

**Commercial/Industrial**  
**1594345Active**  
**Recent: 08/19/2025 New Listing**

**20521 Hwy 64**  
**Cornell, WI 54732**

**L \$795,000**



Type: **RE Only**  
Lot Size: **0 x 0 x**  
Acreage: **4.70**  
Taxes/Yr: **\$2,814.23 / 2024**  
Tax ID: **23107-2911-03750000**  
Addtl Tax IDs:  
Water: **Well**  
Sewer: **Septic-Conventional**  
Serv Amps:  
3-Phase Power:  
Sprinkler:

County: **Chippewa**  
Municipality: **Town of Cleveland**  
Building Dim:  
Apx Fin AG: **39,730**  
Apx Fin BG: **0**  
Apx Fin SqFt: **39,730**  
Parking Area:  
Terms: **Owner Occupied**  
Waterfront: **No**

School District: **Cornell**  
Other Buildings:

Sidewall Ht:  
Current Occupant: **A Plus Machine**

Restrictive Cov:  
Common:

Water Front Type:  
Lake/River Name:  
Lake Size:  
Waterfront Elevation:

Water Front Ft:  
WtrFrnt Access:  
Water View:  
RoadBtwWtrfrnt:

Seasons:  
Lake Depth:  
Slope:

Sub-Type: **Manufacturing, Manufacturing/Warehouse, Office/Manufacturing**  
Exterior Feat:  
Interior Feat: **Inside Storage, Restrooms**

Basement: **None**  
Heating: **Forced Air, Radiant**  
Fuel Source: **LP Gas**  
Occupancy: **Negotiable**  
Showing: **Sign-None, UseShowingTime**  
Internet:

Cooling: **Central, None**  
Foundation: **Poured**  
Exterior Const: **Steel**  
Roads: **Highway-State**  
Zoning: **Commercial**

Directions: **Between Bloomer & Cornell on Hwy 64.**

Remarks: **4.7 Acre commercial site zoned manufacturing with nearly 40,000sf of buildings. Sellers are winding down toward retirement. Tall buildings, 480v/800amps of power, 8-10' thick concrete for heavy rating, offices, tool & inventory rooms, break and rest rooms, and ample storage. Sellers wish to sell the real estate by year-end but, are open to a short lease-back if Buyer doesn't need to use the property right away. Multiple options!**

Legal:

Condition Report: **Yes**

Seller Financing:

Seller Fin Remarks:

**Prepared By: The Raven Team**

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**Certs:**



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