

RETAIL FOR LEASE

VILLAGE PARK AT PLOVER

3012-3068 Village Park Drive, Plover, WI 54467



OFFERING SUMMARY

AVAILABLE SF:	711 - 11,227 SF
LEASE RATE:	\$10.00 SF/Yr (Net)
TAX/CAM 2021:	\$5.64 SF/Yr
LOT SIZE:	6.54 Acres
BUILDING SIZE:	45,152 SF
ZONING:	B-4 Hwy Business

PROPERTY OVERVIEW

In the center of Wisconsin, on the main corridor to Wisconsin Rapids, and just five (5) miles south of Stevens Point. Nicely appointed neighborhood mall with ample parking, new ownership, and a great mix of tenants.

PROPERTY HIGHLIGHTS

- Excellent Visibility
- Great Mix of Co-Tenants Like: Mikey's Bar & Grill, Bamboo House, Edward Jones, and Knight | Barry Title
- Potential for up to 11,227 Contiguous SF
- High Traffic Counts: Over 20,000 VPD on Park Ave & Village Park Dr
- Directly Off I-39 (Hwy 51) at Plover Road Exit (Cnty Hwy B)
- Five (5) Miles South of Stevens Point

KW COMMERCIAL
14665 Galaxie Avenue, Suite 350
Apple Valley, MN 55124

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Senior Director - Investment Services
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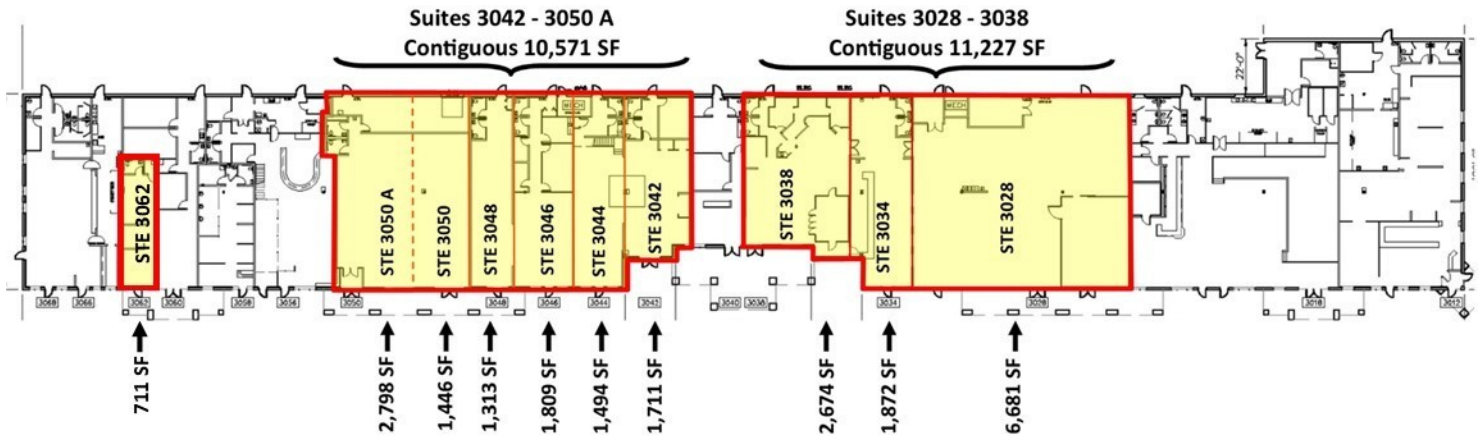
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AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
Suite 3028	Available	6,681 SF	Net	\$10.00 SF/yr
Suite 3034	Available	1,872 SF	Net	\$10.00 SF/yr
Suite 3038	Available	2,674 SF	Net	\$10.00 SF/yr
Suites 3028-3038	Available	1,872 - 11,227 SF	Net	\$10.00 SF/yr
Suite 3042	Available	1,711 SF	Net	\$10.00 SF/yr
Suite 3044	Available	1,494 SF	Net	\$10.00 SF/yr
Suite 3046	Available	1,809 SF	Net	\$10.00 SF/yr
Suite 3048	Available	1,313 SF	Net	\$10.00 SF/yr
Suite 3050	Available	1,446 - 4,244 SF	Net	\$10.00 SF/yr
Suite 3050-A	Available	2,798 - 4,244 SF	Net	\$10.00 SF/yr
Suites 3042-3050 A	Available	1,446 - 10,571 SF	Net	\$10.00 SF/yr
Suite 3062	Available	711 SF	Net	\$10.00 SF/yr

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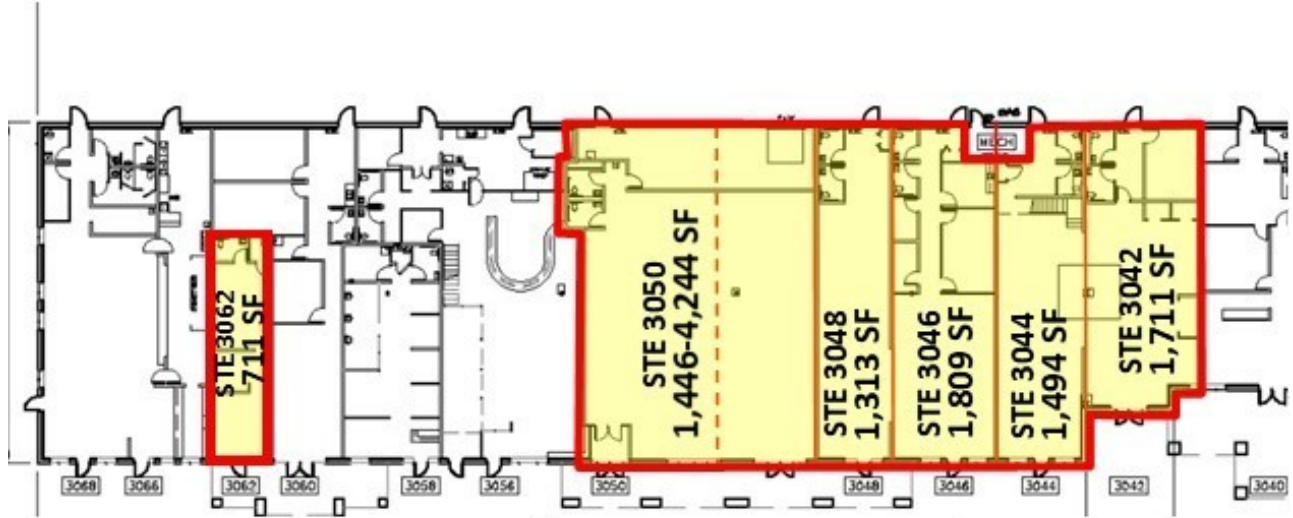
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SUITES 3042 - 3050 AND SUITE 3062

Suites 3042 - 3050: 1,313 SF Up To 10,571 SF Contiguous
Suite 3062: 711 SF



Suites 3042 - 3050 A: Contiguous 10,571 SF

AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
Suite 3062	711 SF	Net	\$10.00 SF/yr
Suite 3042	1,711 SF	Net	\$10.00 SF/yr
Suite 3044	1,494 SF	Net	\$10.00 SF/yr
Suite 3046	1,809 SF	Net	\$10.00 SF/yr
Suite 3048	1,313 SF	Net	\$10.00 SF/yr
Suite 3050	1,446 - 4,244 SF	Net	\$10.00 SF/yr
Suite 3050-A	2,798 - 4,244 SF	Net	\$10.00 SF/yr
Suites 3042-3050 A	1,446 - 10,571 SF	Net	\$10.00 SF/yr

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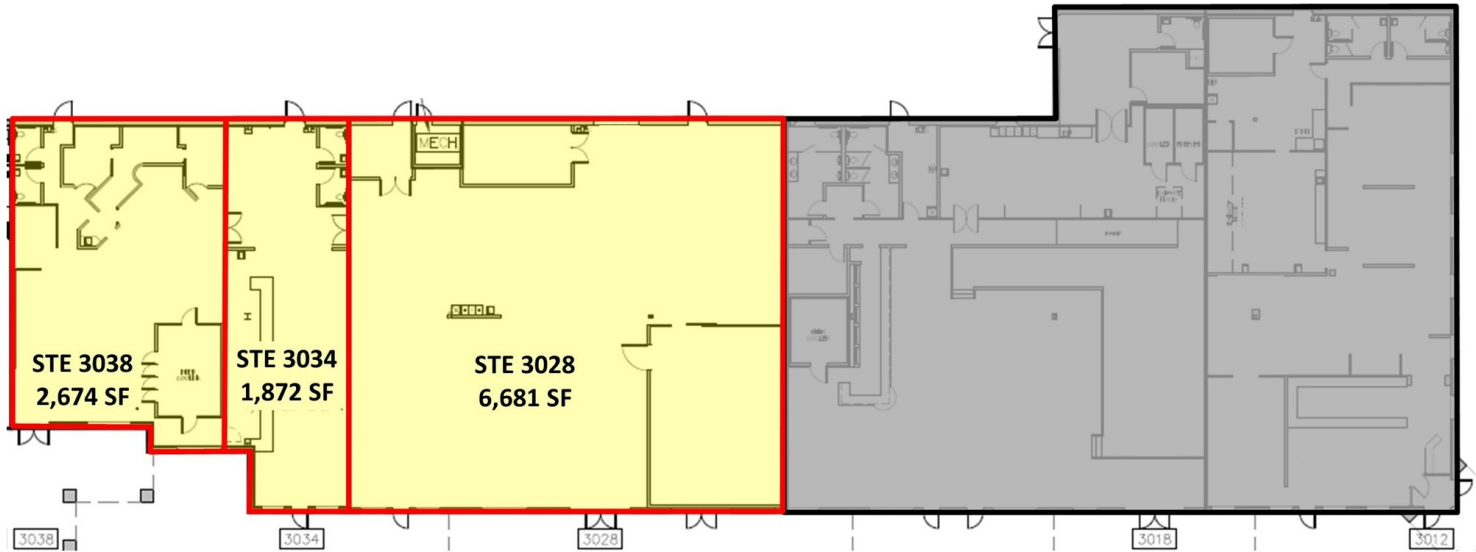
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RETAIL FOR LEASE

SUITES 3028-3038

1,872 SF Up To 11,227 SF Contiguous



AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
Suite 3028	6,681 SF	Net	\$10.00 SF/yr
Suite 3034	1,872 SF	Net	\$10.00 SF/yr
Suite 3038	2,674 SF	Net	\$10.00 SF/yr
Suites 3028-3038	1,872 - 11,227 SF	Net	\$10.00 SF/yr

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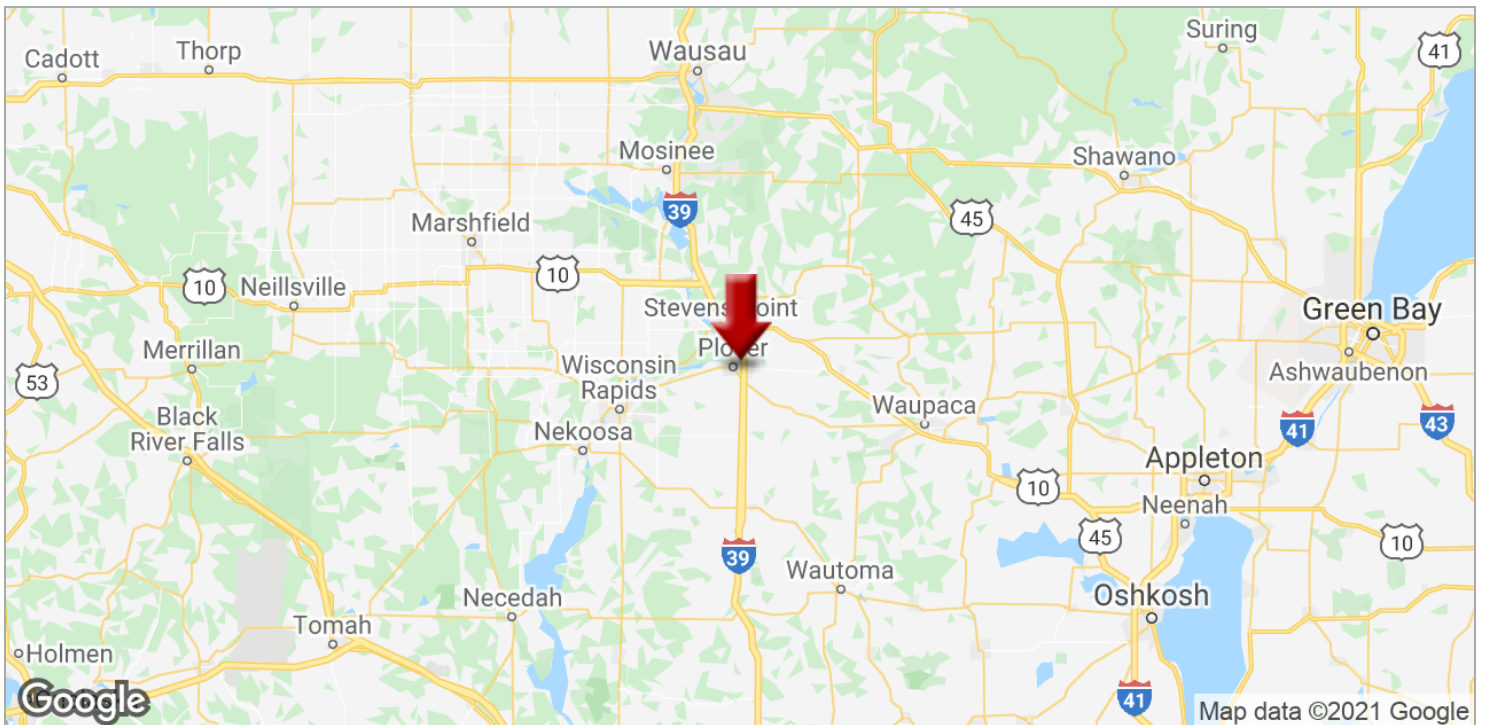
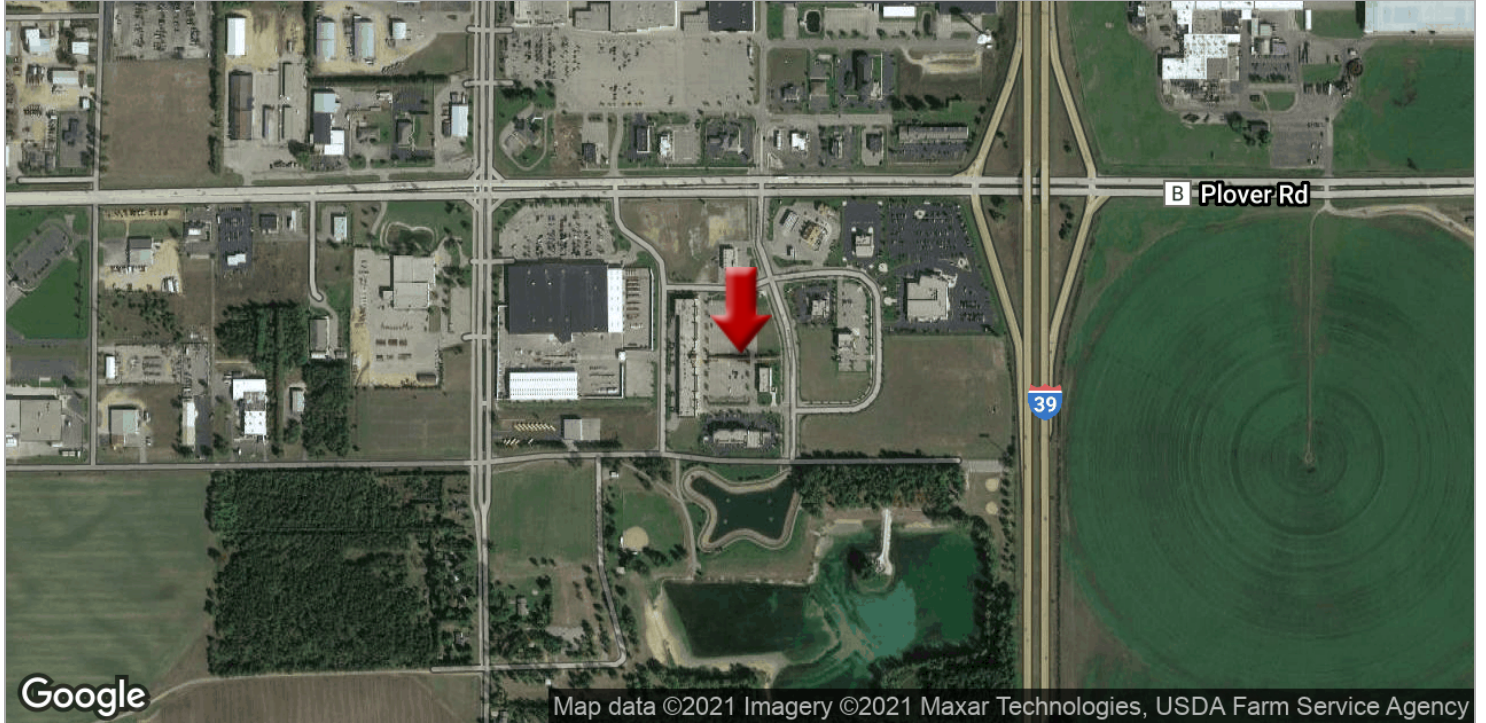
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