



## 6410 ENTERPRISE LANE

### Property Data

<b>Location</b>	6410 Enterprise Lane Madison, WI
<b>Building</b>	Three-Story Stucco, Glass and Masonry Exterior
<b>Gross Size</b>	25,000 Sq. Ft.
<b>Space Available</b>	Suite 210: 3,392 Sq. Ft.
<b>Amenities</b>	Common Conference Room, Break Room, Showers, Underground Parking, Storage



Here is an opportunity to lease space in a solid Class A building on Madison's near west side. This building has easy access from either Mineral Point Road or Odana Road. Multiple city bus routes are within three blocks. Three hotels, multiple restaurants and West Towne Mall are all within 4 blocks of this location. The West Beltline can be accessed by two different ramps within a mile.

Suite 210 is the final suite available in this building. It is 3,392 SF and will be available July 1; however tenant would be willing to vacate early. Tenant would also be willing to sell any of the office furniture within the space. Lots of windows, 10 private offices, large open area, reception and server room.

### LEASE RATE & TERMS

#### Suite 210

\$18.95 per square foot or \$5,356.53 per month  
*Gross plus tenant electric and in suite janitorial.*

*Lease rates are based on a minimum three-year lease term. Tenant improvement allowance or other lease terms subject to negotiation with owner.*

*- Contact -*

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*This property is being marketed by  
Park Towne Realty, LLC.*