

LAND AND LAKES

at Mount Pleasant Business Park
11905 Meridian Drive, Mount Pleasant, WI

307,850 SF Under Construction



STATE-OF-THE-ART DISTRIBUTION FACILITY

MOTIVATORS

Pro Business -
State/County/Municipality

Incentives
Available

Skilled
Labor Force

Airport
Accessibility

Interstate
Accessibility

- Available for Lease or Sale
- Additional 20 acres available for build-to-suit or sale
- Adjacent to FOXCONN site
- One mile from I-94 at Highway 20, strategically located between Chicago and Milwaukee
- Less than one hour from O'Hare International Airport and 15 minutes from General Mitchell International Airport
- State of Wisconsin financial assistance/incentives available
- Large skilled/unskilled labor force drawn from Illinois and Wisconsin



BUILDING SPECIFICATIONS

Building Size:	307,850 SF
Divisibility:	60,000 SF
Ceiling Height:	32' clear
Parking:	Cars: 242 Trailers: 56 (expandable)
Loading:	Exterior Docks: 40 (expandable) Drive-In Doors: 4 (expandable)
Bay Size:	54' x 55' 54' x 65' speed bay
Heat:	Positive pressure rooftop units
Clerestory:	Windows on all elevations
Sprinkler	ESFR
Lighting:	High-efficiency T-5 fluorescent lighting fixtures

For Further Information Contact Owner's Exclusive Representatives:

MIKE PROST
Senior Managing Director
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mprost@ngkf.com

SERGIO CHAPA, SIOR
Senior Managing Director
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Owner/Developer:



8750 W. Bryn Mawr Avenue, Suite 350, Chicago, IL 60631 | 773.957.1400 | www.ngkf.com



Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.

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AERIAL MAP

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