

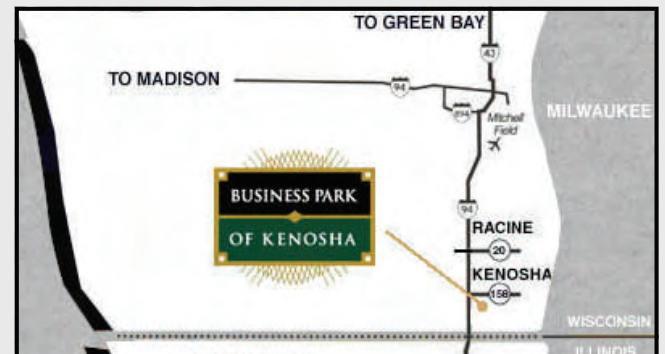
Available  
20,600 SF

5601 95th Avenue  
Kenosha, Wisconsin



**BUILDING SPECIFICATIONS:**

BUILT:	1994
CONSTRUCTION:	Masonry
BUILDING SIZE:	20,600 SF
OFFICE:	2,900 SF
CLEAR HEIGHT:	15'
LOADING:	One (1) Exterior Door Three (3) Drive in Doors
POWER:	600 amps
CAR PARKING:	42
2006 TAXES:	\$0.99 PSF
LEASE RATE:	\$5.65 PSF Net
SALE PRICE:	Subject to Offer



**Lee & Associates®**  
COMMERCIAL REAL ESTATE SERVICES

8755 West Higgins Road, Suite 1000  
Chicago, IL 60631-2748  
Phone (773) 355-3000  
Fax (773) 409-5354

For additional information, please contact:

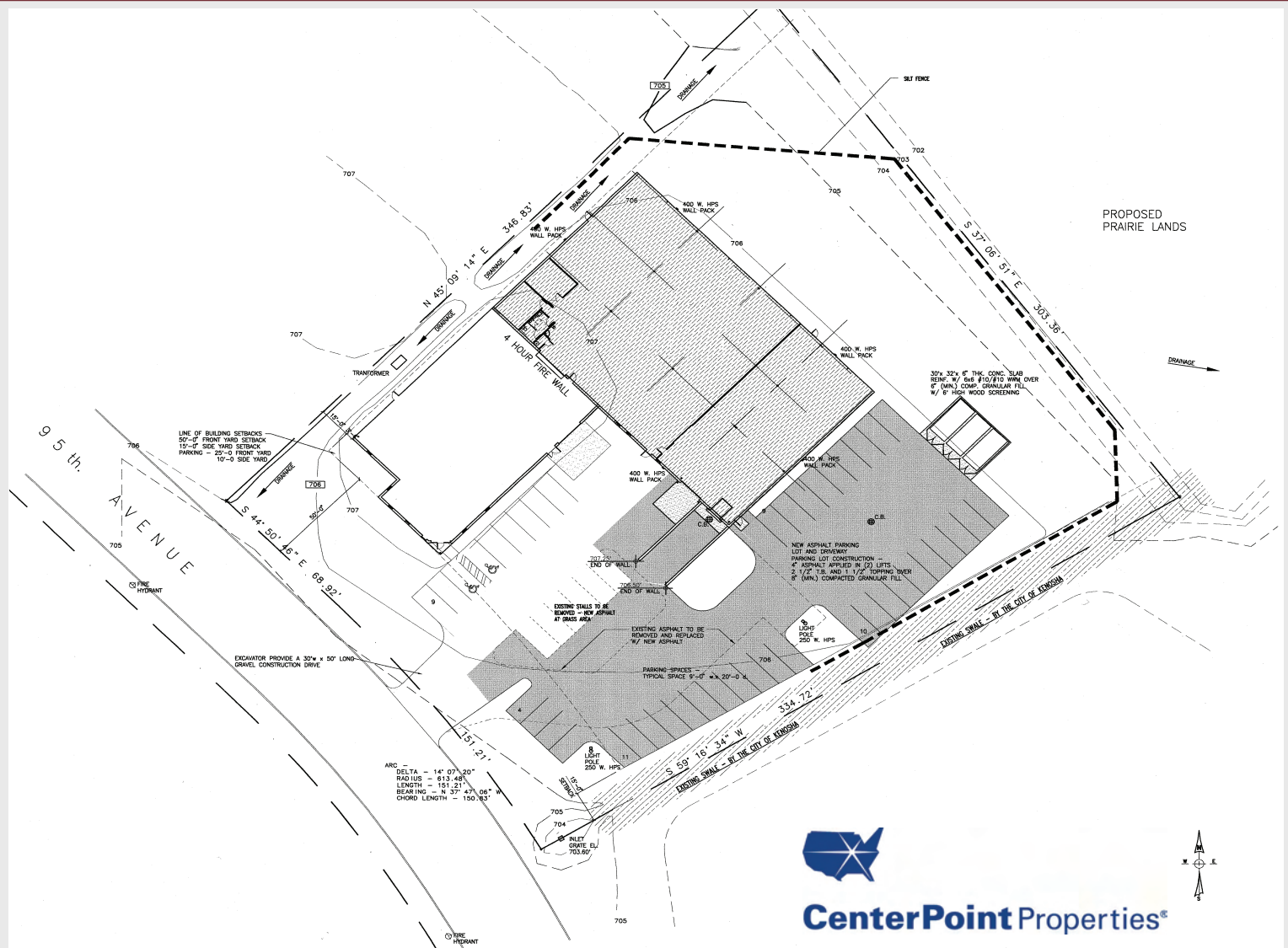
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**SERGIO CHAPA**  
Senior Associate  
(847) 980-7244  
schapa@lee-associates.com

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Kenosha, Wisconsin



- Less than one hour to Chicago's O'Hare International Airport and 25 minutes to Milwaukee's Mitchell International Airport
- Adjacent to Kenosha Regional Airport
- Easy access to Interstate 94 via Wisconsin State Highway 158
- Access to a large, skilled and unskilled labor force
- Attractive utility rates
- Economic development incentive opportunities available

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