

# Lincoln Village Opportunity Sheet

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## SPACE FOR SALE OR LEASE



### 933 W. LINCOLN AVE.

**AVAILABLE SPACE:** COMMERCIAL AND RESIDENTIAL MIXED USE, VARIETY OF POTENTIAL USES.

**SALE PRICE:** NEGOTIABLE  
**BUILDING SQ. FT.:** 3,744      **STOREFRONT SQ FT :** 1,800

**EXISTING BUILD-OUT:** COMMERCIAL  
**2009 ASSESSMENT:** \$155,000      **2008 TAXES:** \$2,241

**SITE ACCESS:** ACROSS FROM KOSCIUSZKO PARK, ADJACENT TO SPEEDWAY GAS STATION, 6 BLOCKS FROM I-94 ON AND OFF RAMPS.

**LOCAL ASSISTANCE PROGRAMS:** FAÇADE, EQUIPMENT, SIGN, SECURITY SYSTEM AND DESIGN GRANTS AVAILABLE;

TRAFFIC COUNTS	6 <sup>TH</sup> STREET	13 <sup>TH</sup> STREET
NORTH /SOUTH	11,750	12,500
EAST/ WEST	12,900	18,150

	1-MILE	3-MILE	METRO MILWAUKEE
AVERAGE HHI	\$33,730	\$40,336	\$57,411
2006 POP PROJ	46,648	186,902	1,528,842
2000 CENSUS	44,007	185,826	1,500,741
MEDIAN AGE	25.9	31.3	35.7