

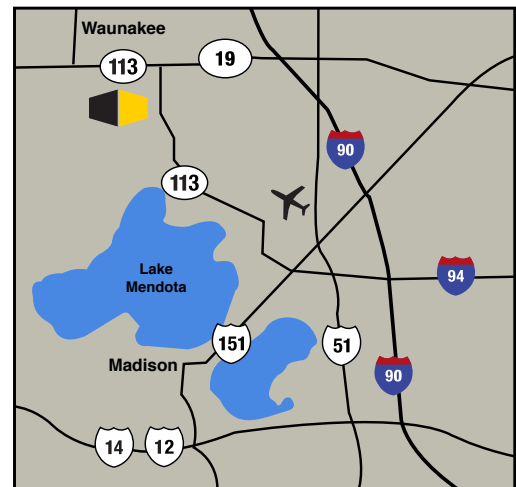
# Waunakee Business Center



201-202 Moravian Valley Road, Waunakee, WI 53597

## Waunakee Business Center

Class A flex space suitable for uses from all-office, showroom, Lab, office-warehouse, light manufacturing or all-warehouse. Centrally located within 15 minutes from Dane County Airport, I-39 & I-90, and the Madison Beltline.

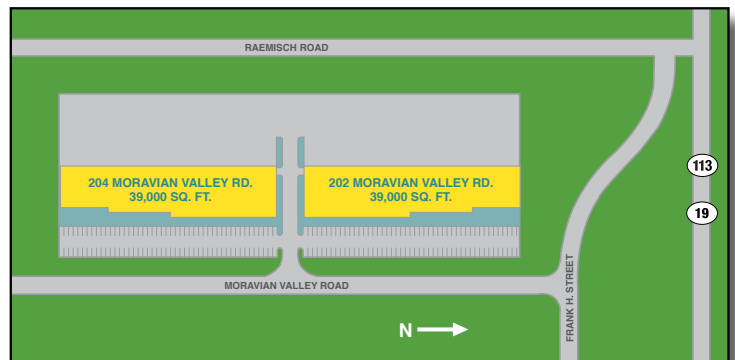


## Building Specifications

Ceiling Height ..... 16' clear minimum  
 Loading ..... Dock or Drive-In  
 Roof ..... EDPM Rubber Roof  
 Walls ..... Masonry  
 Office ..... Build to Suit  
 Heat ..... Natural Gas  
 Parking ..... 220 Parking Spaces  
 Zoning ..... Light Industrial Uses

## Distances to:

Dane County Regional Airport ..... 20 min.  
 Highway 19 ..... 1 min.  
 Interstate 90-94 ..... 2 min.  
 Madison (Downtown) ..... 20 min.  
 Milwaukee ..... 60 min.



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