

# 1400 E. WASHINGTON AVENUE - WASHINGTON SQUARE



- Best Value in town! Located on Yahara River Parkway midway between Lake Mendota and Lake Monona!
- Low Gross lease rates ranging from \$12.50-\$18.95. Landlord pays all operating expenses and real estate taxes.
- 350-105,959 square feet of available office space with ample expansion opportunities and flexible space plans.
- High visibility, easy to find, and convenient to Interstate, Airport and Downtown.
- Building Amenities Include: Impressive New 1,600 SF Building Conference Room with 18 foot ceilings and newly remodeled break room.
- Unique architectural options including 18 foot ceilings, gorgeous exposed brick walls, and vintage wood columns.
- Building and grounds renovations recently completed.
- Ample on-site parking. Over 1,000 free off-street parking stalls available in the immediate vicinity.

*For more information or to schedule a showing please contact  
Scott LeBeau at 608-285-8095.*



## Mullins Group, LLC

Planners • Developers • Engineers • Property Managers