

10.38% TIC OWNERSHIP FOR SALE

PRIME COMMERCIAL OPPORTUNITY IN KIEL, WI

80 East Park Ave., Kiel, WI 53042



PROPERTY TYPE	Retail
BUILDING SIZE	16,025 SF
LOT SIZE	1.81 Acres
YEAR BUILT	1998
NOI	\$19,570 annually

KEY FEATURES

- Triple Net Lease!
- Tenant has occupied the property since 1998.
- Tenant is performing very well with gross annual revenue over \$11M
- ADA compliant restrooms
- Close proximity to other retailers, restaurants, and residential homes

ASKING PRICE:

\$300,000

DEMOGRAPHICS (1-MILE RADIUS)

Population: 3,300+
Average Household Income: \$75,000
Daytime Employees: 1,700+

LOCATION HIGHLIGHTS

- The only major grocery store in town
- Centrally located in Kiel's commercial district
- surrounded by other business and community amenities

CONTACT US

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