



**BLACKDEER
INVESTMENT
GROUP**

1652 S. Church Street
Watertown, WI 53094

**RENTAL
PRICE**

**PER
YEAR**

\$16/FT



SPACE FOR LEASE

ABOUT THE PROPERTY

This unit is the last one left in the shopping center. Measuring 2,000 square feet, with two offices and a bathroom already built out it is the perfect location for your next business venture. Located on the very busy Church Street in Watertown. Bring your vision!

Property Features

- 2,000 square feet
- Busy shopping center
- Two offices
- Bathroom
- Employee parking

CALL TO BOOK A SHOWING.

 **(920) 988-4141**

 ryan@blackdeerig.com

 www.mywisconsinproperties.com



**BLACKDEER
INVESTMENT
GROUP**

1652 S. Church Street
Watertown, WI 53094



SPACE HIGHLIGHTS

- 2,000 square feet of wide open space
- Great retail or office location
- Two built out offices
 - 7' x 12'
 - 7' x 10'
- 6' x 9' bathroom
- Good traffic count
 - over 13,000 per day
- Plenty of parking
- Staff parking & entrance in back

CALL TO BOOK A SHOWING.



(920) 988-4141



ryan@blackdeerig.com



www.mywisconsinproperties.com



**BLACKDEER
INVESTMENT
GROUP**

1652 S. Church Street
Watertown, WI 53094



Property for lease ----->



CALL TO BOOK A SHOWING.

(920) 988-4141



ryan@blackdeerig.com



www.mywisconsinproperties.com



**BLACKDEER
INVESTMENT
GROUP**

1652 S. Church Street
Watertown, WI 53094



Watertown, Wisconsin Demographics

- Strong share of family households +65%
- Stable population base est. 24,000
- Household size above average est. 2.6
- Median household income \$70-75K
- High labor force participation
- Commuter workforce dynamics
- Directly located between two metro markets
- Just north of Interstate 94
 - Church Street (Business Hwy 26)

CALL TO BOOK A SHOWING.



(920) 988-4141



ryan@blackdeerig.com



www.mywisconsinproperties.com