

247

FRESHWATER



FOR LEASE

247 W Freshwater Way
Milwaukee, WI 53204

247 Freshwater, formally known as The Global Water Center was built in 1904 and underwent a complete renovation in 2013. The renovation was overseen by The Water Council - helping ensure the building was on the cutting-edge of innovation and sustainability while maintaining the architecture and overall aesthetic of the historic brick and timber structure.

At present, the building offers an abundance of tenant amenities that help fuel a sense of community within the building. Amenities include: concierge services, a complementary coffee bar, tenant lounge and collaboration spaces, a 44-person auditorium, Paul and Pat Jones board room with international video conferencing, a green and blue roof, and fitness center. The building consists of a mix of traditionally sized office suites, small co-working space and individual workstations for rent. Considering its history, amenities and space offerings - 247 Freshwater acts as one of Milwaukee's most innovative and unique office communities.

Contact Us:



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BUILDING SPECIFICS



Building Size
86,156 SF



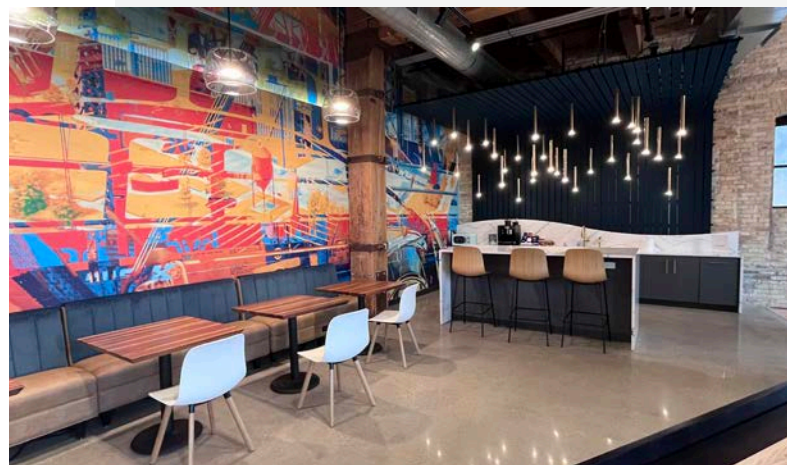
Available Space
134 SF - 15,107 SF



Lease Rate
\$16.00/SF NNN
OpEx: \$10.36/SF



Parking
150 Surface Stalls
+ Dedicated Guest Parking



BUILDING AMENITIES

Tenants have access to a variety of top-tier amenities, some of which include:



LEED Certified
U.S. Green Building



Concierge Services



Complimentary
Coffee Bar



Paul & Pat Jones
Board Room



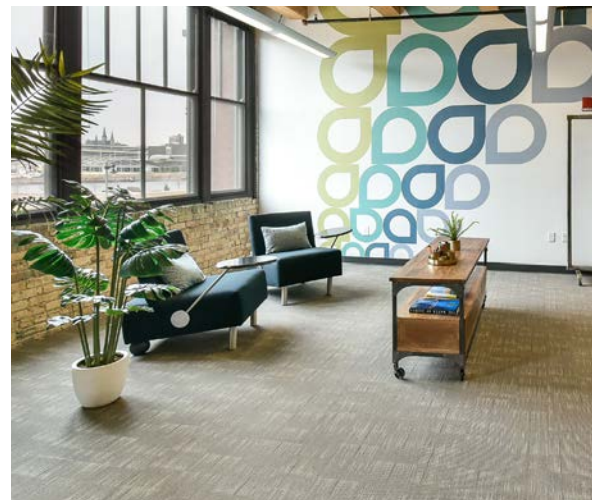
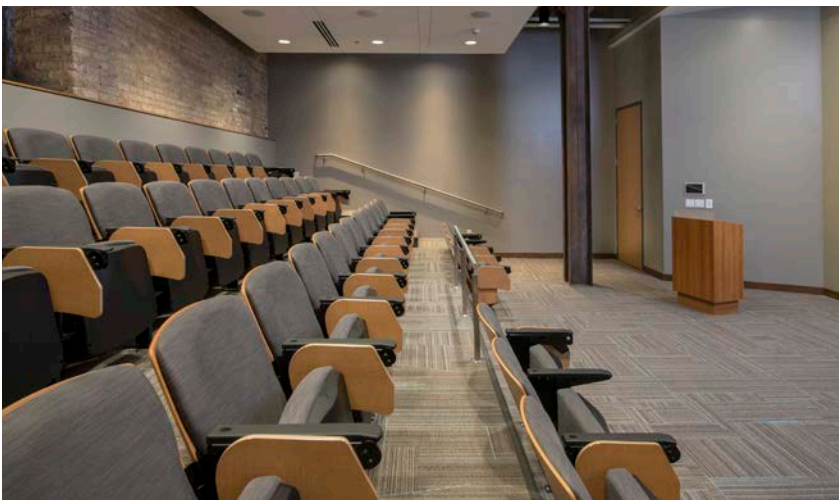
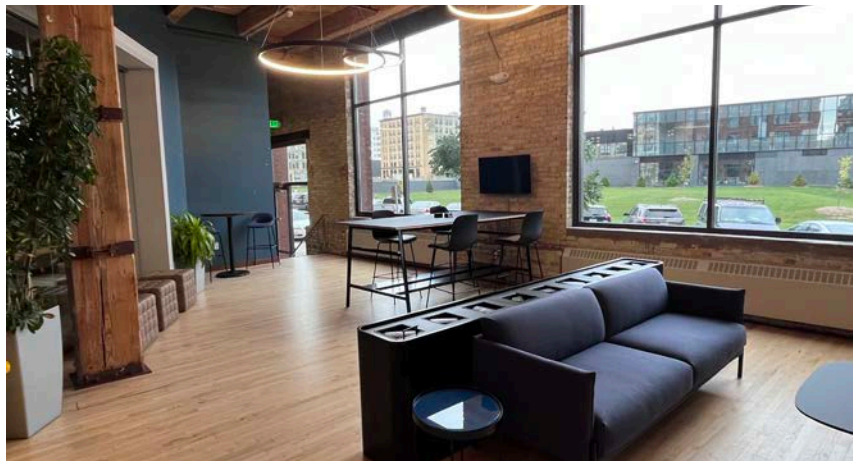
44 Person
Auditorium



Green & Blue
Roof



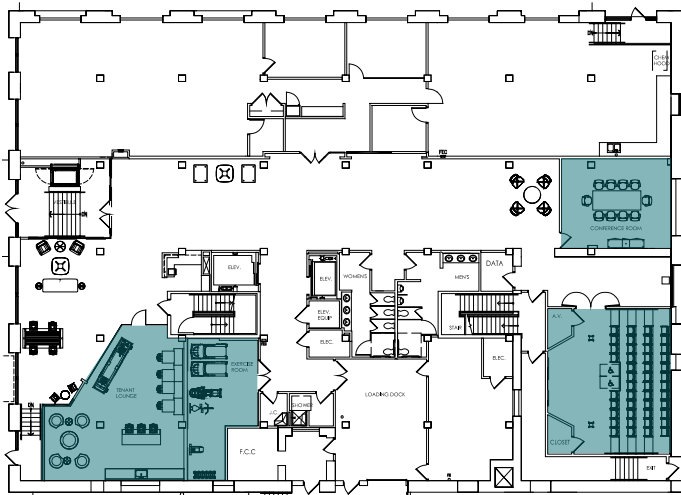
Fitness
Center



AVAILABILITY

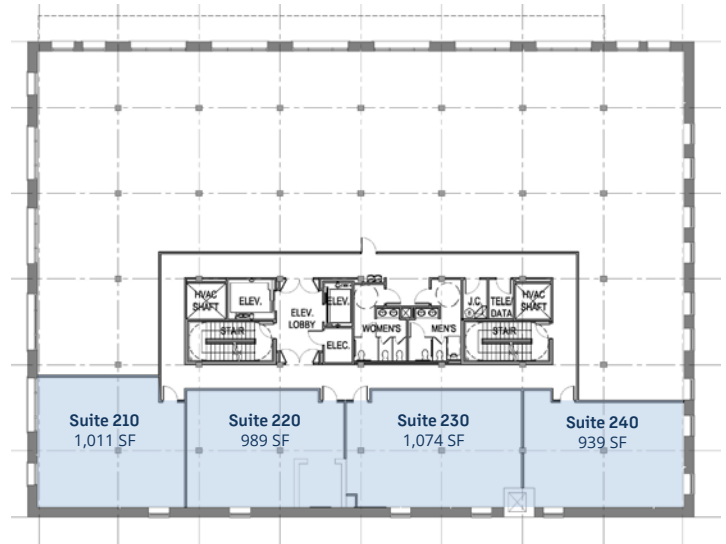
Plans show vacant space and total available square feet

FIRST FLOOR



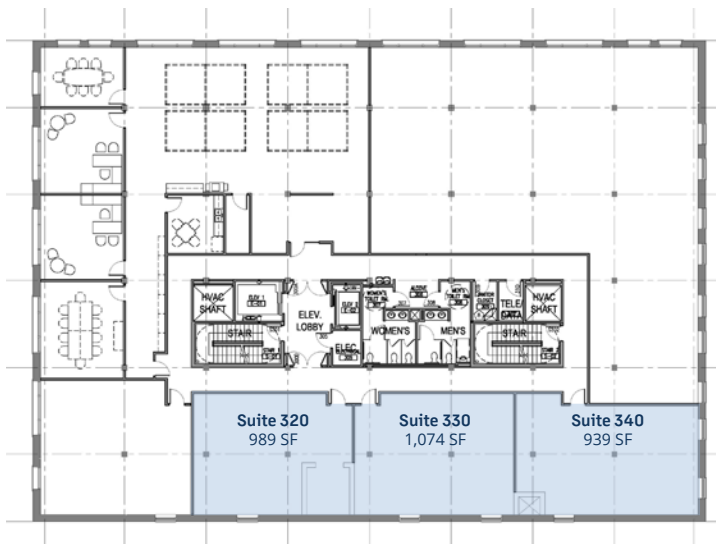
- Contains bulk of building amenities: International Conference Room, 44-Person, Auditorium, Fitness Center, and Tenant Lounge

SECOND FLOOR



- 938 SF - 1,074 SF Suites Available (Contiguous to 4,013 SF)

THIRD FLOOR



- 939 SF - 1,074 SF Suites Available (3,002 SF Total)

FOURTH FLOOR



- 1,196 SF Suite Available

AVAILABILITY

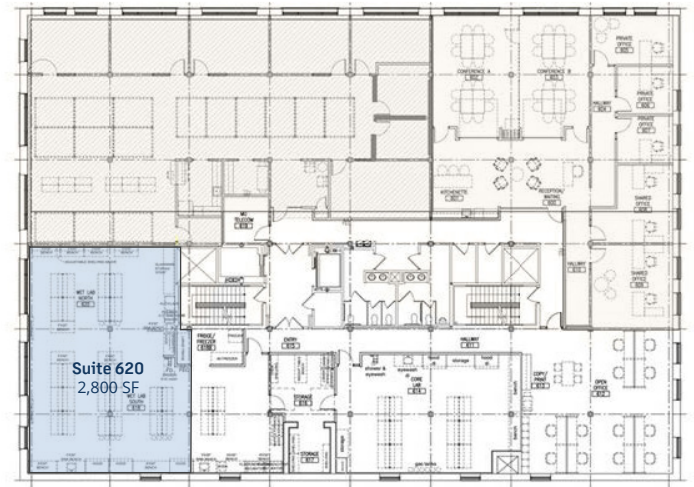
Plans show vacant space and total available square feet

FIFTH FLOOR



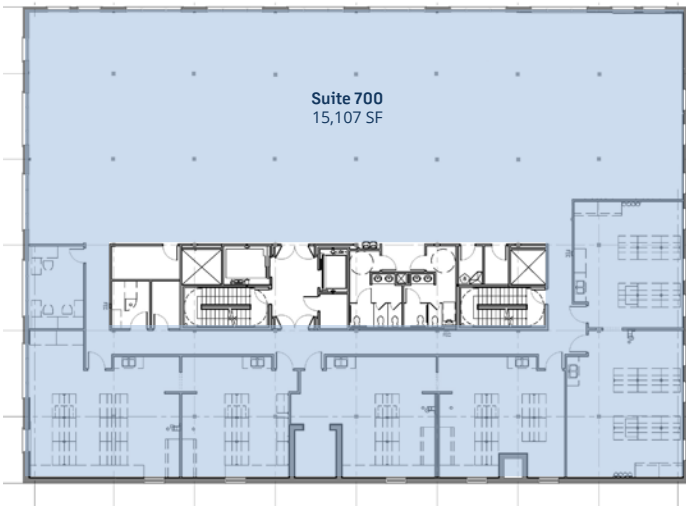
- 134 SF - 545 SF Suites Available
- Floor is broken into small suites and serves as a co-working space

SIXTH FLOOR



- 2,800 SF Available

SEVENTH FLOOR



- 15,107 SF Available
- Unique full-floor opportunity
- Can be demisable



CONCEPTUAL RENDERING

Proposed 7th floor reception/lobby entrance.

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