

FOR SALE OR LEASE

PRIVATE CONDO GARAGES
ZONED C-3 COMMERCIAL

273 ANDERSON SCOUT CAMP TRL
SOMERSET, WI 54082



Scott Kragness *Senior Sales Executive*

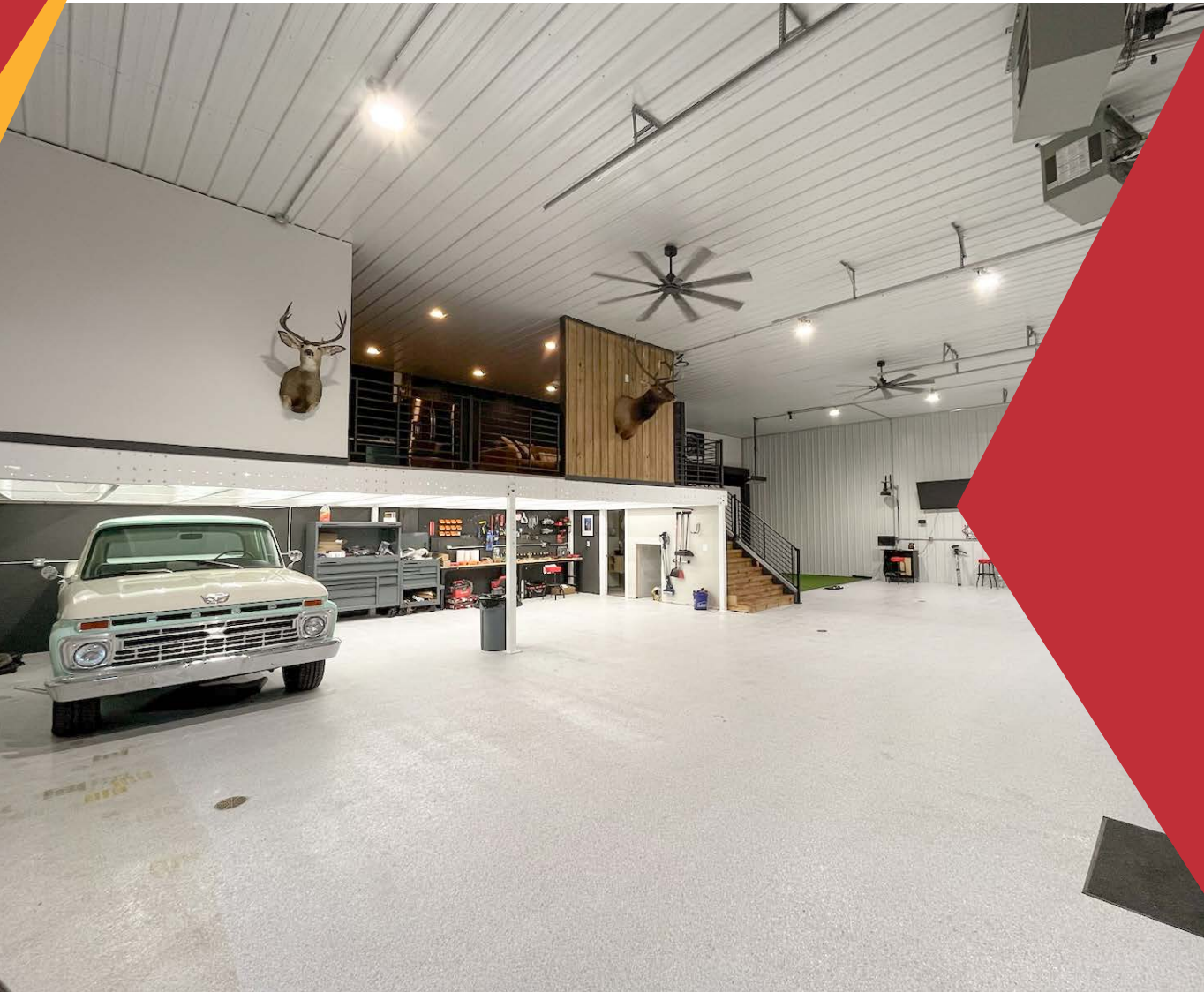
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Stillwater, MN 55082

Cell 651.323.8454
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FOR SALE OR LEASE: Luxury St Croix Condo Garages

273 Anderson Scout Camp Trail | Somerset, WI 54082



Property Information

St. Croix garage condos come in two off-the-shelf unit sizes: 20x41 (Medium) or 40x41 (Large). Each unit includes ground-floor garage space as well as an optional mezzanine.

All basic units come with metal walls, metal ceilings, lights, and automatic garage doors with heaters. We also offer a luxury finish package which includes the following:

- ◆ Sheet Rock
- ◆ Can Lights
- ◆ Epoxy Flooring
- ◆ Luxury Vinyl Tile
- ◆ Cabinets
- ◆ Fans
- ◆ Baseboard Trim
- ◆ And more

Available SF: 820 - 6,000 SF Units
Up to 24 Units available

Asking Price: Negotiable

Lease Rate: Negotiable

Drive-in Door: 12' x 14' - One (1) per bay

Zoning: C-3 Commercial

Building Size: 26,240 SF

Website: stcroixgaragecondos.com/



COMMERCIAL REAL ESTATE SERVICES

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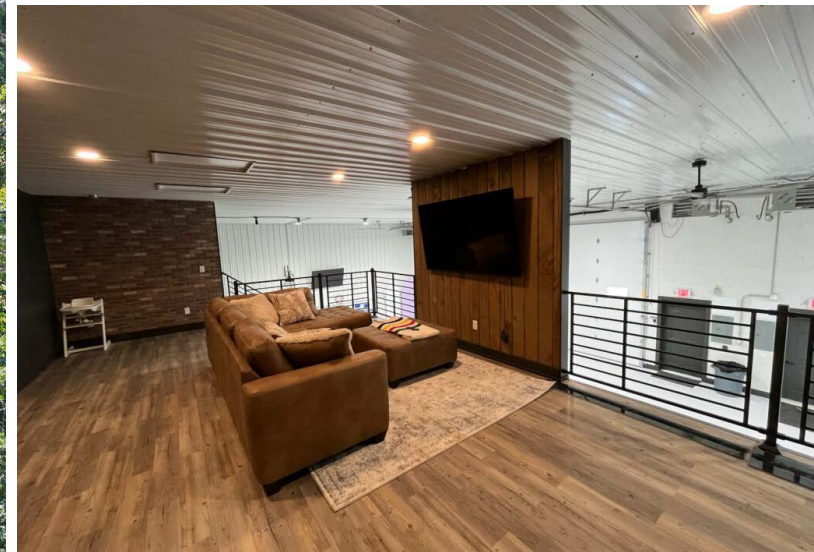
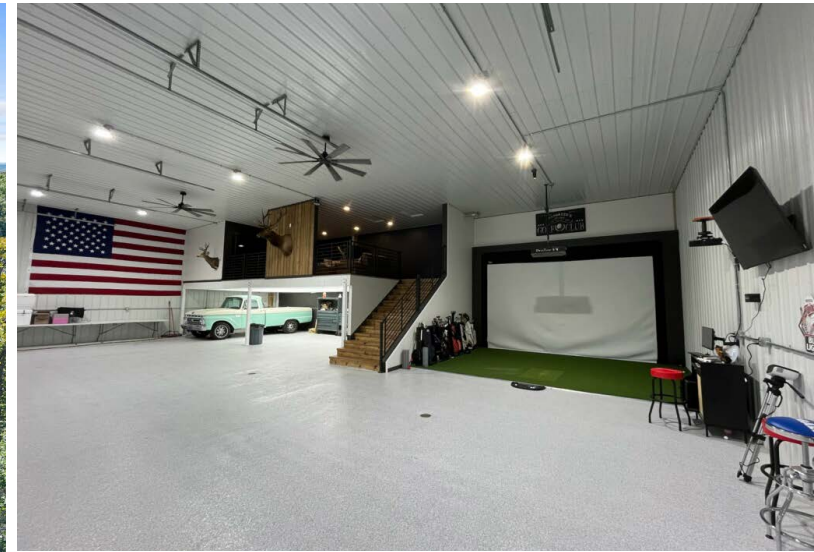
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35



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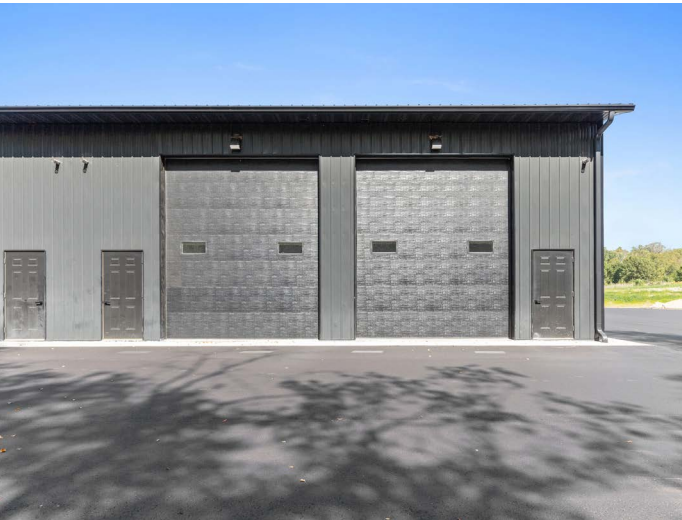
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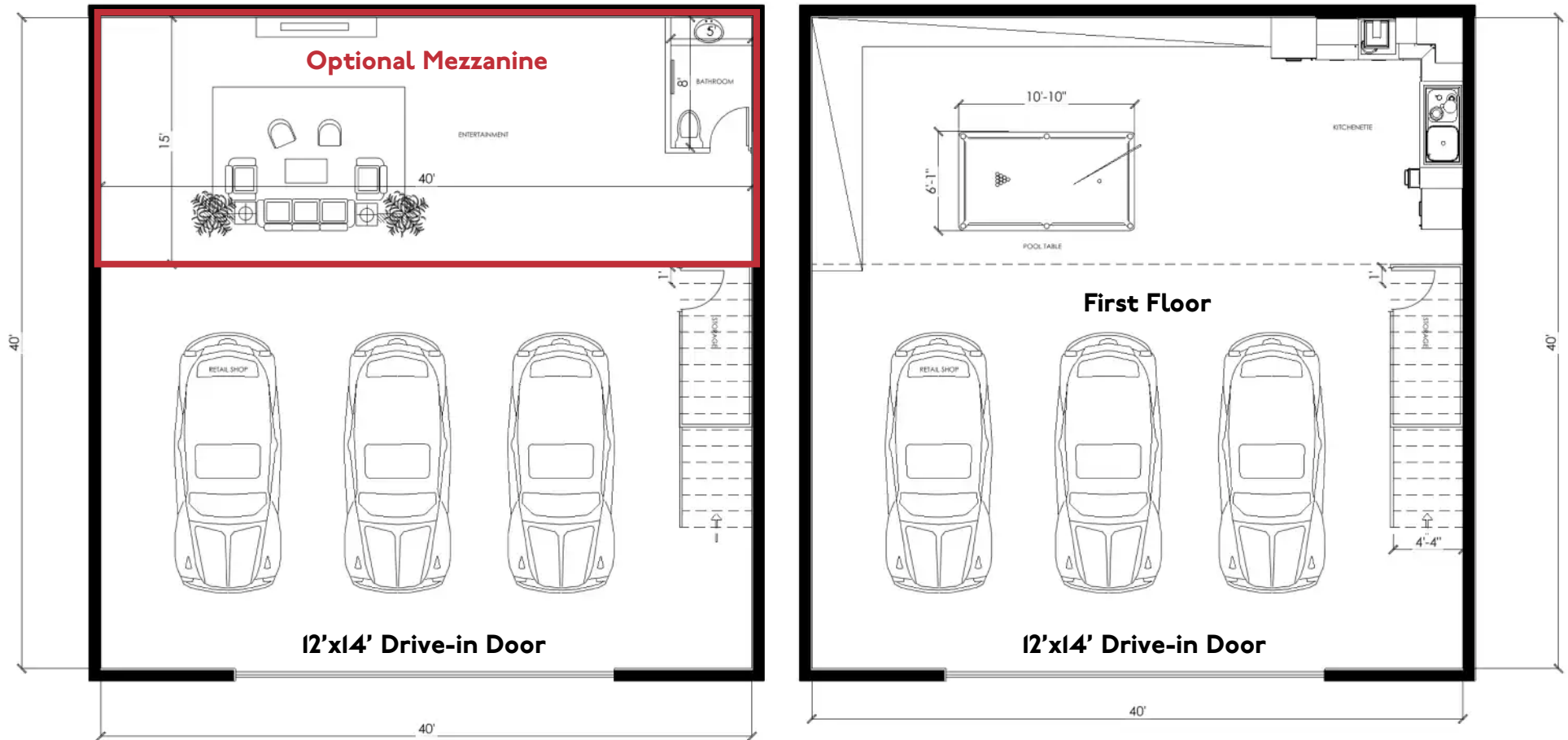
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Floor Plan Option - Large 40x41 model

1,640 SF Garage
Optional 600 SF Mezzanine
2,240 SF Total



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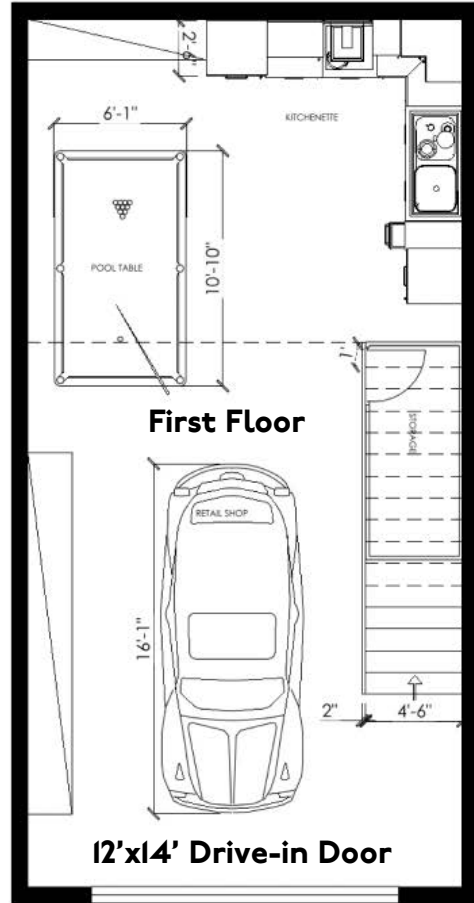
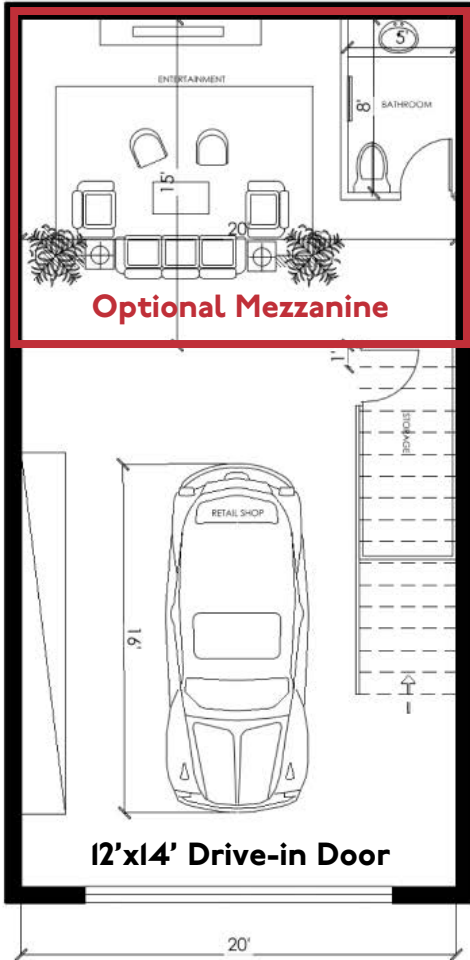
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Floor Plan Options - Medium 20x41 model

820 SF Garage
Optional 300 SF Mezzanine
1,120 SF Total



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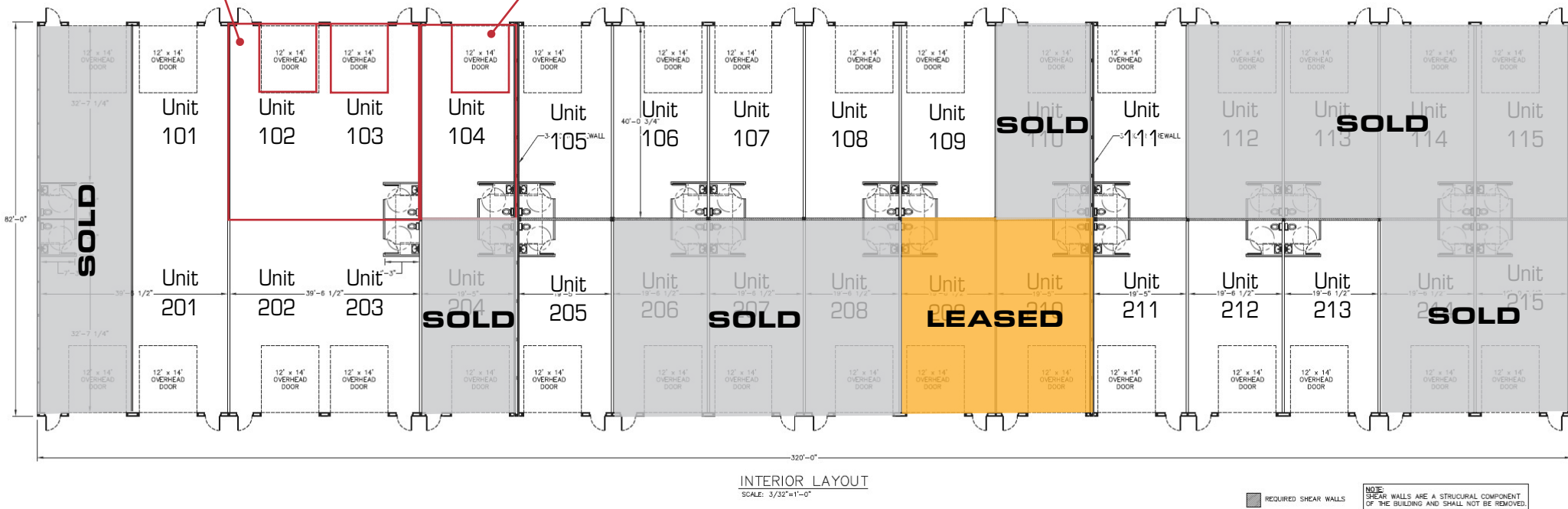
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Site Plan

Large 40x41 Unit
1,640 - 2,240 SF Garage
Two (2) 12'x14' Drive-in Doors

Medium 20x41 Unit
820 - 1,120 SF Garage
One (1) 12'x14' Drive-in Door



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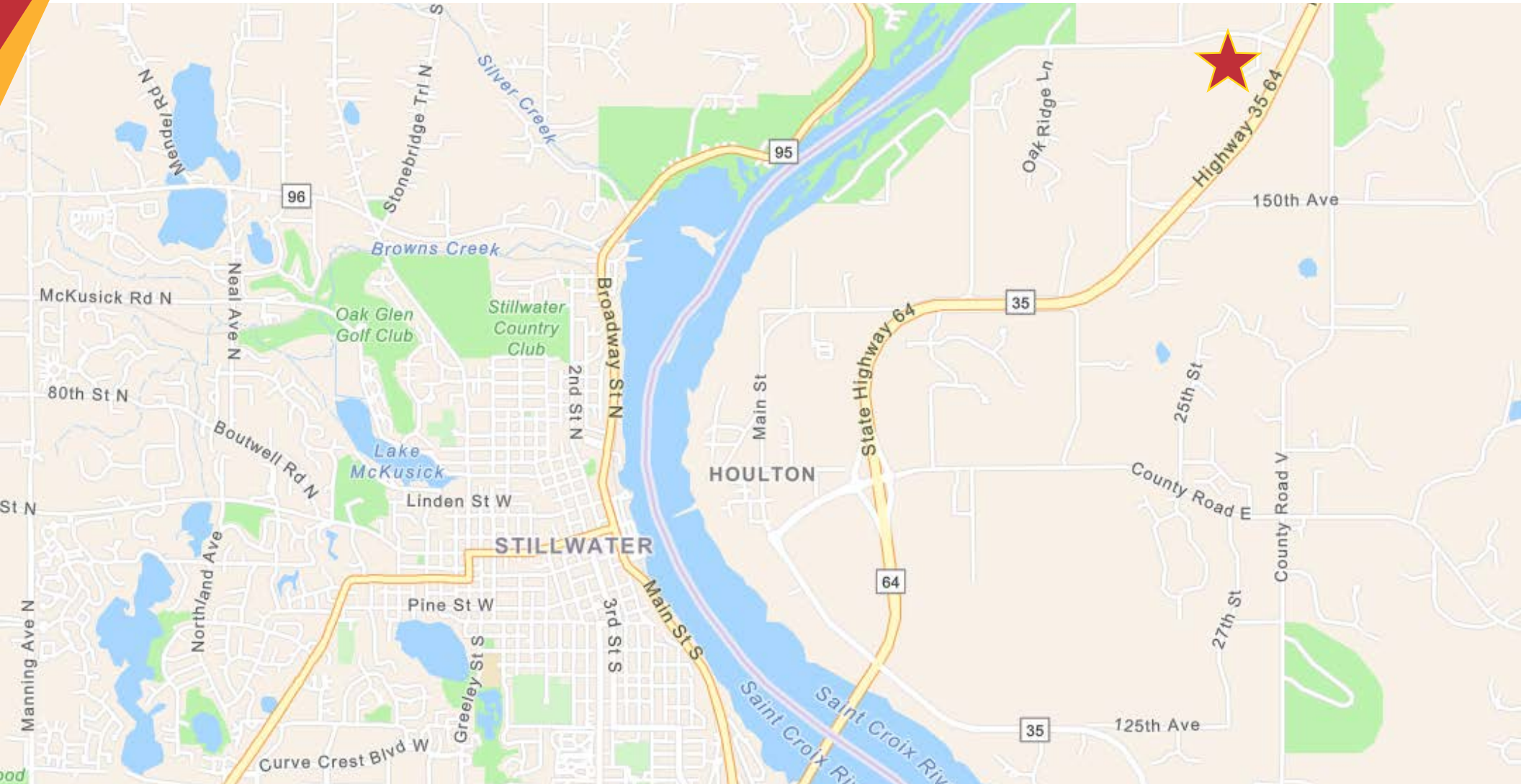
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