

Get ready for...

# THE SHOPS OF WESTWIND

Come Join:

**SHERWIN  
Williams**

&



*Cartridge World*



High Traffic  
Retail  
Development

On Johnson St.  
(Hwy 23) & High-  
way 41

Fond Du Lac,  
Wisconsin



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THE SHOPS OF  
**WESTWIND**



**ALEXANDER & BISHOP, LTD.**

High Traffic  
Retail Development  
SEC of Johnson St. (Hwy 23) & Rolling Meadows Drive  
Fond Du Lac, Wisconsin



**GLA:** 20,000 SF  
**Space Available:** 1,200 - 6,000 SF  
**Delivery:** Spring 2007  
**Lease Rate:** \$18-22 PSF, NNN  
**NNN Expenses Estimated:** \$4.00 PSF

<b>2005 Demographics</b>	1 Mile	3 Miles	5 Miles
<b>Estimated Population:</b>	5,238	35,078	48,469
<b>HH Income:</b>	\$44,722	\$51,734	\$58,185
<b>Traffic Counts:</b>	Rolling Meadow Drive: 6300		
	Johnson St (Hwy 23): 25700		
	Highway 41: 29400		

*Retail development at the Southeast intersection of state highway 23 & Rolling Meadow Drive on Fond Du Lac's growing West side. Tenants will have great visibility from the highway and be in close proximity to big box retailers such as Wal-Mart Supercenter, Target, Best Buy, Home Depot, Menards, Pick N Save, TJ Maxx, MC Sports, Fashion Bug, Starbucks, Qdoba, Cingular Wireless, and others.*

For Additional Information Please Contact

**Ed Bowen**

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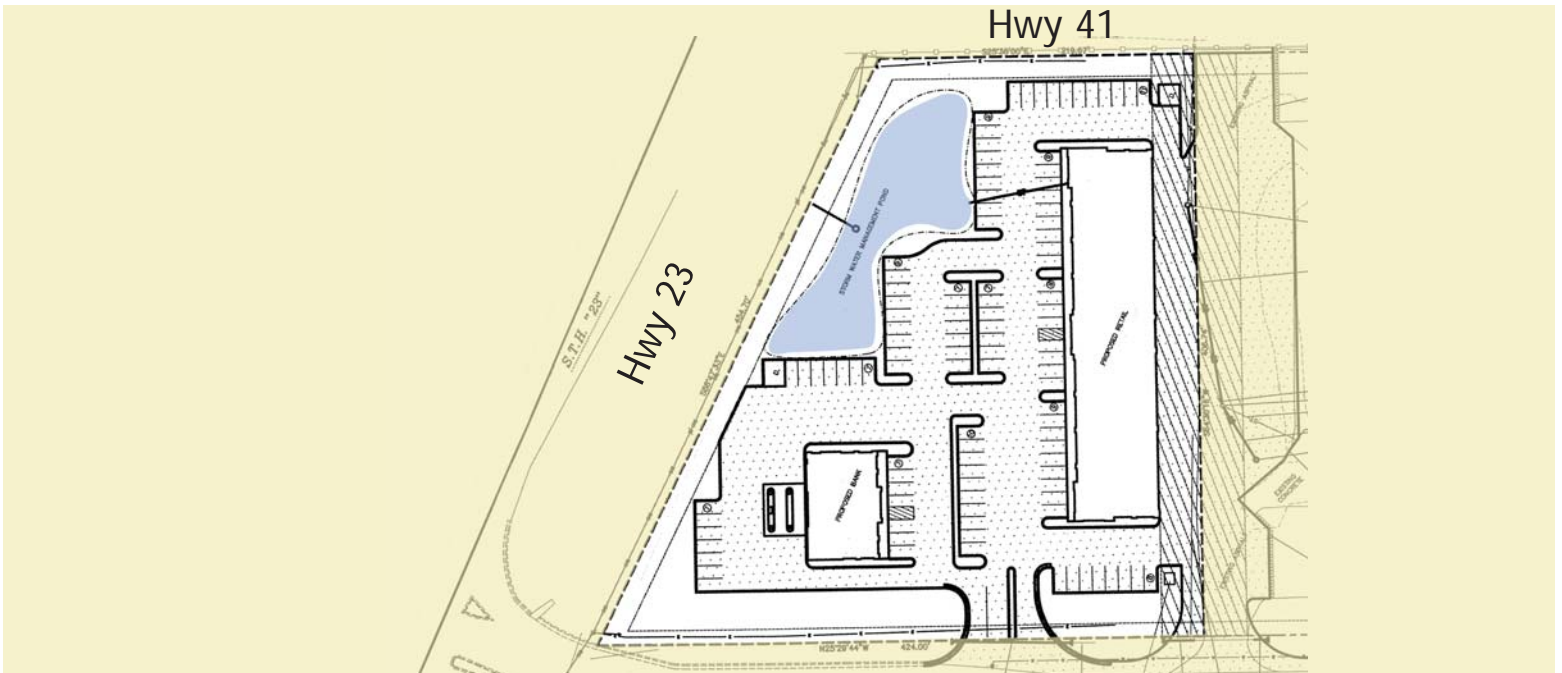
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FOND DU LAC  
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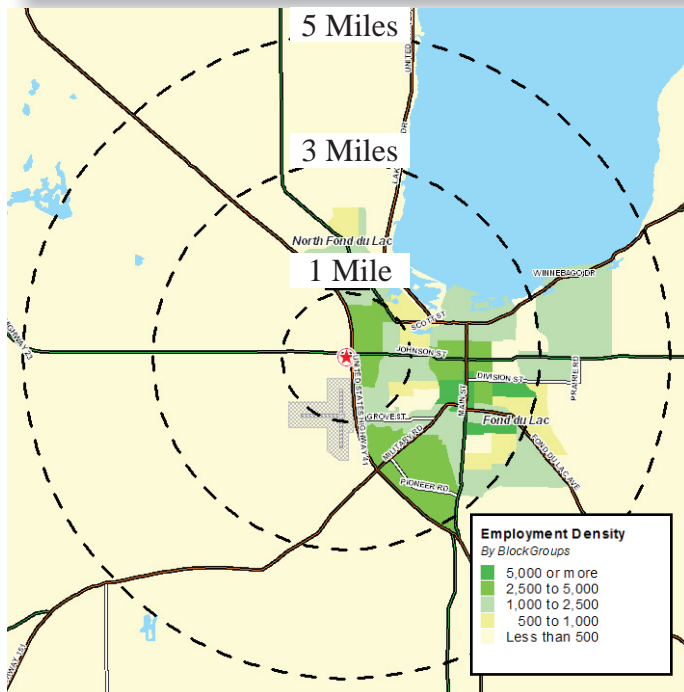
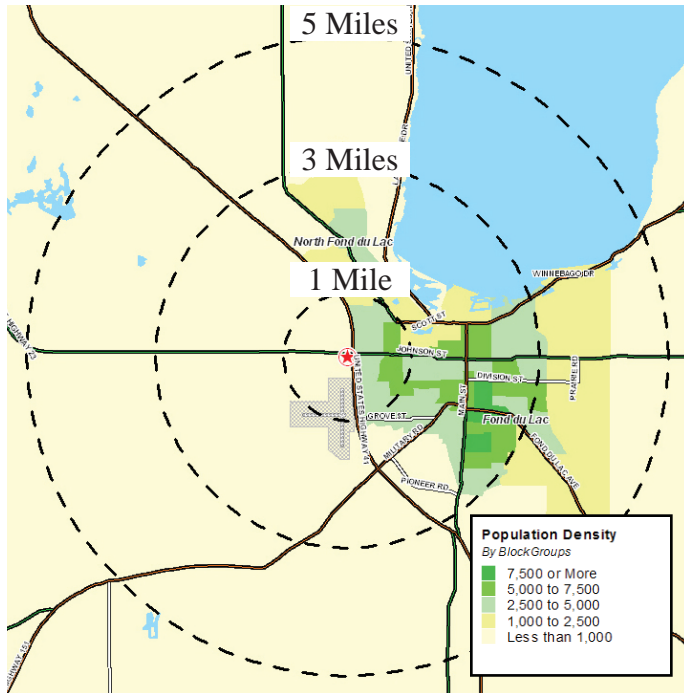


FOND DU LAC  
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Chester



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HWY 41 & HWY 23	1.00 mi radius	3.00 mi radius	5.00 mi radius
2005 Estimated Population	5,238	35,078	48,496
2005 Est. Households	2,615	14,871	20,005
2005 Est. Average Household Income	\$ 44,722	\$ 51,734	\$ 58,185
2005 Est. Total Housing Units	2,676	16,004	20,937

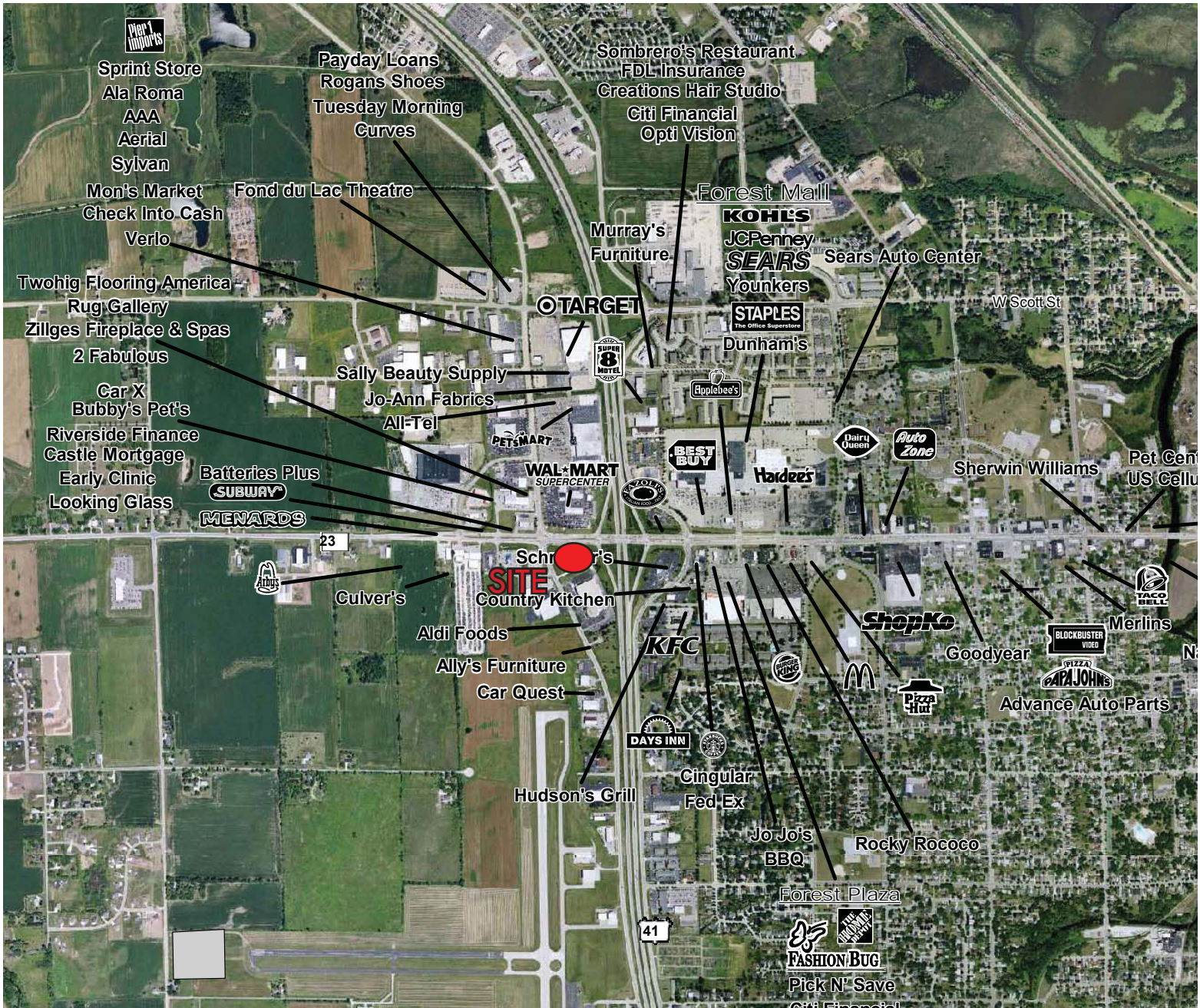


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## Location Map



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