

57,600 - 158,400 SF of Dry Warehouse/Distribution Available
For Sublease

200 Interstate Blvd | Edgerton, WI | US | Dane County
Available SF: 158,400 | Lease Rate: \$5.5



Available SF:	158,400
Lease Rate:	\$5.5
Last Updated:	Jul 15, 2025

Economic Development Contact

Ramona Flanigan
City of Edgerton
12 Albion St.
Edgerton, WI 53534
(608) 884-3341 | rflanigan@charter.net

James Otterstein
James Otterstein
51 S. Main St.
Janesville, WI 53545
(608) 757-5598 | otterste@co.rock.wi.us

Realtor/Owner Contact

Colliers
Justin Felix
+1 952 837 3009 | justin.felix@colliers.com

Property and Area Description

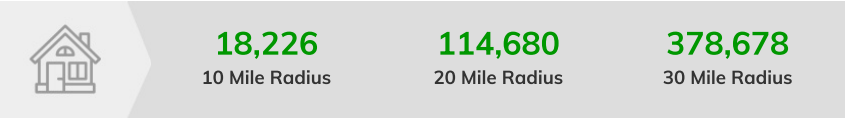
200 Interstate Blvd presents a rare opportunity to sublease a high-quality industrial asset in Southern Wisconsin. The location offers immediate access to Interstate 90/39, providing linkages to Madison, Janesville/Beloit, Rockford, Chicago, and Milwaukee (via I-43 or I-94). The building is in excellent condition, offering superior clear height, a significant number of loading docks, and ample trailer and employee parking. Cold storage available by the pallet on a monthly basis through the master tenant. Logistics services for product distribution available per a separate agreement. Available Space: Approximately 57,600 - 158,400 SF (14,400 SF per bay), Base Rent: \$5.25-5.50/SF, NNN, Lease Term: 3-5 Years, Office Space/Restrooms: TBD based on Tenant needs. Cold Storage Space: Potential for on-site cold storage (freezer/cooler) on a per pallet, per month basis, at additional cost. Approximately 40,000 SF of cooler, and 40,000 SF of freezer available, operated by E-Town Cold Storage.

Population



Source: ESRI®, 2024

Households

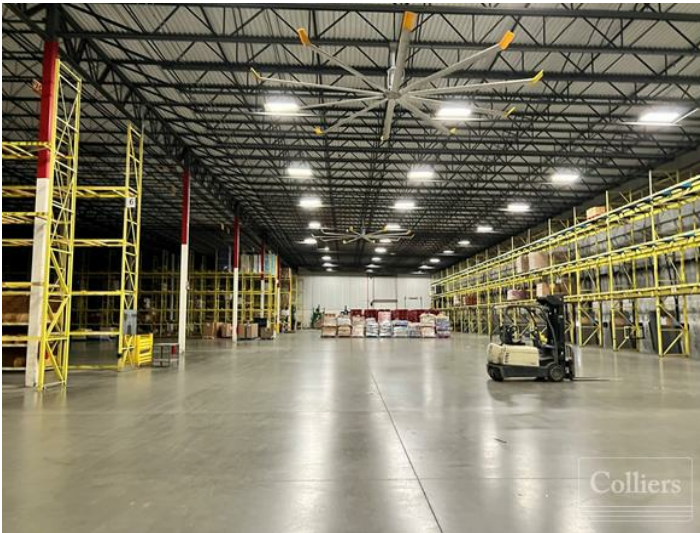
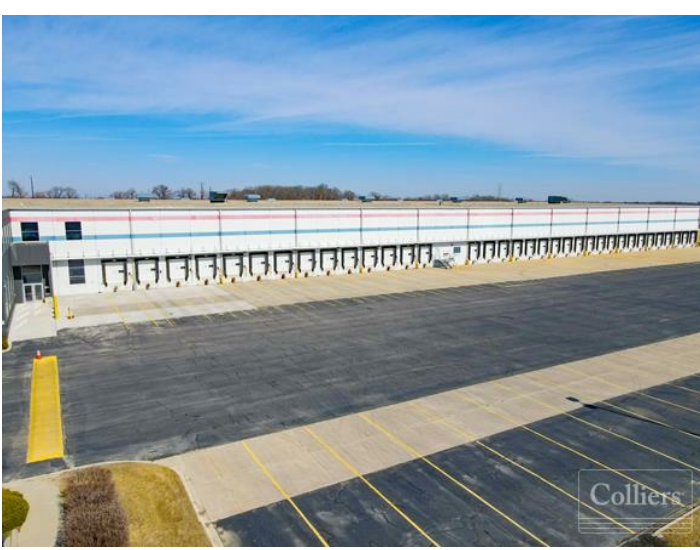


Source: ESRI®, 2024

Transportation

Property Images





Nick Peterson | Strategic Partnerships Manager | Alliant Energy
3800 University Blvd. | Ames, IA 50010 | (515) 268-3411 | nickpeterson@alliantenergy.com