



CHRIS GHIDORZI
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Space Available

Weston Crossing

4107 BARBICAN AVENUE | WESTON WI, 54476



FEATURES

- High visibility and easy access from WIS 29
- Fast expanding corridor, including three national hotel chains, Marshfield Clinic/St. Claire's Hospital campus and business park
- Ideal for medical/retail use due to close proximity to hospital campus
- Prime restaurant location

3,124 - 3,266 rentable sq ft.

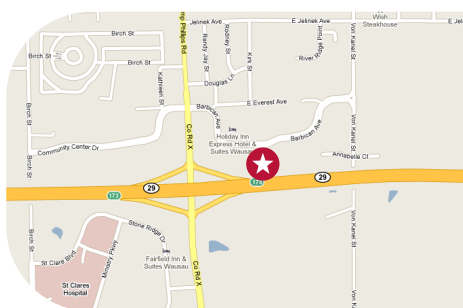
DEMOGRAPHICS

ROAD	AVERAGE ANNUAL DAILY TRAFFIC 2022 (vehicles)
Camp Phillips	17,300
US 29	15,800
CITY	2020 CENSUS POPULATION
Weston	15,723
3-mile radius	163,172

ANCHOR TENANTS

River Valley Bank, Brews Brothers, Sport & Spine Physical Therapy

AREA MAP



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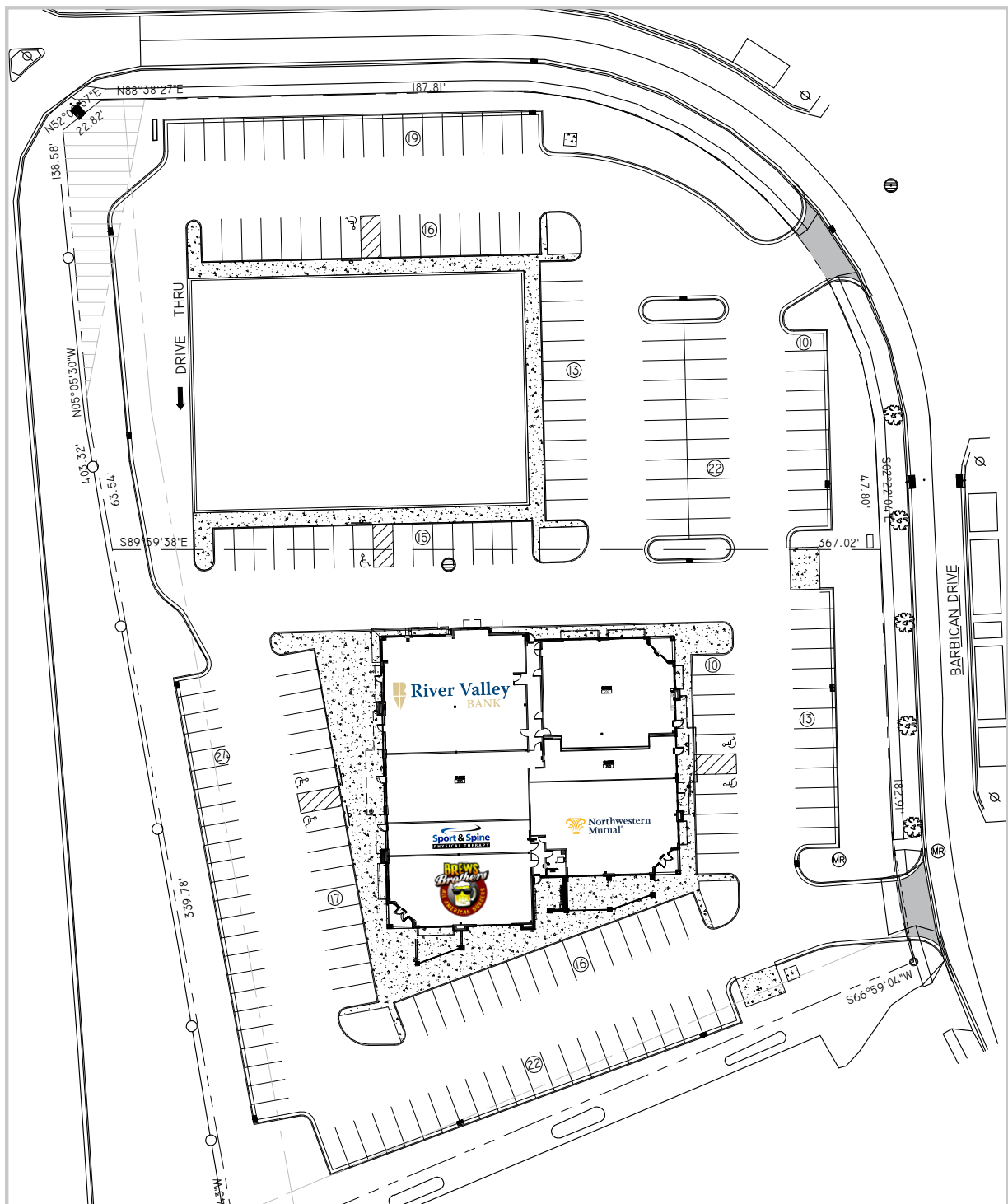
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SITE PLAN



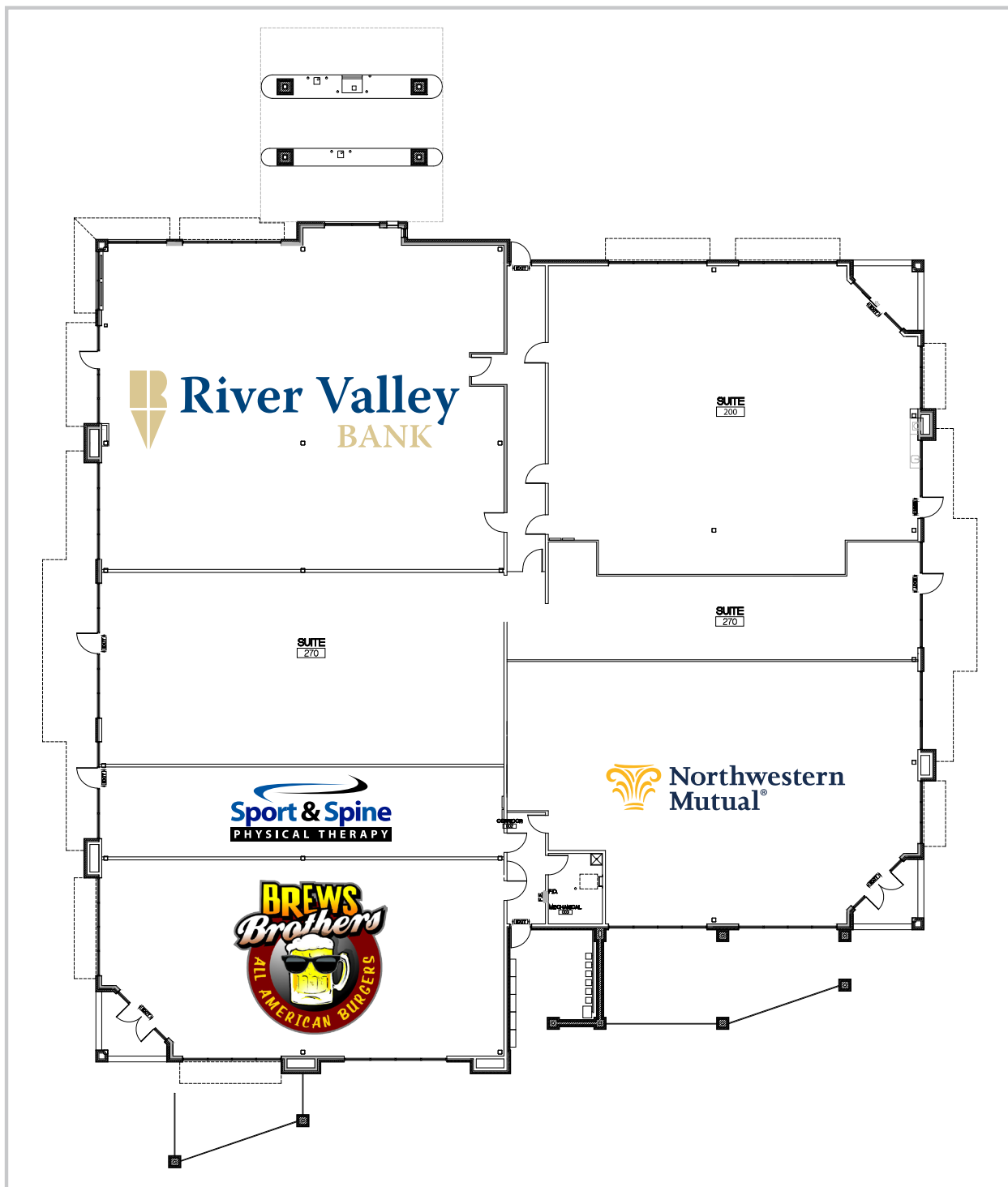
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SUITE LAYOUT



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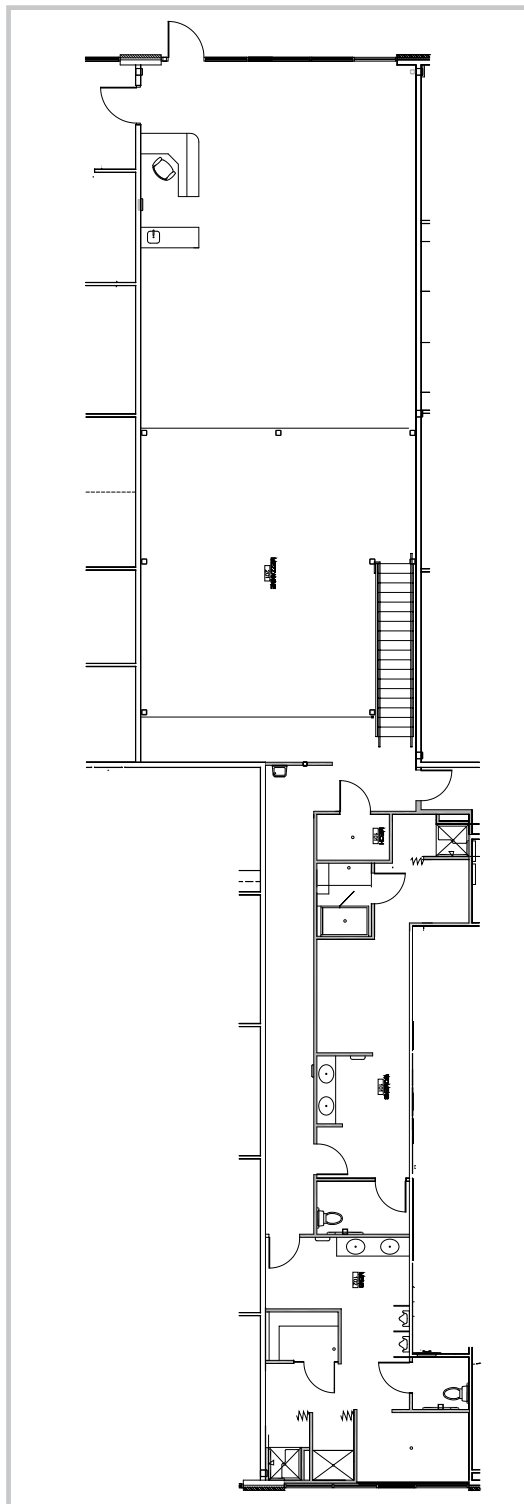
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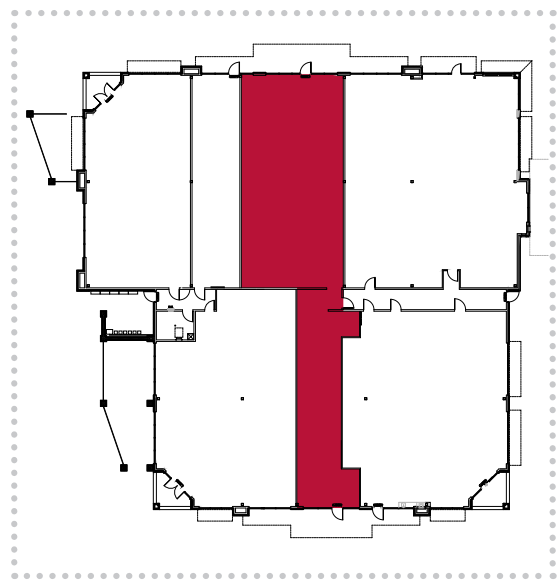
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Suite 270

3,124 rentable sq ft.



SUITE LOCATION

SUITE LAYOUT



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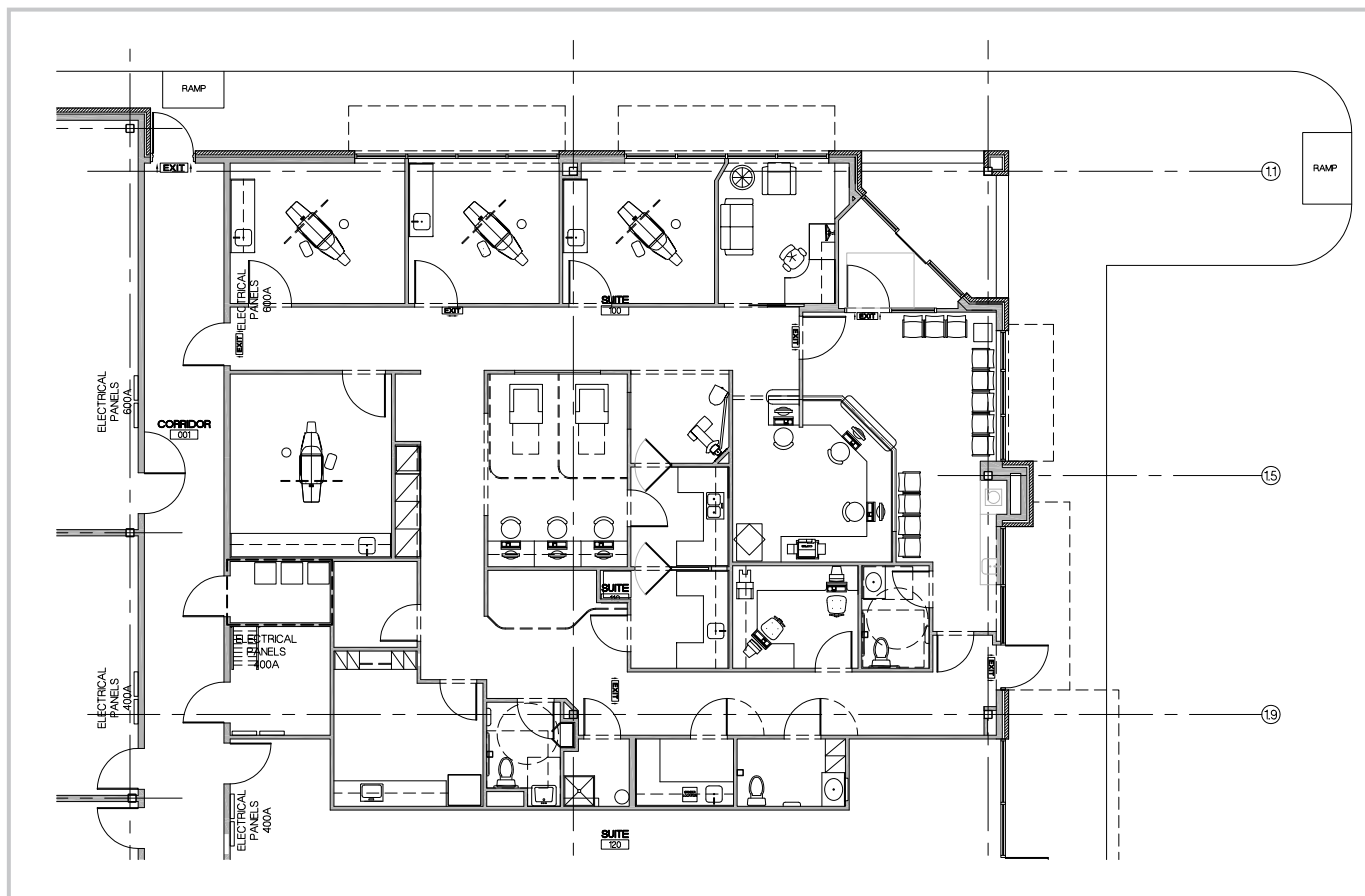
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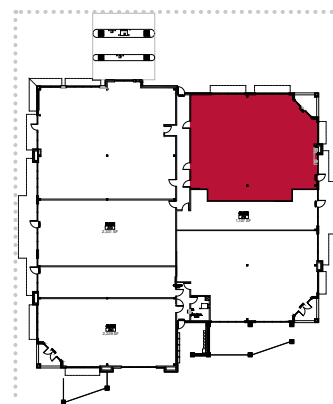
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Suite 200

3,266 rentable sq ft.



SUITE LOCATION

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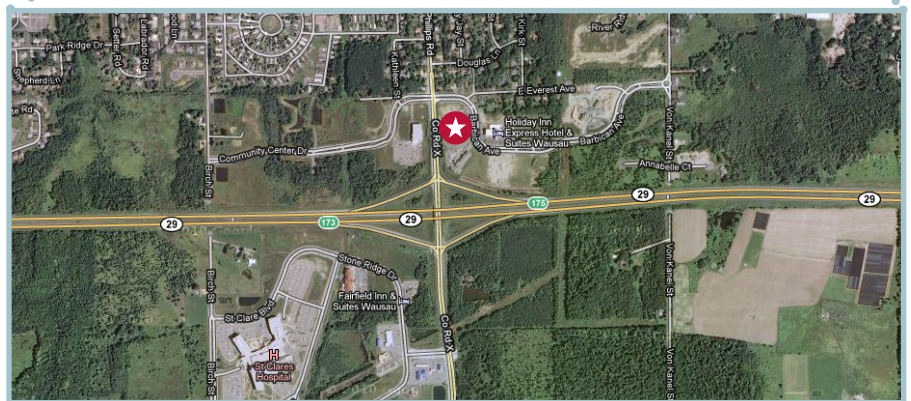
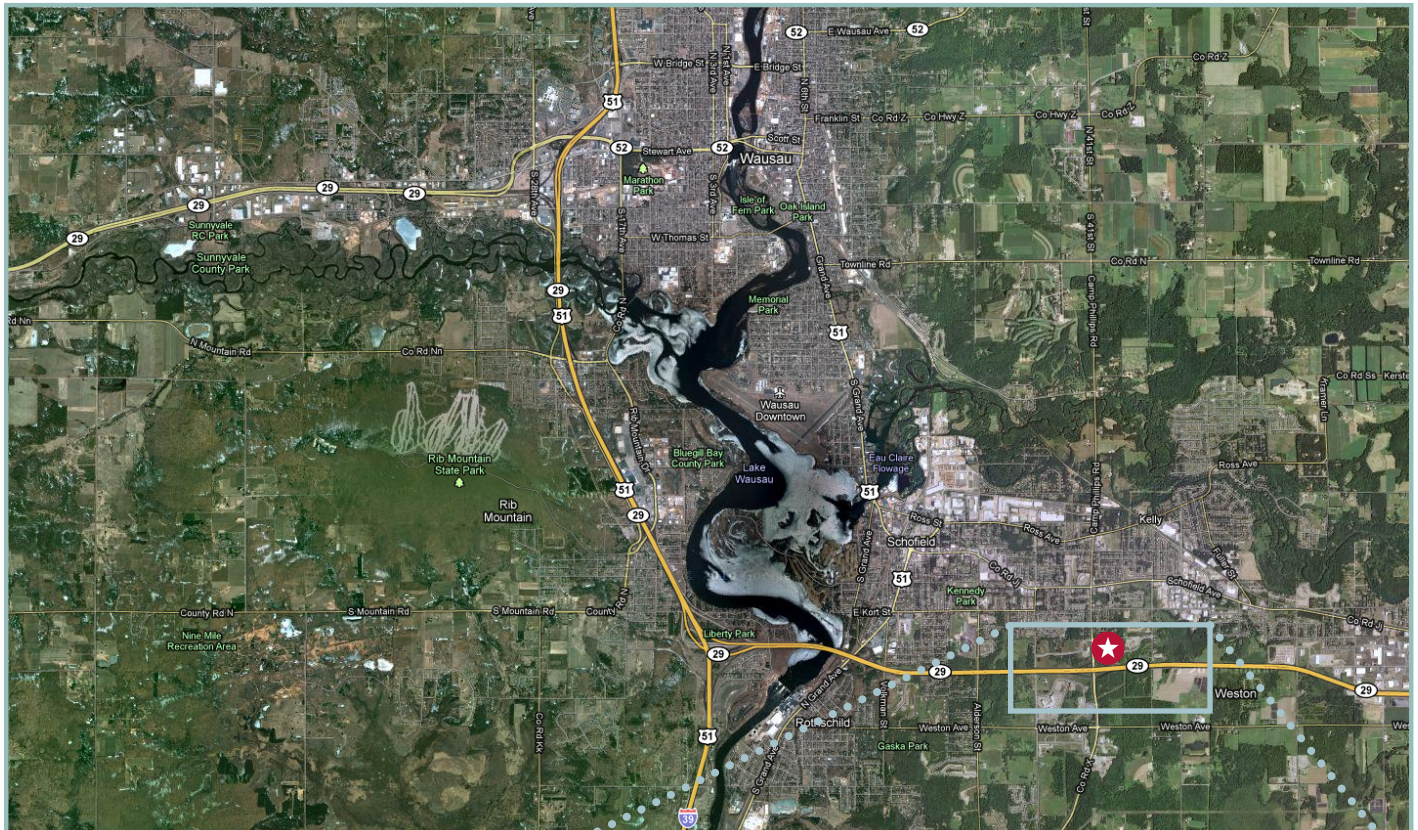
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