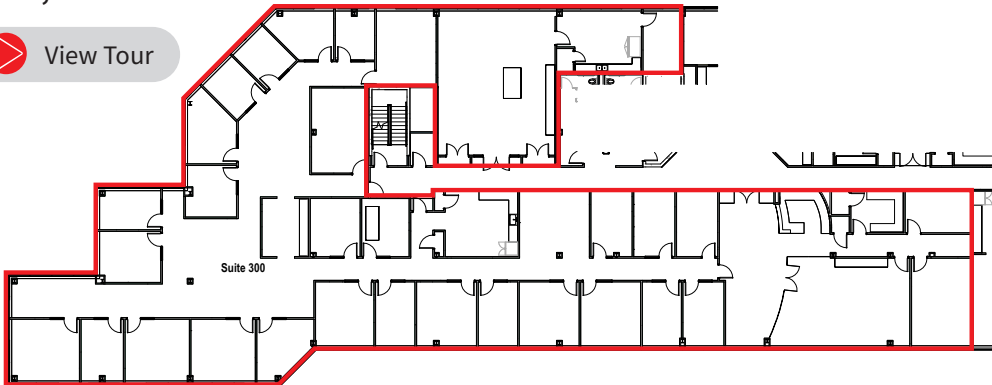
Availability

Suite 110  
3,395 RSF



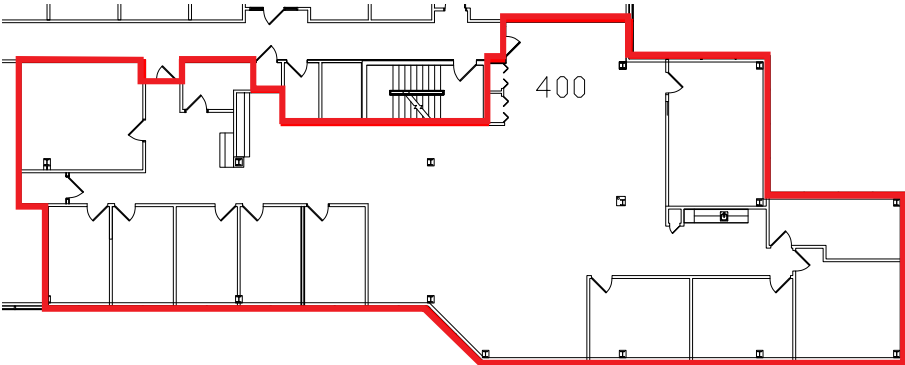
Suite 300  
12,921 RSF

 View Tour



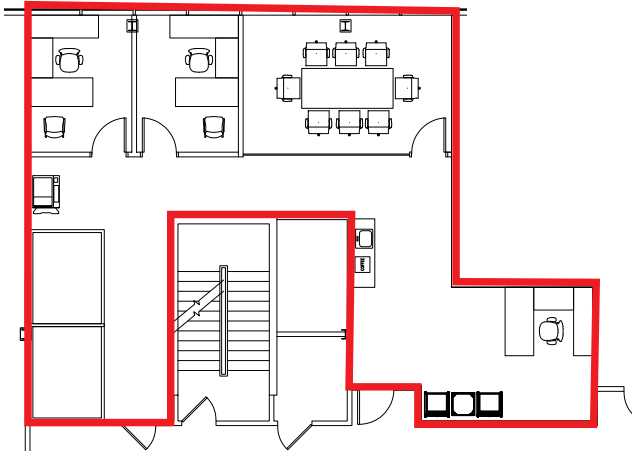
Spec Suite 400  
5,258 RSF

 View Tour

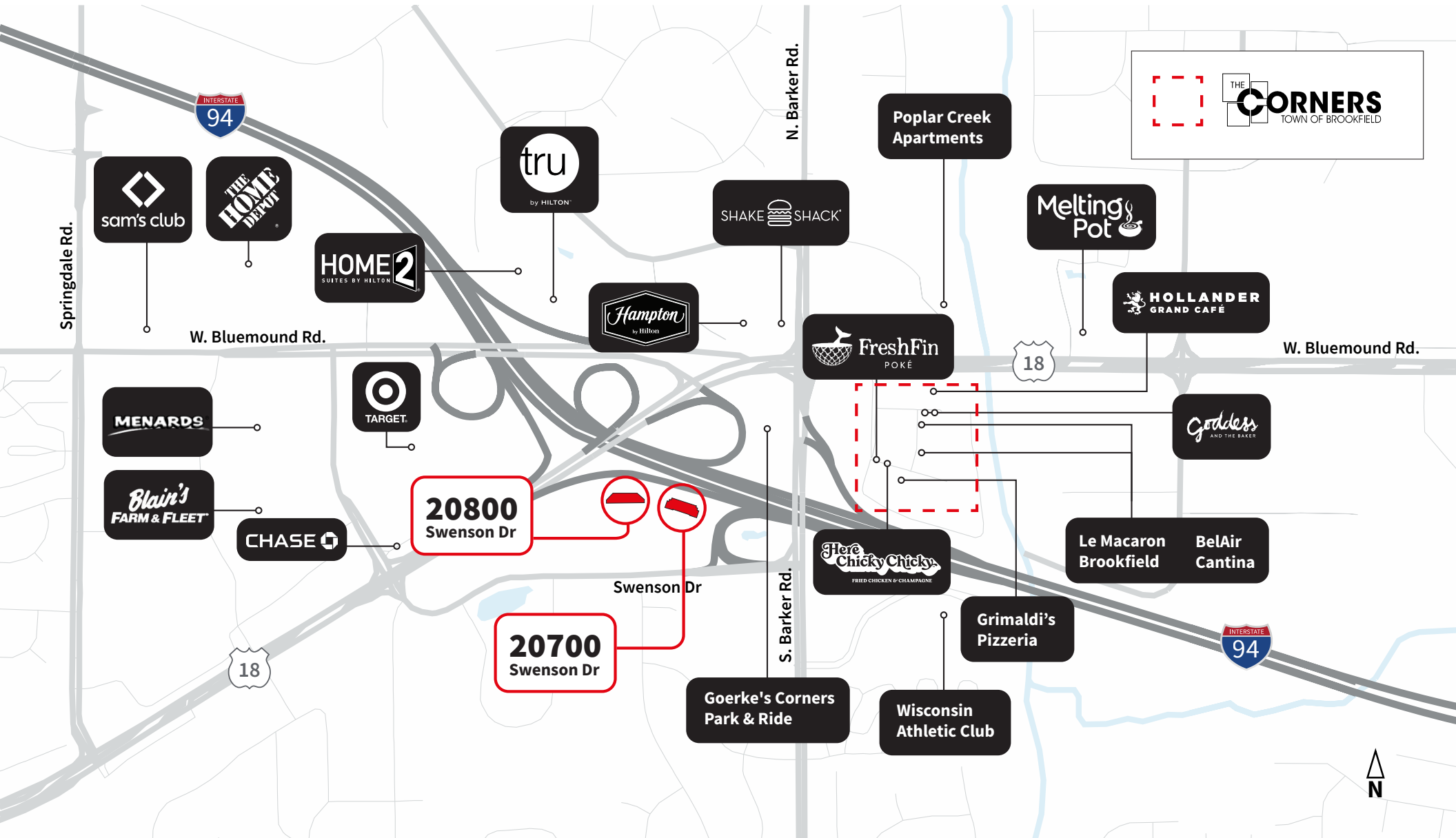


Suite 465  
1,390 RSF

Test Fit Shown



*Locations & nearby amenities*



## Contact

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