

32 E. JOHNSON ST.

32 E. JOHNSON ST., FOND DU LAC, WI 54935

PROPERTY SUMMARY



LOCATION DESCRIPTION

Legacy Commercial Property has commercial retail space available for lease at 32 E. JOHNSON ST in Fond Du Lac, WI. This well-managed retail or office space has strong visibility on the SE corner of E Johnson Street & N Main Street. The building is in a well-established area with exceptional on-site parking, over 40 spaces. The 6,507 SF building is located near the center of the Fond Du Lac business district and is ready for its next generation of retail. This property is a well-known retail staple of the Fond Du Lac community for years and offers landmark recognition & engaging signage. Give our team of Fond Du Lac County leasing experts a call at 847-904-9200 to get more info about renting this property. This is the perfect opportunity to expand your business just off Lake Winnebago.

PROPERTY HIGHLIGHTS

OFFERING SUMMARY

Lease Rate:	Currently Occupied Inquire if Interested
Available SF:	
Building Size:	6,507 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	6,213	20,354	25,044
Total Population	14,040	45,154	56,375
Average HH Income	\$53,300	\$59,689	\$66,201

Presented By:

Legacy Commercial Property
847.904.9200
info@legacypro.com

32 E. JOHNSON ST.

32 E. JOHNSON ST., FOND DU LAC, WI 54935

ADDITIONAL PHOTOS



Presented By:

Legacy Commercial Property

847.904.9200

info@legacypro.com



LEGACY
COMMERCIAL PROPERTY

209 Powell Place
Brentwood, TN 37027
<http://legacypro.com>

32 E. JOHNSON ST.

32 E. JOHNSON ST., FOND DU LAC, WI 54935

PLANS



It turns out, you don't have any Plans Published!

(be sure to "Publish on Website and Docs" in the [Plans Tab](#))

Presented By:

Legacy Commercial Property

847.904.9200

info@legacypro.com



LEGACY
COMMERCIAL PROPERTY

209 Powell Place
Brentwood, TN 37027
<http://legacypro.com>

32 E. JOHNSON ST.

32 E. JOHNSON ST., FOND DU LAC, WI 54935

RETAILER MAP



Presented By:

Legacy Commercial Property

847.904.9200

info@legacypro.com



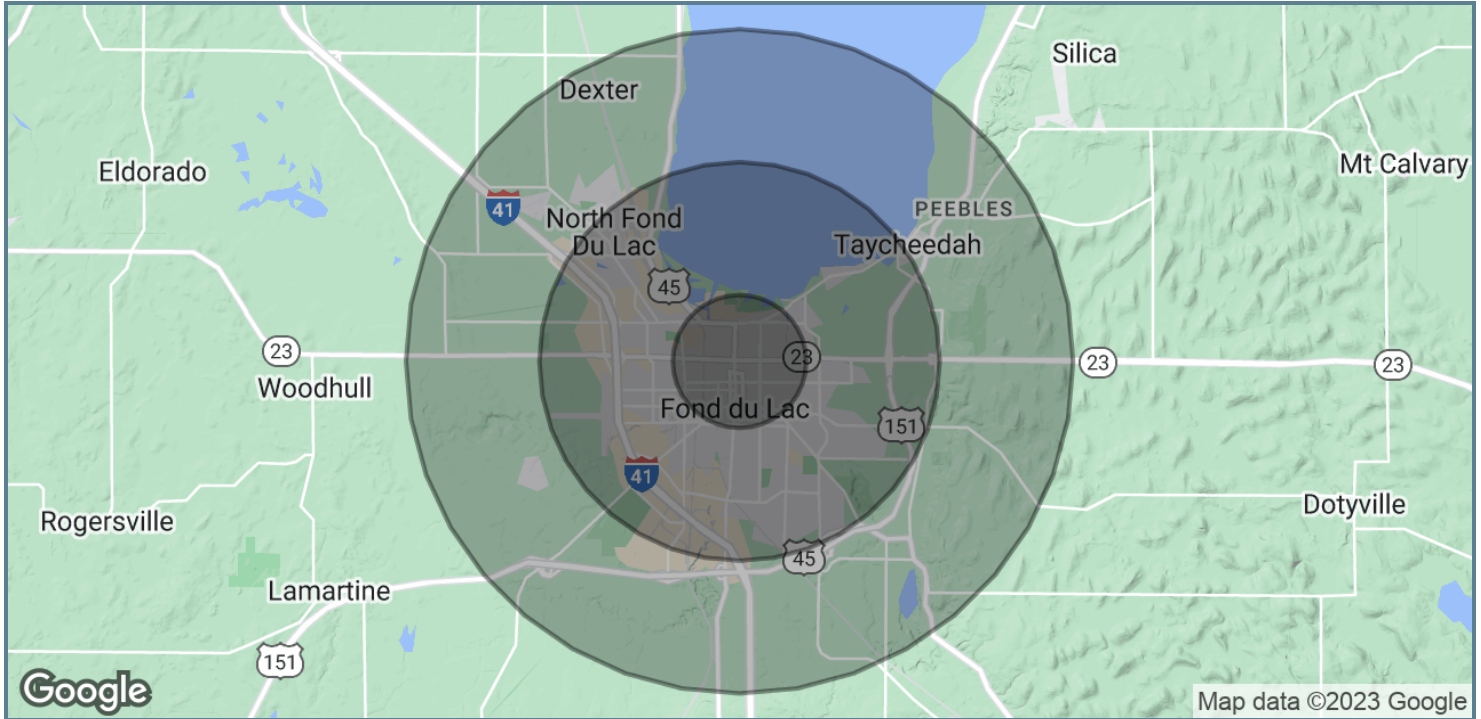
LEGACY
COMMERCIAL PROPERTY

209 Powell Place
Brentwood, TN 37027
<http://legacypro.com>

32 E. JOHNSON ST.

32 E. JOHNSON ST., FOND DU LAC, WI 54935

DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	14,040	45,154	56,375
Average Age	35.6	38.1	39.6
Average Age (Male)	35.6	37.4	38.5
Average Age (Female)	35.0	38.7	40.4
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	6,213	20,354	25,044
# of Persons per HH	2.3	2.2	2.3
Average HH Income	\$53,300	\$59,689	\$66,201
Average House Value	\$101,211	\$138,329	\$162,773

* Demographic data derived from 2020 ACS - US Census

Presented By:

Legacy Commercial Property

847.904.9200

info@legacypro.com



LEGACY
COMMERCIAL PROPERTY

209 Powell Place
Brentwood, TN 37027
<http://legacypro.com>

ACQUISITIONS & DEVELOPMENT

In addition to our ongoing leasing & property management operations, Legacy Commercial Property is actively investing in new real estate developments. We are focused on growing our commercial real estate portfolio through the strategic acquisition & development of retail & office space..



RETAIL DE NOVO EXPANSION

We help retailers find locations that work for them to enable their growth strategy. We site select, purchase and develop quickly so our partner can focus on their operations. We have the ability to acquire and develop hard to find, "off-market" commercial real estate. With boots on the ground in over 20 states, our team is prepared to move quickly – we find sites fast, we build fast and we turnover fast. We've found and developed over 800 high-quality retail locations since 1948.

CASE STUDIES



Towards the end of the Family Video era, Dollar General approached us with interest in a few select locations to lease. Dollar General coveted our properties' location, parking lots and track record of retail success. Five years after the first deal was signed, Dollar General now occupies 150+ locations with over 1 Million SF leased.



Our strength in site selection and development led us to a deal with veterinary group, Heartland Veterinary Partners. Legacy serves as their strategic real estate partner to support their clinic expansion strategy. The deal was completed in 2022 and Heartland is currently operating in 20+ Legacy properties across the country.



LEGACY
COMMERCIAL PROPERTY

Chat With a Leasing Agent Today

847-904-9200

2500 Lehigh Avenue, Glenview, IL 60026

info@legacypro.com