

 **LOKRE**
SCHOFIELD
AVENUE PLAZA

2300 Schofield Avenue, Weston, WI. 54476



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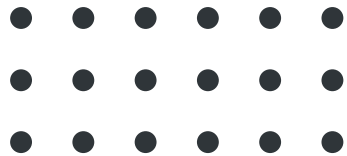
2025

STRATEGICALLY POSITIONED FOR MAXIMUM EXPOSURE, EXCEEDING 15,000 CARS PER DAY



As of December 2024, this newly developed strip center features a diverse tenant mix, including Mathnasium, Juvly Aesthetics, and Firehouse Subs.

Strategically positioned for maximum exposure, the site benefits from high visibility and a daily traffic count exceeding 15,000 vehicles—making it an ideal location for businesses seeking strong brand presence and customer flow.



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NEW CONSTRUCTION WITH UP TO 2,400 SF AVAILABLE

— AVAILABILITY

1,900 SF - 2,400 SF

— NNN EXPENSES

\$4.95/SF



DEMOGRAPHICS

22 MILE RADIUS POPULATION



DAILY CARS

15,000+



22 MILE RADIUS
POPULATION

137,200



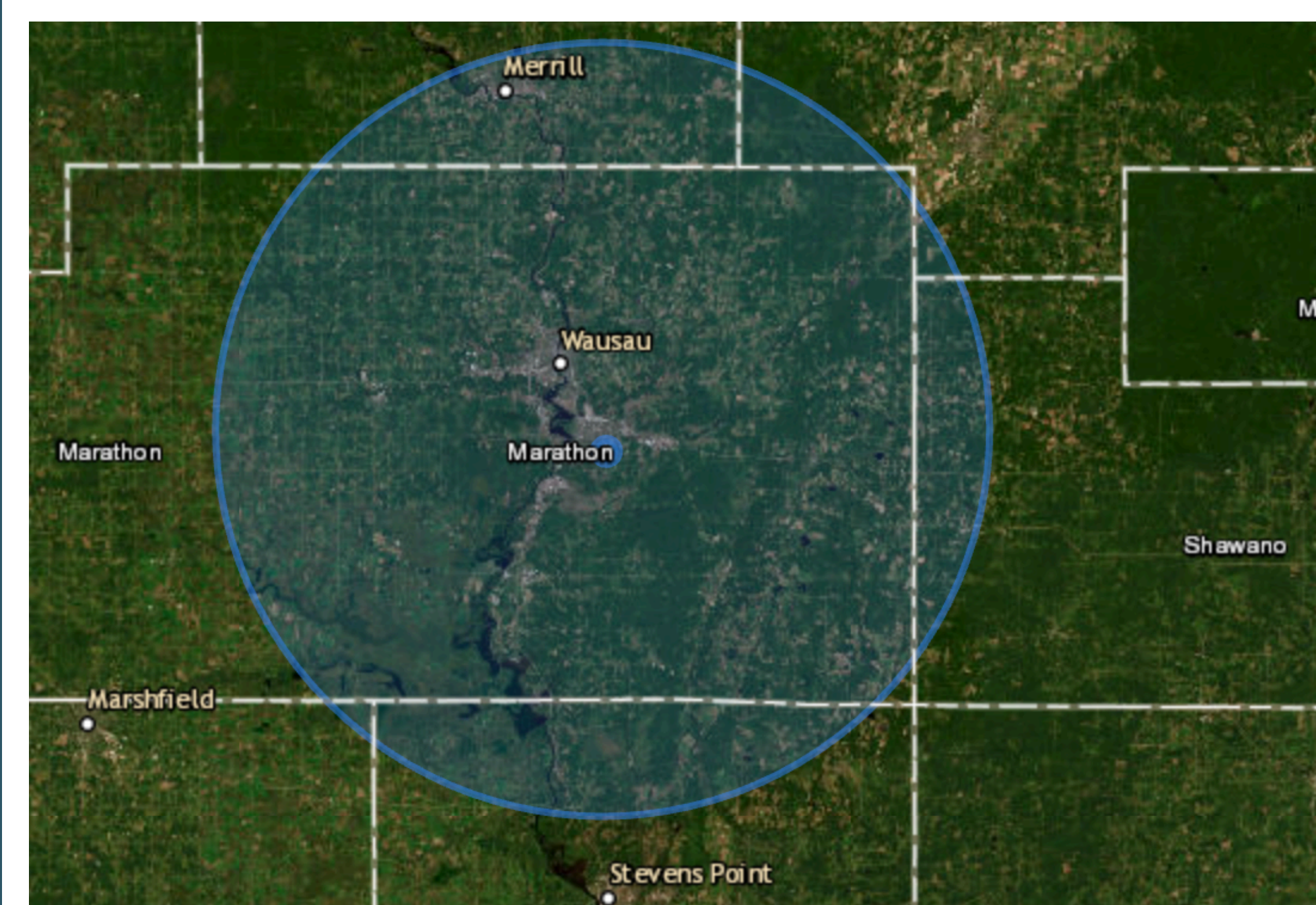
MARATHON COUNTY
HOUSEHOLDS

56,900



METRO AREA AVG.
HOUSEHOLD INCOME

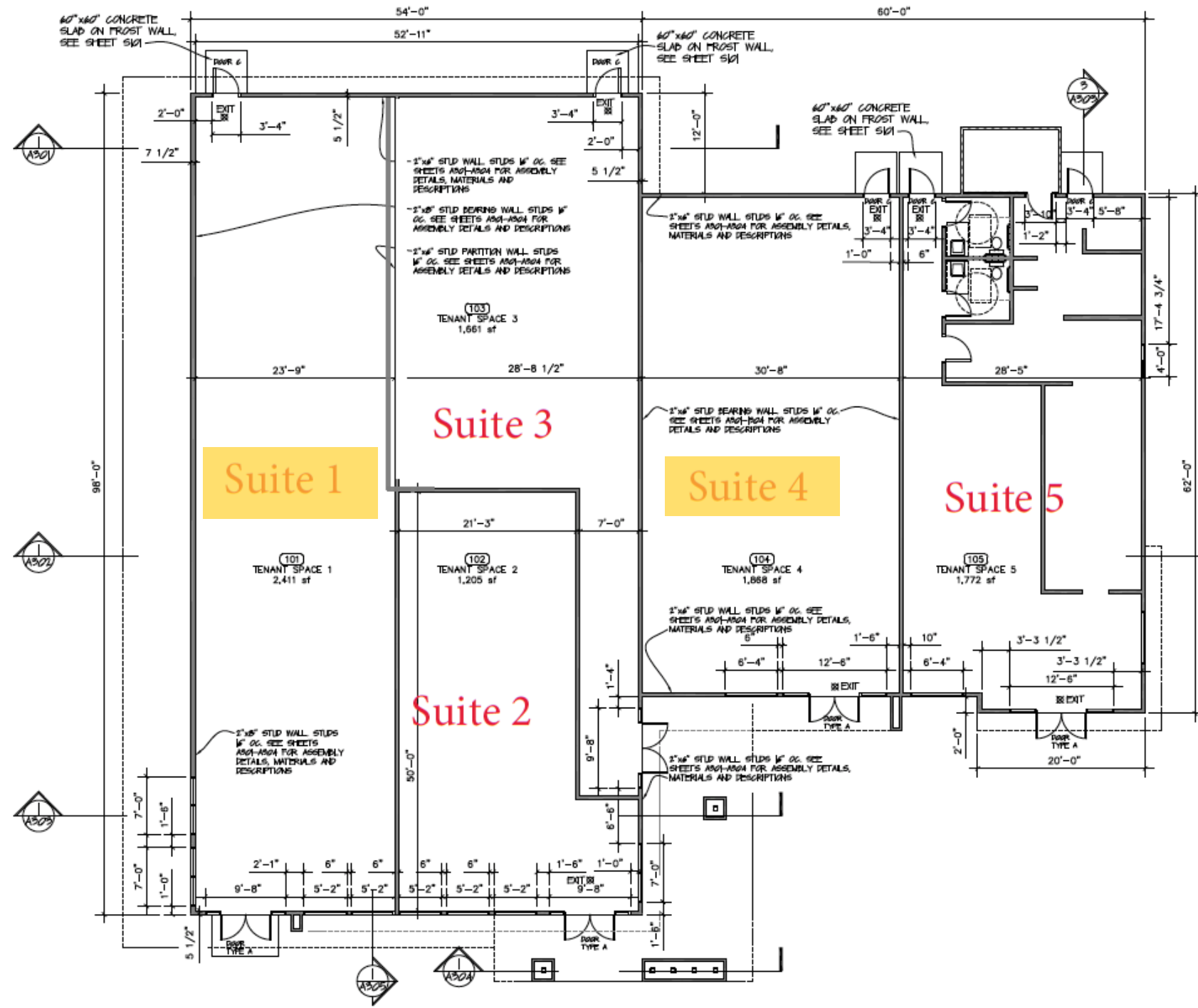
\$76,200



FLOOR PLAN

AVAILABLE COMMERCIAL SPACES

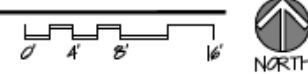
VACANT SUITES



SHEET NOTES

- SEE SHEETS 6101 & 6102 FOR ADDITIONAL ACCESSIBILITY DETAILS AND DIMENSIONS.
- PLUMBING CONTRACTOR SHALL PROVIDE ADA COMPLIANT DRAIN AND SUPPLY LINE PROTECTION UNDER THE LAWS.
- PROVIDE TOILET AND BATHING ROOM FLOORS WITH A SMOOTH, HARD, NONABSORBENT SURFACE EXTENDING 4' MINIMUM UP THE WALLS.
- ALL ENTRY AND PASSAGE DOORS SHALL BE 3'-0" X 7'-0"
- CONTRACTOR SHALL PROVIDE FIRE EXTINGUISHERS PER FC 306 INSTALL AND MAINTAIN PER FC 306 AND NFPA 10.
- R2 OCC = PROVIDE 1-A10-B6 IN EACH UNIT
- ALL LUMBER USED SHALL BE NEW SPF #2 OR BETTER WITH STRUCTURAL PROPERTIES AS SPECIFIED IN THE NATIONAL DESIGN STANDARDS FOR WOOD CONSTRUCTION
- ANY AND ALL REFERENCE TO STUD FRAMED WALLS OR PARTITIONS ON THIS DRAWING SET REFERS TO STUD SPACING W/ ON CENTER WITH THE DRYWALL OR SHEATHING FASTENED TO THE SHORT SIDES OF THE STUDS.

1 FIRST FLOOR PLAN





**THANK
YOU**

CONTACT US

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