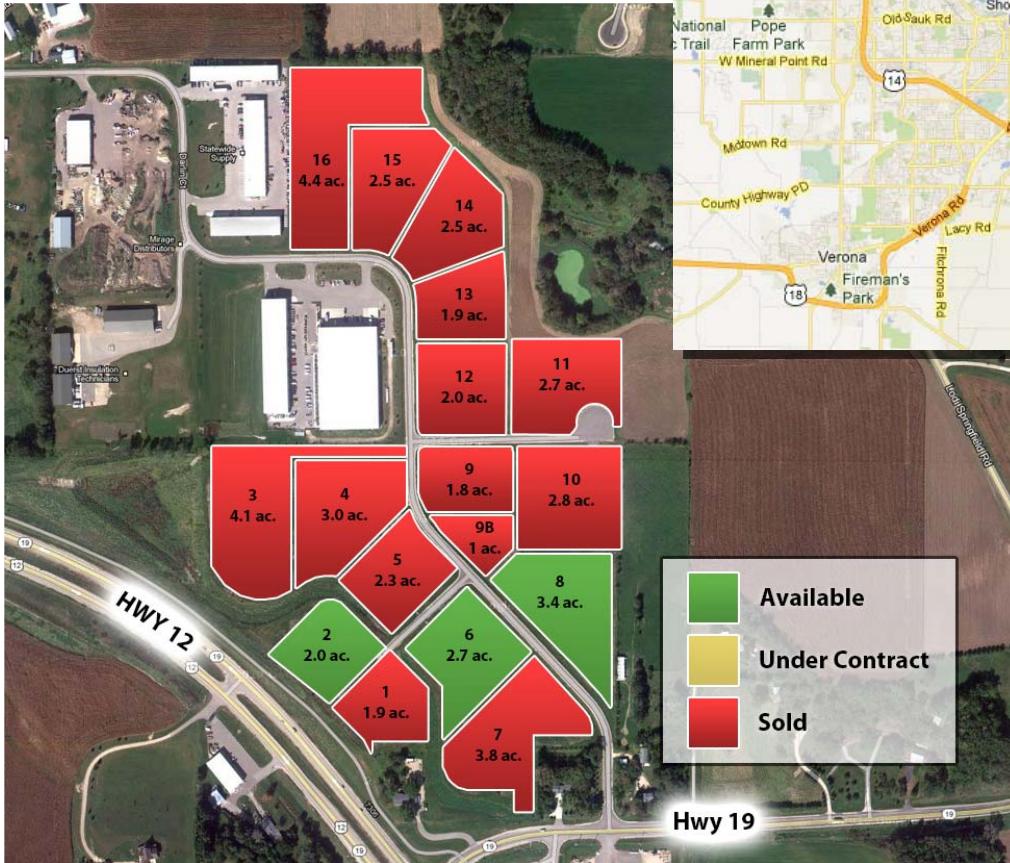
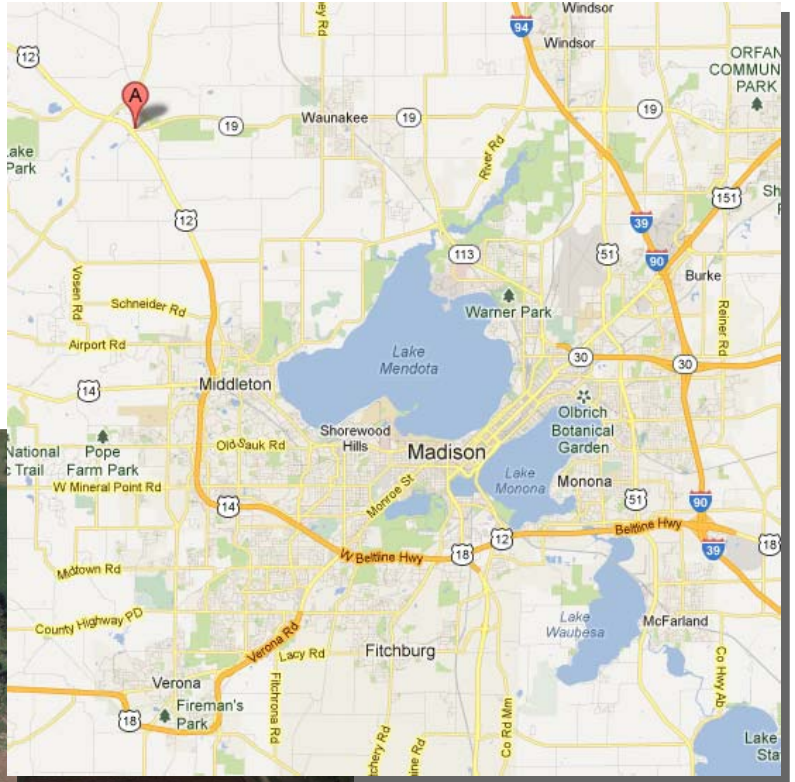


COMMERCIAL LAND FOR SALE

SPRINGFIELD CORNERS COMMERCIAL CENTER
 HWY 12 AND HWY 19
 MIDDLETON / SPRINGFIELD CORNERS



FOR MORE INFORMATION PLEASE CONTACT:

UNITED LAND DEVELOPMENT COMPANY
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COMMERCIAL LAND FOR SALE



SPRINGFIELD CORNERS COMMERCIAL CENTER
HWY 12 AND HWY 19
MIDDLETON / SPRINGFIELD CORNERS

Available	Yes	No	Comments
Survey	X		
Environmental Phase I	X		
Environmental Phase II		X	Site clean
Well	X		
Septic	X		
Electric	X		
Natural Gas	X		
High Speed Internet	X		
Protective Covenants	X		
Regional Stormwater Detention	X		
Visibility from Hwy 12	X		
Easy Access to Hwy 12	X		
Easy Access to Hwy 94	X		
Signalized Corner	X		
Beautiful Setting for Business	X		
On Bike Path	X		

Property Profile

Property Name	Springfield Corners Commercial Center
Property Address	Corner of Hwys 12 and 19, 5 miles North of Middleton
Zoning	Dane County C-2 Commercial
Total Property Size	55 acres
Total Lots	16
Available Acres for Sale	8.1 acres
Lots Remaining for Sale	3 (Lot 2 - \$3.75/sf, Lot 6 - \$3.75/sf, Lot 8 - \$3.75/sf)
Lot size range for Sale	2 to 3.4 acres
Building density per acre	Generally up to 15,000 sf of building per acre
Property Description	Springfield Corners Commercial Center (SCCC) is Dane County's newest business park. Conveniently located just minutes from the heart of Middleton at Highways 12 & 19, SCCC offers lot owners signalized intersections, outdoor storage, and access to major traffic arteries. You are only minutes away from Middleton and the Interstate. Protective Covenants in place to ensure quality development and long-term appreciation.

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