



OLD SAUK TRAILS PARK

1232 Fourier Drive, Madison, WI

PROPERTY

1232 Fourier Drive is a 30,005-square foot building located on the west side of Madison in the Old Sauk Trails Office Park. This property features thoughtful landscaping and a natural light filled two-story atrium lobby.

LOCATION

Close to the West Beltline Highway, the building is easily accessible to employees and clients. Located off Old Sauk Trail in a beautiful natural setting.

AMENITIES

Two-story atrium, fiber optics, security card access, break room, large surface parking lot and access to all conference rooms, board rooms and no-fee fitness centers in the Artis properties portfolio. Artis REIT delivers first class property management with on-site maintenance and 24/7 emergency maintenance services.



Artis REIT Madison Office
8215 Greenway Blvd, Suite 160
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BUILDING OVERVIEW

1232 Fourier Drive, Madison, WI

BUILDING DESCRIPTION

1232 Fourier Drive is a one-story, 30,005 square foot Class-B building located on the westside of Madison in the Old Sauk Trails office park. This property features plenty of free surface parking and a brilliant two-story atrium lobby.

BUILDING HOURS

700 a.m. - 6:00 p.m. M-F

SIGNAGE

Monument & building signage available

STORIES

1

PARKING

3.33/1000
100 Stalls

HVAC SYSTEM

Rooftop cool/heat

SECURITY FEATURES

Key card access

TELEPHONE/CABLE/INTERNET PROVIDERS

TDS Metrocom/Charter Communications/Globalcom Technologies



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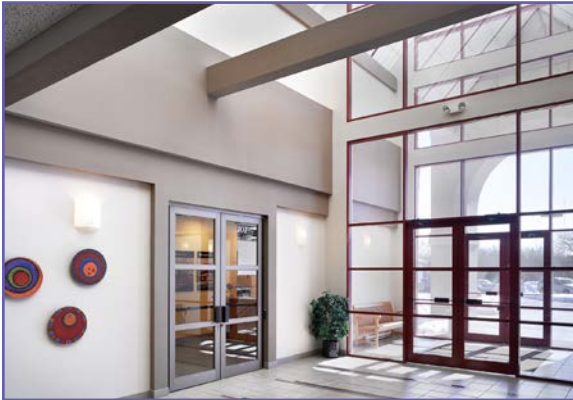
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BUILDING AMENITIES

1232 Fourier Drive, Madison, WI

Bright Open Lobby



Access to Conference Room at 8401 Greenway



Access to Fitness Center at 8401 Greenway



Access to Gaming Lounge at 8215 Greenway



Access to Board Room at 8401 Greenway



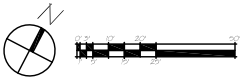
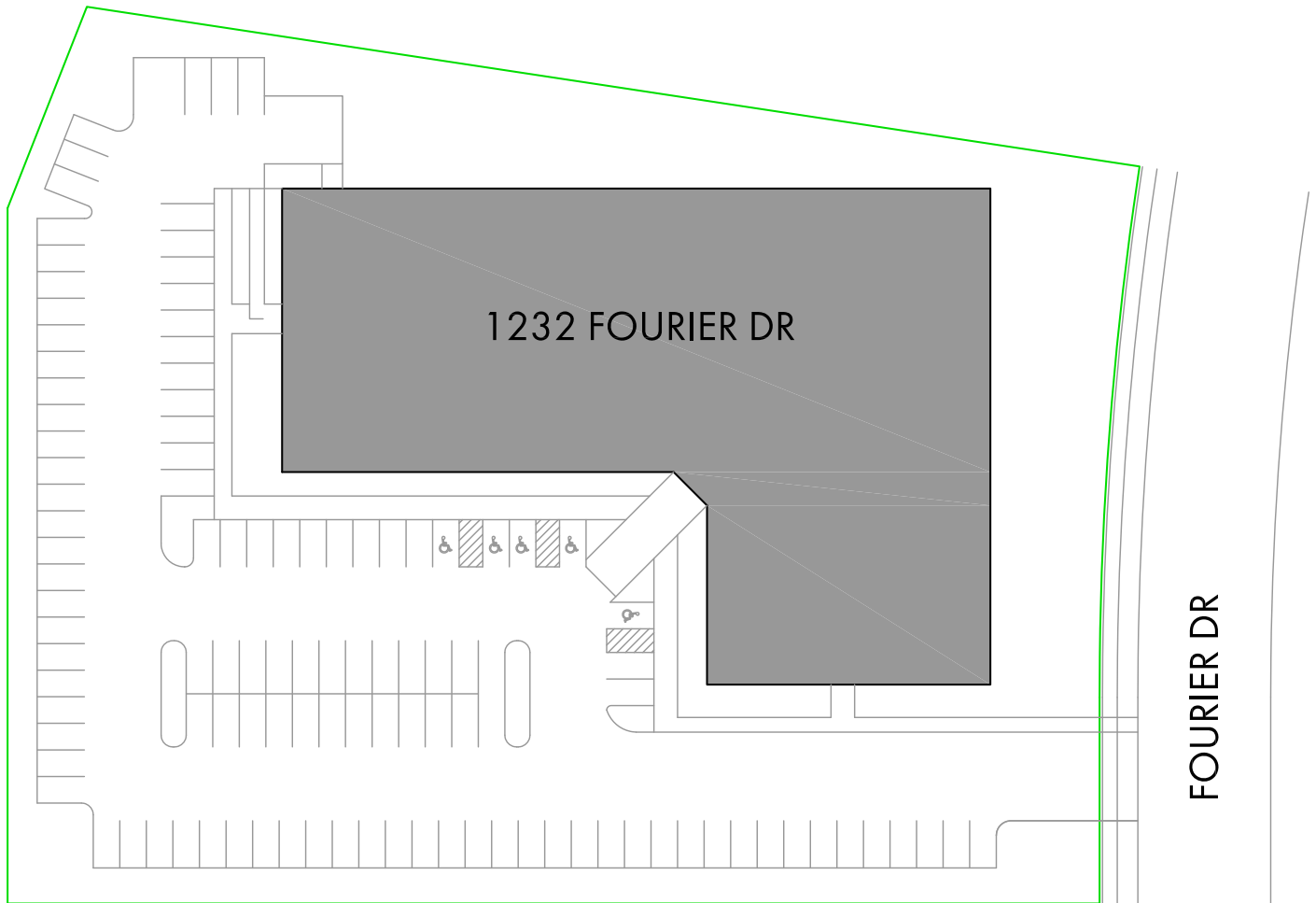
Aerial View





SITE PLAN

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LOCATION MAP

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