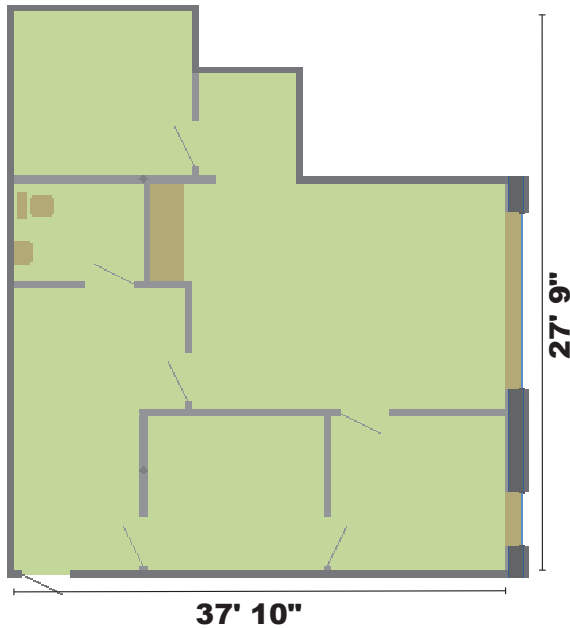


# Unit 105

Monroe Professional Center Commercial Condominium  
[922 usable square feet]



Clerical



Clerical



Entrance



ADA Restroom

Located on the first level of the Monroe Professional Center Condominium, Unit 105 is developed as a professional office with three offices [9'6" x 10'9", 9'6" x 10'11" & 10'1" x 11'], a spacious work area [13'11" x 21'11"], a handicapped accessible restroom and a small waiting room [17'5" x 7'9"]. All doorways and the restroom are ADA compliant and doors are of solid core construction. The unit is heated by a high efficiency natural gas furnace. All offices and the work area are wired for telephone and CAT 5E for computer.

The entrance to Unit 105 is from the project's first level common hallway that connects with exists on the north [10th Street] and east [18th Avenue]. Unit 105 is also located only a few feet from the project's passenger elevator.

**Unit Address: 1007 18<sup>th</sup> Avenue, Monroe, Wisconsin**

**Unit 105 is owned by Rex A. Ewald and Sharon M. Ewald.**

**For additional information about this unit check the Monroe Professional Center web site [[www.mpccondos.com](http://www.mpccondos.com)] or contact:**

Rex A. Ewald  
1015 18<sup>th</sup> Avenue  
Unit 311  
Monroe, Wisconsin 53566  
(608) 329-9610  
raewald@voegeli-ewald.com

## Unit Information

Usable square feet [BOMA measurement]:	922
Rentable square feet [BOMA measurement]:	1,031
Real Estate Tax Parcel #:	23 251 0090.1500
2020 Real Estate Taxes:	\$1,793.56
Condominium Assoc. votes [1000 total]:	33
% ownership of common elements:	3.3
Ceiling height [suspended]:	9'8"

## Utilities metered to unit:

Electricity  
Natural gas

## Included condominium services:

Municipal water  
Municipal sewer  
Solid waste collection  
Recyclables collection  
Snow removal  
Parking [2 lots – 32 stalls]