

# FOR LEASE



**301** North Broadway | De Pere, WI



**13,500 Sq. Ft. available • .52 Acres • Central Business District zoning • \$14.00 Sq Ft NNN**

Besaw Properties LTD is pleased to offer FOR LEASE this prime commercial Office Building at 301 N. Broadway in Downtown De Pere, WI. Many options for this office building, ideal use is office space for companies or individuals seeking an ideal location. Possible Build to Suit. This landmark has 2 spaces on 1st floor and 1 space on 3rd floor available for lease. Floor plans are attached.

- **Parking on site**
- **Possible build to suit**
- **Downtown De Pere**
- **Sprinkler system**
- **Heating and air conditioning**
- **Security System**

**BESAW**  
**PROPERTIES** LTD

**Commercial Property Services**

Phone: **920-338-8080**

Fax: 920-338-8181

Email: [tim@besawrealty.com](mailto:tim@besawrealty.com)

All information contained herein is from sources deemed reliable and is submitted subject to errors, omissions and to change of price or terms without notice.



## Prime Commercial Office FOR LEASE

Ideal use is office space for companies or individuals at an ideal location in De Pere.

Besaw Properties LTD is pleased to offer, for lease, this landmark commercial office building at 301 N. Broadway, nestled in the heart of De Pere's Downtown business district. This building is perfect for companies or individuals, with 3 floors and 13,500 Sq. Ft. of leasing available at \$14.00 per sq ft. 200 parking spaces. G2 zoning. Possible Build to Suit. This

prime commercial office building is conveniently located an 11 minute drive from Austin Straubel International Airport, and a 41 minute drive from Outagamie County Regional Airport. There is 24 hour access, a bus line, a security system, monument signage, and air conditioning. This is the perfect place to make your new office!



### PROPERTY INFORMATION

**Property Address:**

301 N. Broadway  
De Pere, WI 54115  
Brown County

**Total Square Footage**

**Available for Lease:**  
10,000 Sq. Ft—1st FL  
1,200 Sq. Ft—1st FL  
2,300 Sq. Ft. - 3rd FL

Lot Size ..... **.52 Acres**

LEASE Price ..... **\$14.00 per Sq. Ft. NNN**

Municipality ..... **City of De Pere**

Zoning ..... **Commercial**

Parcels and 2025 Taxes ..... **ED-758-1 \$26,291**  
**ED-758 \$26,158**  
**ED-747 \$1,701**

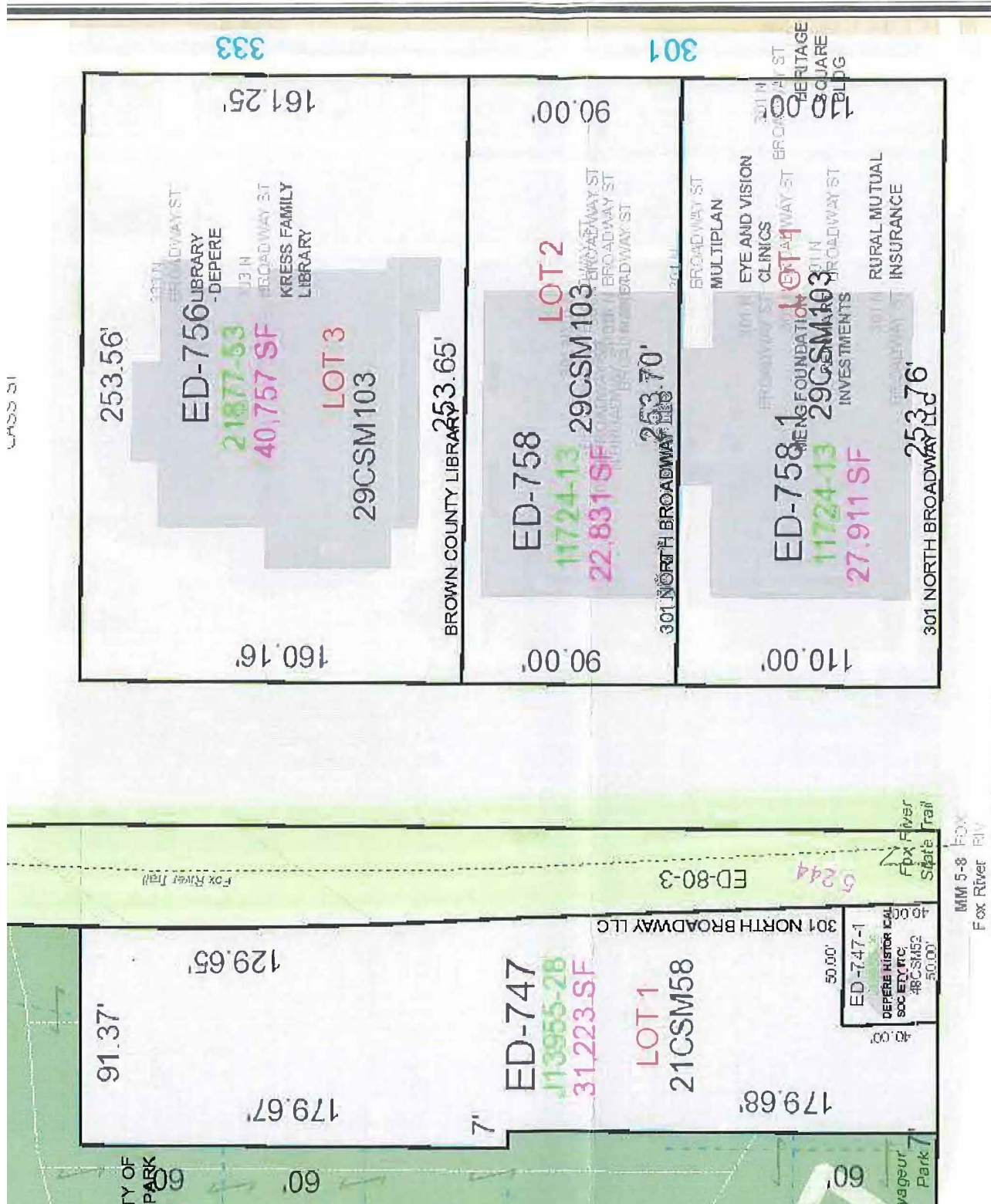


## BUILDING INFORMATION

<b>Building Type:</b>	<b>Year Built:</b>
Office/build to suit	1988
	Renovated in 2022
Exterior Construction.....	<b>Masonry</b>
Parking Spots.....	<b>200/on-site</b>
Sprinkler System.....	<b>Fully</b>
Heat.....	<b>GFA/ZONED</b>
Hot Water.....	<b>Yes</b>
Air Conditioning.....	<b>Yes/ZONED</b>
Restrooms.....	<b>8</b>
Security System.....	<b>FULL/KEY FAB</b>
Elevators.....	<b>2</b>
Current Tenants.....	<b>Northwestern Mutual, MasterFleet, MultiPlan, Destree CPA, Meng Foundation, Orthopedic Spine Therapy, Eye &amp; Vision Clinic, JB Behavioral Health, Rawhide Counseling Services, The Lake Companies LLC</b>



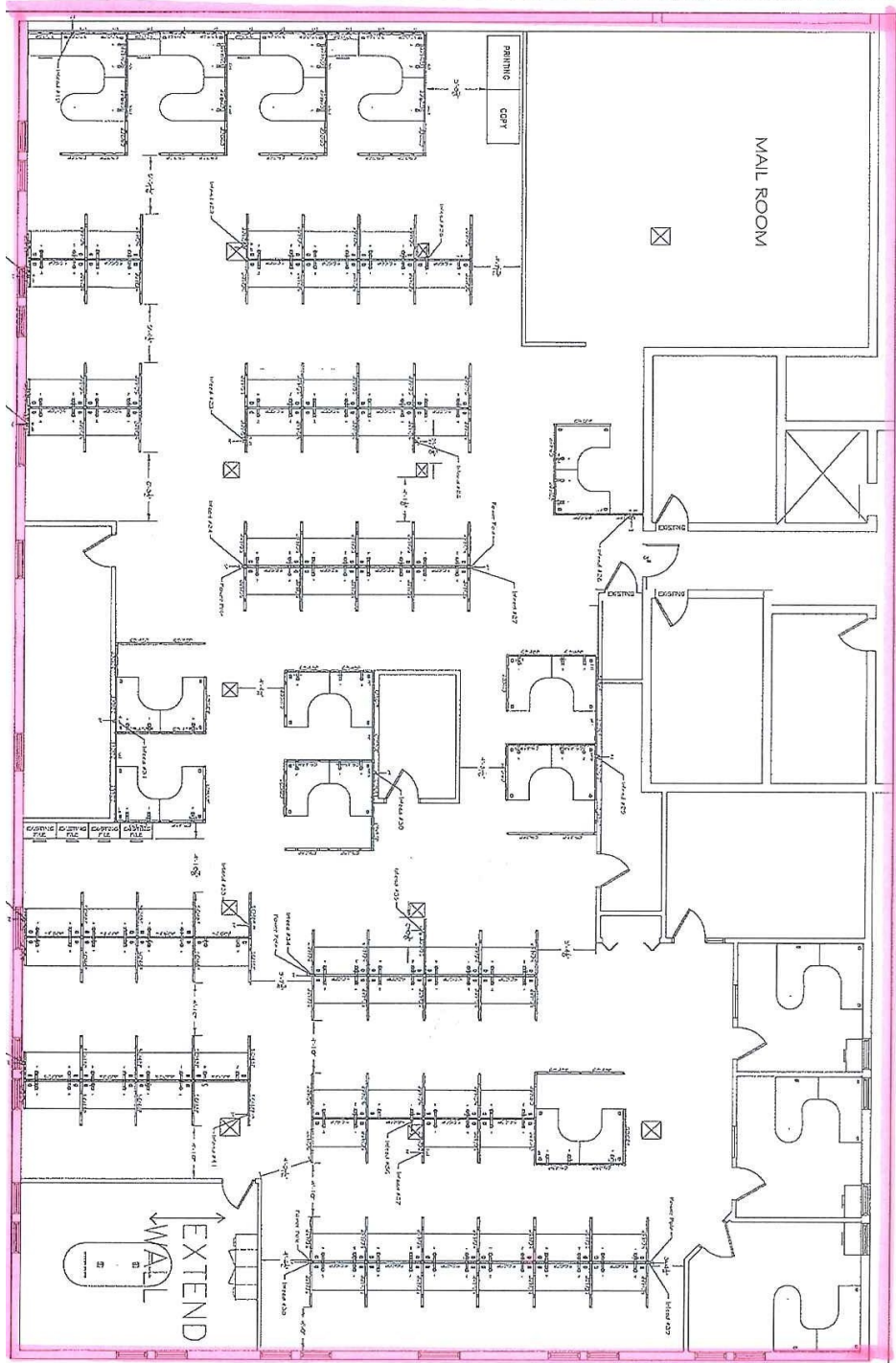
# 301 North Broadway | Plat Map



## FOR MORE INFORMATION

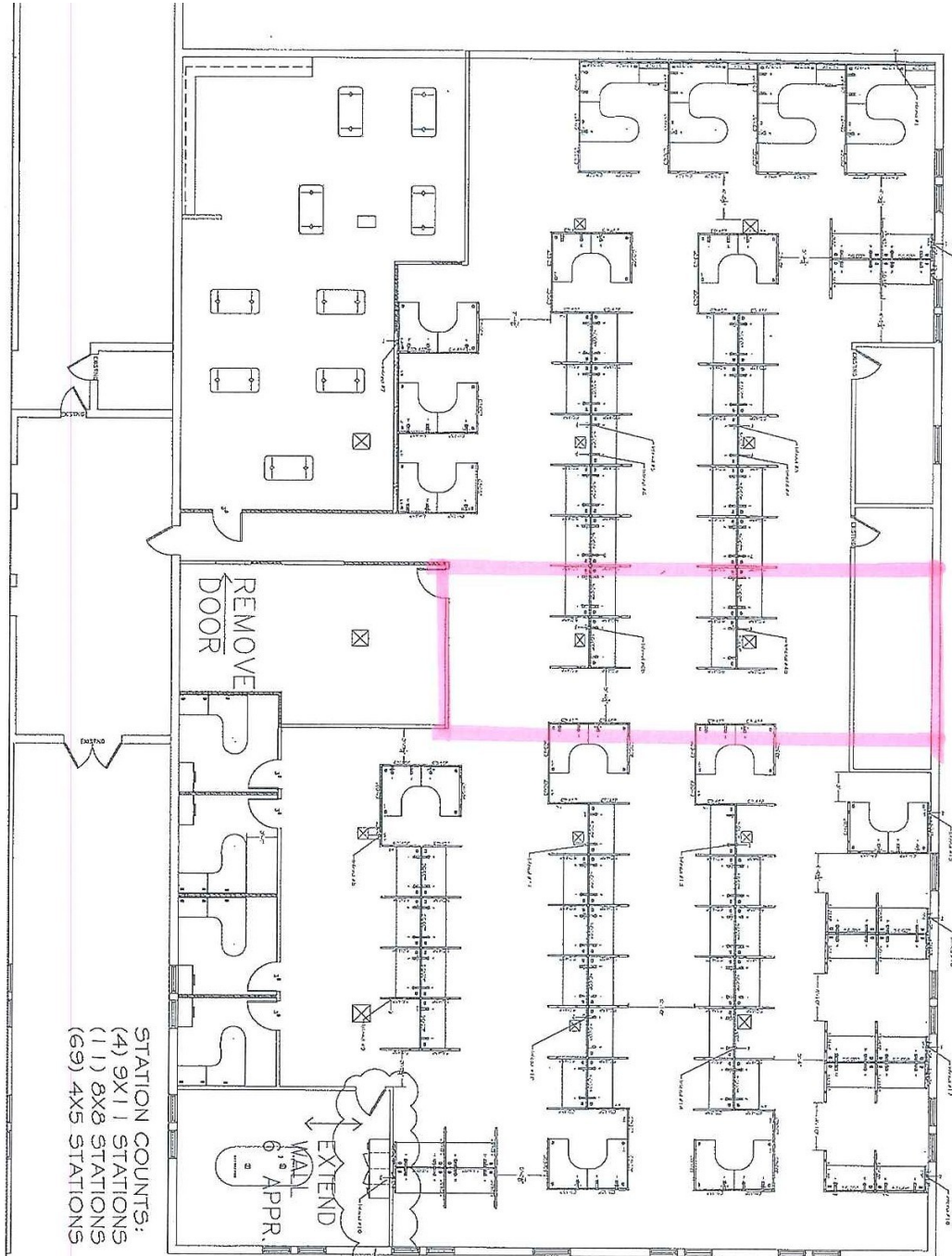


## 1st Floor North- 10,000 Sq. Ft. Available





## 1st Floor South - 1,200 Sq. Ft. Available





## 3rd Floor - 2,300 Sq. Ft. Available

