

# Unit B112

Monroe Professional Center Commercial Condominium  
[2,019 usable square feet]



West unit entrance



East project entrance



Reception office



Parking

Located in the basement level of the Fitzgibbons Building, Unit B112 is fully developed as an office space with five offices [9'5" x 11', 9'5" x 10'1", 9'5" x 11'10", 9'5" x 8'11" & 10'5" x 15'3"], two conference rooms [13'2" x 14' & 11'6" x 13'10"], a clerical office [9'5" x 16', 11"], a waiting room [6' x 14', 7"], a storage room [5'7" x 9'4"] and two ADA compliant restrooms.

Unit B112 has its own private entrance from the west and a separate entrance from a modern hallway that leads to project entrances from the east [18<sup>th</sup> Avenue] and the south [an at-grade entrance from one of the project's two dedicated parking lots]. The hallway entrance is a few steps from the project's passenger elevator.

**Unit Address: 1015 18<sup>th</sup> Avenue, Monroe, Wisconsin**

**Unit B112 is owned by the Fitzgibbons Building, LLP.**

**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]:	2,019
Rentable square feet [BOMA measurement]:	2,446
Real Estate Tax Parcel #:	23 251 0089.0200
2020 Real Estate Taxes:	\$2,061.63
Condominium Assoc. votes [1000 total]:	60
% ownership of common elements:	6.0
Ceiling height [suspended]:	7'5"

## 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].