



Space Available

CHRIS GHIDORZI
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Union Station
2100 STEWART AVE. | WAUSAU, WI 54401



FEATURES

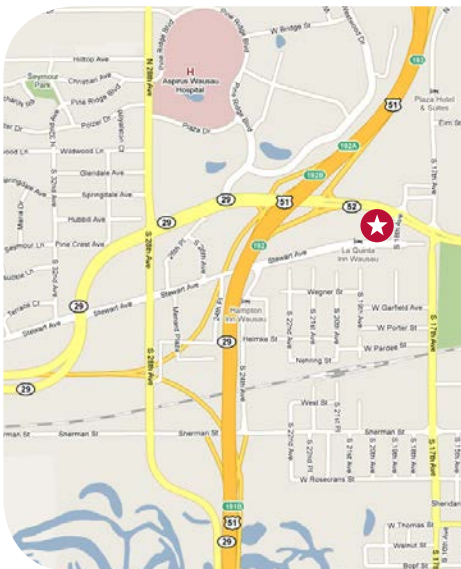
- Daytime population within a mile is 14,000
- Easy access from US 51/I-39
- Surrounded by Stewart Avenue office, retail and restaurant traffic

2,794 rentable sq ft.

DEMOGRAPHICS

| ROAD | AVERAGE ANNUAL DAILY TRAFFIC 2017 (vehicles) |
|----------------|--|
| Stewart Avenue | 8,500 |
| US 51/I-39 | 40,900 |
| CITY | 2010 CENSUS POPULATION |
| Wausau | 39,106 |
| Wausau Metro | 134,063 |

AREA MAP



ANCHOR TENANTS

Ghidorzi Companies, Bremer & Trollop Law Office, Nicolet National Bank, First Weber

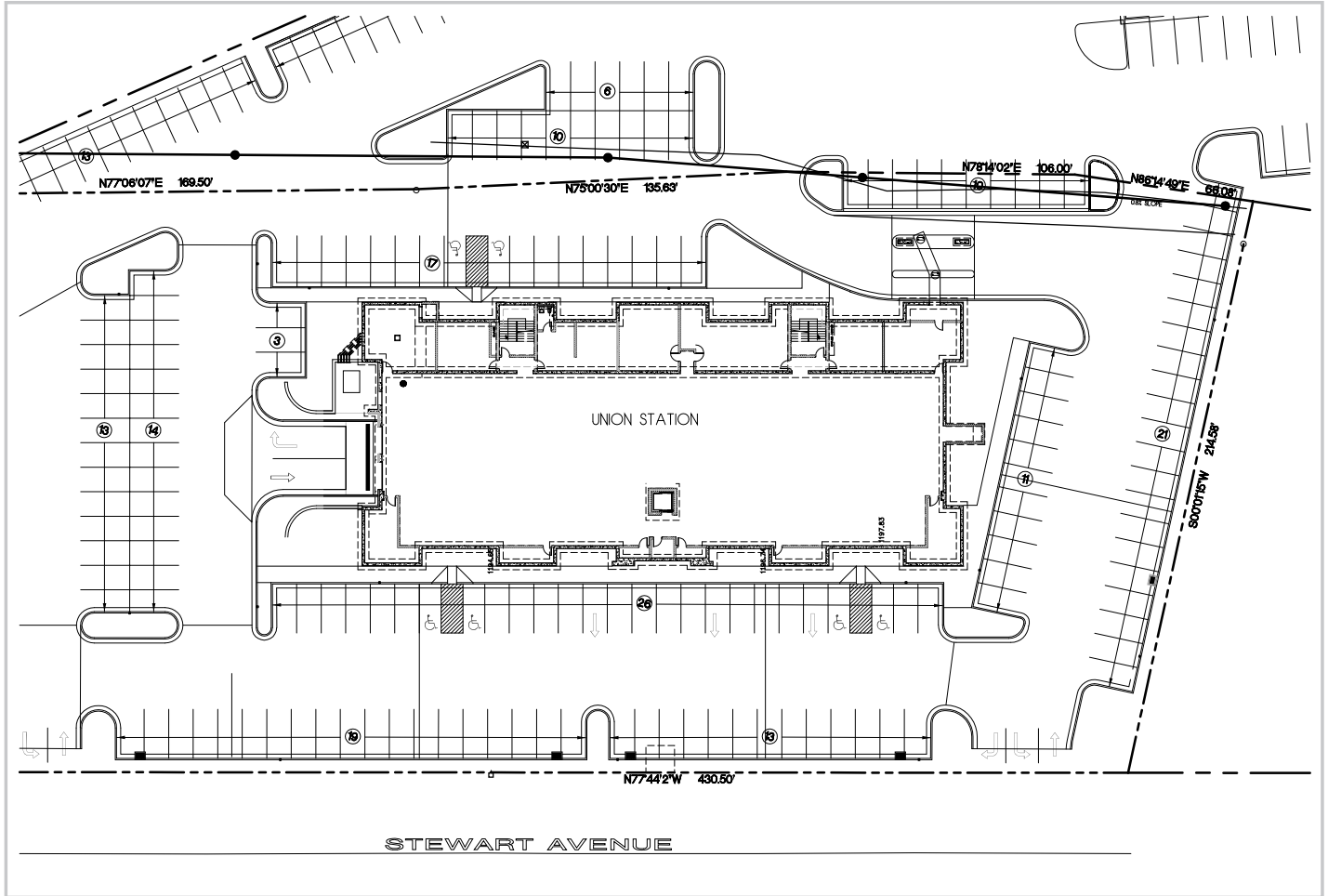
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Space Layouts

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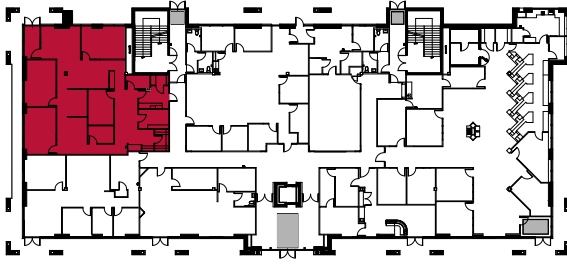
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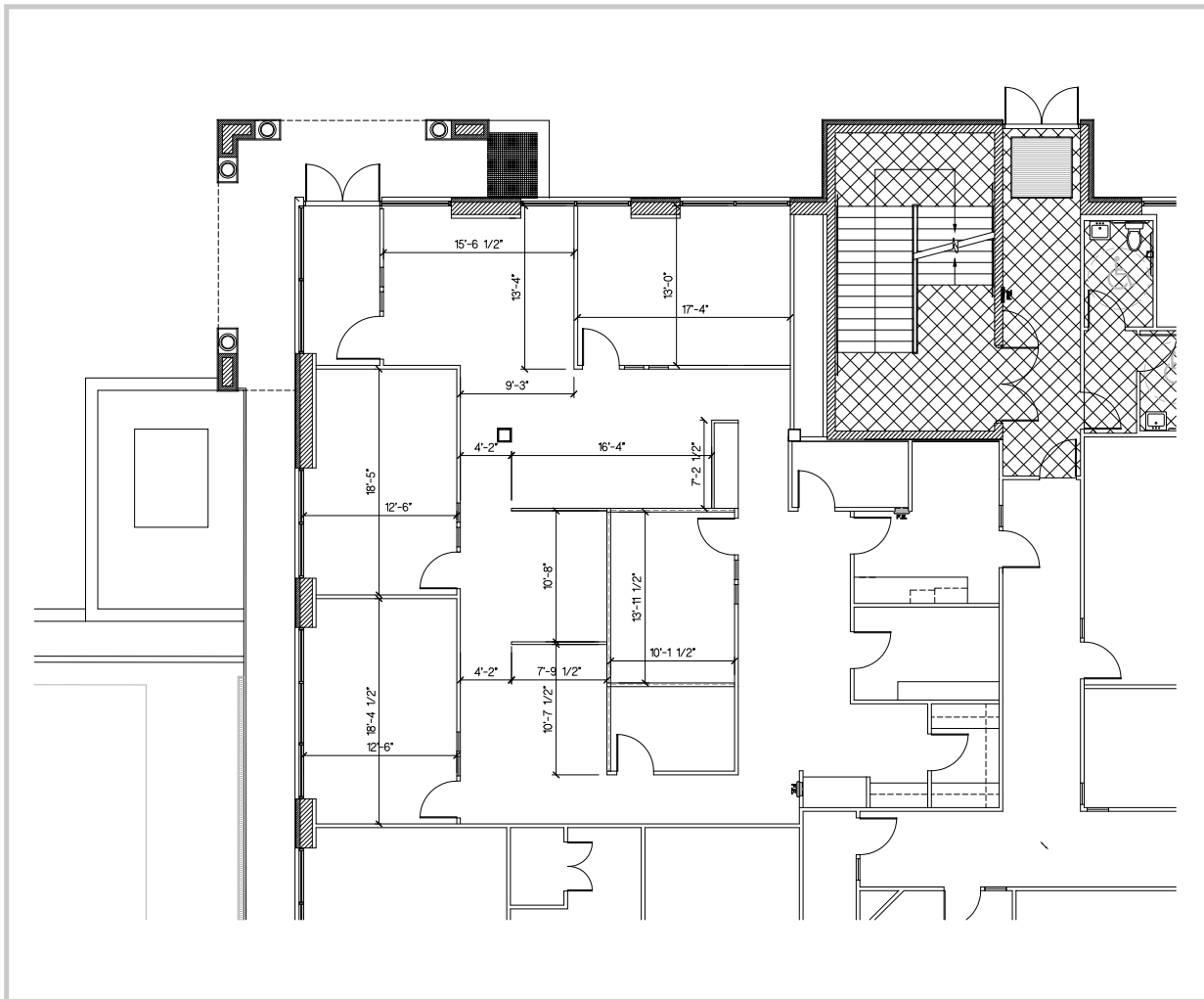
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SUITE LOCATION



Suite 140
2,794 rentable
sq ft.



SUITE LAYOUT