

**Address:** W229S9096 Clark St Big Bend, Wisconsin 53103 **Taxed by:** Big Bend

**MLS #:** 1625754



**Property Type:** Comm/Industrial  
**Status:** Active  
**Taxes:** \$0  
**Tax Key:** BBV 2110937003  
**County:** Waukesha

**List Price:** \$200,000  
**For Sale/Lease:** For Sale Only  
**Est. Acreage:** 0.24  
**Tax Year:** 2018  
**Days On Market:** 8

**Est. Total Sq. Ft.:** 2,532  
**Flood Plain:** No  
**Occ. Permit Required:** Y  
**Zoning:** R-3

**Est. Year Built:** 1893  
**Year Established:**  
**Parking:** 0  
**Occupied:** Y

**Bus/Com/Ind:** Business  
**Name of Business:**  
**Industrial Park Name:**  
**Lease Amount:** \$ /  
**Avg Rent/SqFt:** \$0

**Sched. Gross Income:** \$0  
**Gross Operating Inc:** \$0  
**Net Operating Income:** \$0  
**Total Operating Exp:** \$0  
**Vacancy Allowance:** \$

**Directions:** Located on the SE corner of Clark Street (STH #164) and Rose Avenue. No sign on property.

<b>Type Commercial:</b>	Retail; Special Purpose; Professional Service; Other	<b>Heating/Cooling:</b>	Natural Gas; Forced Air
<b>Location:</b>	Corner	<b>Water/Waste:</b>	Private Shared Well; Septic System
<b># of Stories:</b>	1	<b>Municipality:</b>	Village
<b>Proximity to HWY:</b>	0-1 Miles	<b>Miscellaneous:</b>	Fixtures
<b>Road Frontage:</b>	State Road	<b>Occupied:</b>	Not Vacant
<b>Exterior:</b>	Wood	<b>Basement:</b>	Full
<b>Roofing:</b>	Composition	<b>Expenses Include:</b>	None
<b>Avg Ceiling Height:</b>	8'-10'	<b>Documents:</b>	Other
<b>Truck Door Height:</b>	No Truck Door	<b>Occupancy:</b>	See Listing Broker

**Remarks:** Bring your ideas for a commercial use of this beautiful unique church building. This structure would lend itself to a variety of uses. Any commercial use is subject to approval by the Village of Big Bend. Please see Building Sketch in Documents. Ap. 2,532 SF above grade, plus a full lower level that is currently utilized as a fellowship hall, kitchen area, and two lavatories. Elevator. Gorgeous stained glass windows. Pews are included. Two gas forced air furnaces. Need more parking? See MLS #1625748 for an additional lot that the church currently utilizes for additional parking/open space.  
**Inclusions:** All attached fixtures and pews.  
**Exclusions:** Seller's personal property.

**Listing Office:** Mel Wendt Realty, Inc.: 2wendt

**LO License #:** 835187-91

The information contained herein is provided for general information purposes only. If any of the above information is material or being utilized to determine whether to purchase the property, the buyer should personally verify same or have it confirmed by a qualified expert. The information to independently verify and confirm includes but is not limited to total square footage formula, total square footage / acreage figures, land, building or room dimensions and all other measurements of any sort or type. Equal housing opportunity listing. Copyright 2019 by Multiple Listing Service, Inc. All rights reserved.  
Prepared by James L. Wendt