

LANDMARK PLAZA

High Traffic Retail and
Office Development



Space Available: 1250 SF Available Now
1st Year Lease Rate, Modified NNN NNN Expenses
Electric, Gas, Taxes, Insurance

Traffic Counts:
Pioneer Road - 12,000+
Highway 41 - 29,400+
Johnson Street (Highway 23) - 25,700+

This retail and office development is in close proximity to: Pick & Save Grocery, Forest Plaza, Menards Home Center, Wal-Mart and Target, Kohl's, TJ Maxx, JoAnn Fabrics, Starbucks, and many restaurant properties.

Current tenants include:	Cricket Wireless	Gallery 83 Tattoo	Advance America Check Advance
Innovative Solutions	Smokes Smoke Shop	Flex-Staff Staffing	Jeremy Vanderloop Attorney

NO EXTRA FEES:
-No Parking Lot Maintenance Fees
-No Grass Maintenance Fees
-No Snow Removal Fees
-No Roof Maintenance Fees
-No Trash Removal Fees
-Free Water
-No Common Area Maintenance Fees

INCLUDED AT NO EXTRA COST:
-Free Pylon 2'x8' Sign Blank
-Free 24"x46" Building Sign Blank

ADDITIONAL COSTS:
-Gas & Electric
-Real Estate Taxes
-Insurance

OTHER:
Easy-in, Easy Out
On-Site Management

Offered by SND LLC
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