



BUILDING INFORMATION

Building Size	302,491 SF
Divisibility	75,000 SF
Office Space	To Suit
Clear Height	32'-0"
Bay Size	55'-6" x 54'-6" 60'-0" Speed Bay
Loading	26 Docks (Expandable) 4 Drive-In Doors 93 Trailer Parking Stalls
Car Parking	148 Spaces (Expandable)
Lighting	High Bay LED Fixtures
Fire Protection	ESFR System
Construction	Pre-Cast Panel
Power	3,000 Amps (Expandable)

AREA INFORMATION

Located along the I-90 corridor in Janesville, WI, Zilber Industrial I provides strategic access to Milwaukee, WI, Madison, WI and Chicago, IL metropolitan areas. Zilber Industrial I is an institutional-quality industrial building accommodating manufacturing and distribution users from 50,000 SF to 300,000 SF.

ADDITIONAL INFORMATION

- Easy access to I-90 via WI-11
- Low Wisconsin tax environment
- Stable, pro-business economic climate
- Access to ample skilled and unskilled workforce
- Economic development incentive opportunities available
- Local, professional ownership and property management

TRAVEL DISTANCES

- 40 miles southeast of Madison, WI
- 75 miles west of Milwaukee, WI
- 110 miles northwest of Chicago, IL
- 30 miles north of Rockport, IL

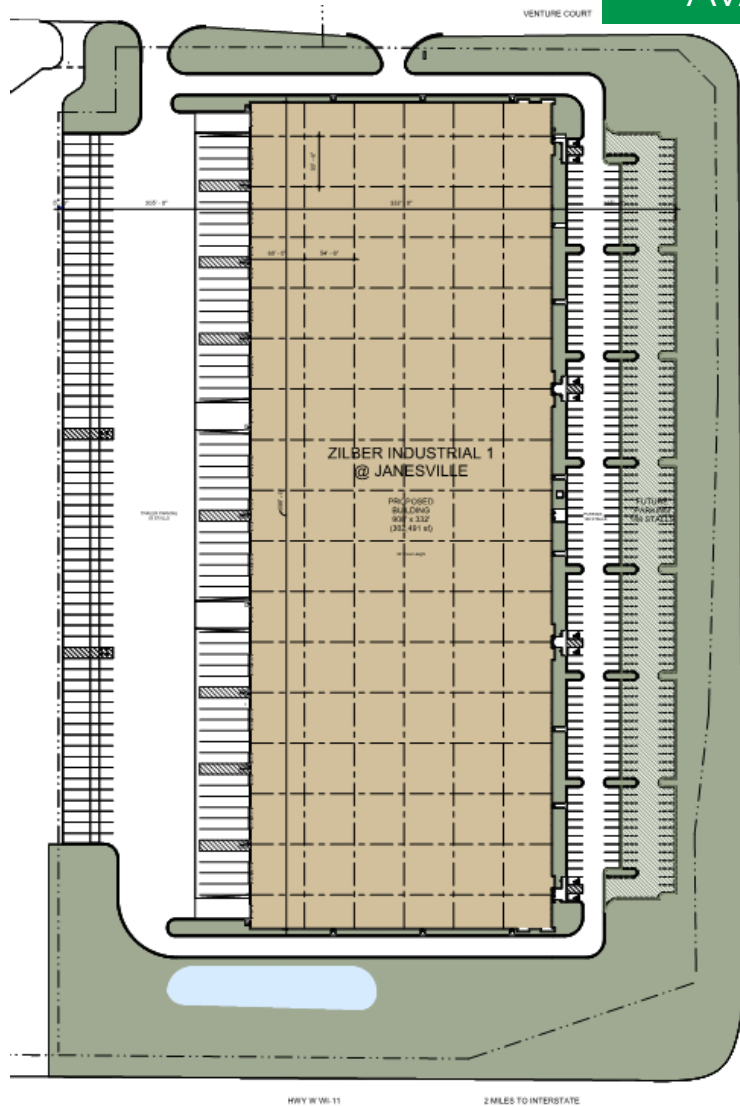
For more information visit www.zilberpropertygroup.com

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