

Unit 111

Monroe Professional Center Commercial Condominium
[1,477 usable square feet (925 developed)]



East entrance to lobby



Parking



Unit entrance and elevator



Waiting Area

Located in the Fitzgibbons Building on the first level of the Monroe Professional Center Condominium, Unit 111 is partially developed as a small professional office. It is located adjacent to the passenger elevator.

The Fitzgibbons Building is rich in local history. It is all that remains of the Fitzgibbons Brothers buggy works, a manufacturer of buggies in the late 1800s and early 1900s. One of Monroe's most infamous fires destroyed about 60% of the original building on August 28, 1948. The present building was saved and underwent a complete renovation in 1999 with the installation of a passenger elevator and new plumbing, electrical, HVAC, windows and floors.

Unit 111 exits directly to the Fitzgibbons Building atrium lobby.

Unit Address: 1015 18th Avenue, Monroe, Wisconsin

Unit 111 is owned by the Fitzgibbons Building, LLP.

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

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Unit Information

Usable square feet [developed & undeveloped]:	1,477
Usable square feet [developed]:	925
Rentable square feet [developed]:	1,741
Real Estate Tax Parcel #:	23 251 0089.1100
2016 Real Estate Taxes:	\$2,486.71
Condominium Assoc. votes [1000 total]:	42
% ownership of common elements:	4.2
Ceiling height:	8'5" in lobby, 7'11" in offices

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]