

# RACINE STREET

## Commercial Land Parcels Available



These parcels face the award winning Elisha D. Smith Public Library Building in Menasha

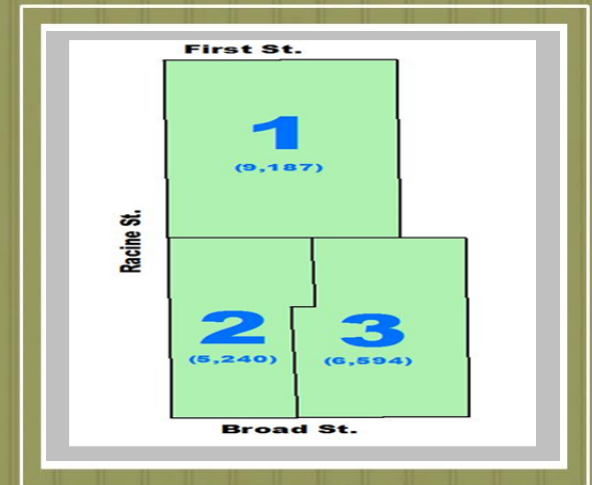
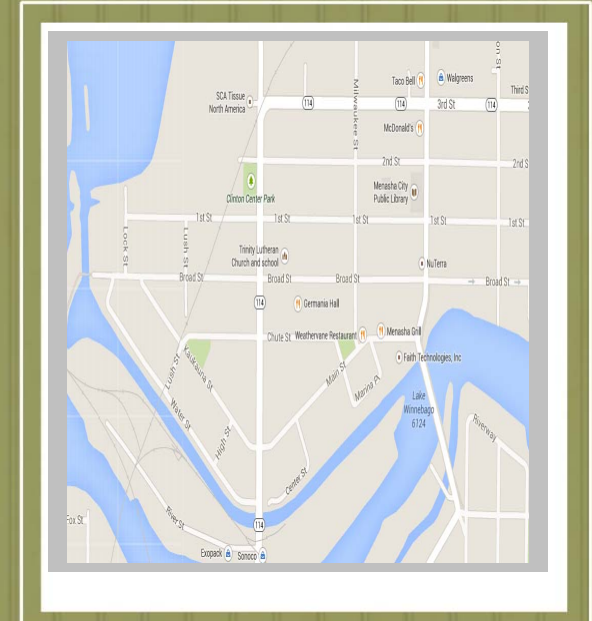
## THE CITY OF MENASHA

### ABOUT RACINE STREET LOTS

The Racine Street lots are commercially zoned and located in a vibrant downtown neighborhood. Located on the eastern boundary of downtown Menasha, this site offers the perfect place to start or grow your business. This site is designed to support an array of professional office, business and personal services and retail uses. The location is in proximity to the Fox River as well as the post office and public library.

### COMMERICAL SITE CHARACTERISTICS

Lots Number 1-3
Zoning: C1 General Commercial
Square feet: 21,021
Acres: 0.48
Asking Price: \$115,000



# RACINE STREET

## Commercial Land Parcels Available

*A central Fox Valley location  
with proximity to a historic and  
revitalized downtown district*



TELEPHONE: 920-967-3650

EMAIL: [dbuck@ci.menasha.wi.us](mailto:dbuck@ci.menasha.wi.us)  
[sschroeder@ci.menasha.wi.us](mailto:sschroeder@ci.menasha.wi.us)

ADDRESS: Community Development Department  
100 Main Street  
Menasha, WI 54952



### Municipal Support

The Racine Street lots are owned by the City of Menasha. The city provides a full range of services and facilities to meet the needs of business and residents alike.

Business development assistance is available through the Community Development Department. Questions regarding city services may be directed to David Buck, Community Development Director or Sam Schroeder, Principal Planner, at 920-967-3650.

### Optimal Utilities

Menasha Utilities, a locally owned and operated utility, provides electric service to these Racine St lots. Menasha Utilities has developed services that help business increase energy efficiency, reduce direct electric expenses and control capital costs in order to remain competitive. MU rates are among the lowest in Northeast Wisconsin.

Natural gas service is provided by WE Energies. Menasha utilities supplies water, and sanitary sewer is provided by the City of Menasha.

