

COUNTY OF MILWAUKEE
INTEROFFICE COMMUNICATION

DATE: December 18, 2025

TO: Marcelia Nicholson, Chairwoman, Milwaukee County Board of Supervisors

FROM: Celia Benton, Economic Development Director, Department of Administrative Services

SUBJECT: From the Director of Economic Development providing an informational report regarding Milwaukee County property inventory year to date 2025

Attached is the December 2025 Milwaukee County Property Inventory Status Report.

Prepared By: Emily Streff

Approved By:

Celia Benton

Celia Benton
Director, Department of Economic Development

Attachments: 2025 Year-to-Date Property Inventory Sheet as of 12/2025

cc: David Crowley, County Executive
Community, Environment and Economic Development Committee Members
Mary Jo Meyers, Chief of Staff, Office of the County Executive
Aaron Hertzberg, Director, Department of Administrative Services
Kelly Bablitch, Chief of Staff, County Board of Supervisors
Ken Smith, County Board Research Analyst
Allyson R. Smith, Committee Coordinator

PROPERTY INVENTORY REPORT 12.2025

ACTIVE LISTINGS							
Municipality	Address	Date	Property Type	Appraised Value	Back Taxes (PP&I)	Status	Supervisor District
West Allis	9201 W National Ave	Mar-22	V	\$90,000	\$49,615	Active	16
Cudahy	4902 S Packard Ave	Mar-24	V	\$30,000	\$22,479	RFP Issued	8
Cudahy	4910-12 S Packard Ave	Feb-23	C	\$70,000	\$81,243	RFP Issued	8
PROPERTIES NOT YET LISTED							
Municipality	Address	Date	Property Type	Appraised Value	Back Taxes (PP&I)	Status	Supervisor District
St. Francis	2026 E Leroy Ave	Oct-25	R	In process	\$105,703.00	Cleaning Out	8

V = Vacant Land, R = Residential, C = Commercial, Rem = Remnant

NSTR = Nothing Substantial to Report, BOM = Back on Market

RFQ = Request for Qualifications, OTP = Offer to Purchase

PENDING CLOSINGS											
Municipality	Address	Date	Property Type	Appraised Value	Back Taxes (PP&I)	Sale Price	Days on MLS	Purchaser	Certification ICC/Comp.	Comments	Supervisor District
Milwaukee	1220 W Vliet St	Jun-24	C	N/A	N/A	\$1,000,000	N/A	Gorman & Company	Both	Redevelopment of the old Cogg's Building	10
Brown Deer	N Teutonia Ave	Mar-03	V	\$35,000	\$9,296	\$20,000	161	Barra Holdings, LLC	Pending	Office building developer	2
St. Francis	2840 E Bottsford Ave	Mar-25	R	\$150,000	\$69,208	\$173,000	33	Ali Ihsan Ardic	Both	Owner Occupant and First time home buyer	8
INTERDEPARTMENT/MUNICIPAL TRANSFERS											
Municipality	Address	Date	Property Type	DEPARTMENT	Back Taxes (PP&I)	Transfer Complete?	Supervisor District				

CLOSED TRANSACTIONS													
Municipality	Address	Date Closed	Property Type	Appraised Value	Back Taxes (PP&I)	Sale Price	Days on MLS	Purchaser	Certification ICC/COMP.	Owner Occupant (Y or N)	First time Home buyer (Y or N)	Comments	Supervisor District
Saint Francis	4043 S Kansas Ave	Jan-25	R	\$110,000	\$76,111	\$125,000	33	Jose Juarez Gonzalez	Both	Y	Y	not sold to the highest bidder because it was sold to a bidder who would be a first time home owner.	8
West Allis	2323 S 63rd St	Jan-25	R	\$95,000	\$60,770	\$141,000	33	Reyna Robles	Both	Y	Y	not sold to the highest bidder because it was sold to a bidder who would be a first time home owner.	15
West Allis	2235 S 73 St	Jan-25	R	\$70,000	\$53,919	\$100,500	33	Kathryn Loebel	Both	Y	Y	not sold to the highest bidder because it was sold to a bidder who would be a first time home owner.	16
West Allis	2172 S 76th St	Jan-25	R	\$60,000	\$70,563	\$79,000	33	3Visions LP	Both	N	N	Rehabbing to sell	16
Hales Corners	11540 W Godsell Ave	Jan-25	R	\$135,000	\$50,982	\$140,000	33	Jocelyn M Hart, Kim M Cohen	Both	Y	Y	not sold to the highest bidder because it was sold to a bidder who would be a first time home owner.	9
Franklin	3417 W Woodward Dr	Jan-25	R	\$120,000	\$52,917	\$156,650	33	David & Naomi Watkins	Both	Y	Y	not sold to the highest bidder because it was sold to a bidder who would be a first time home owner.	17
Franklin	8008 S 66th St	Feb-25	R	\$215,000	\$227,397	\$260,000	33	Jack Thompson	Both	Y	Y	not sold to the highest bidder because it was sold to a bidder who would be a first time home owner.	9
South Milwaukee	1512 Chestnut St	Mar-25	V	\$65,000	\$59,999	\$60,000	90	Charles Tamburelli	Both	Y	N	Building Single family home	8
Glendale	5681 N Sievers Pl	Mar-25	V	\$60,000	\$64,599	\$40,000	130	Nisenbaum Homes Realty	Both	N	N	Building Single family home to sell	1
Brown Deer	9091 N Silver Brook Ln	Mar-25	V	\$55,000	\$74,752	\$35,000	123	Megan and Christian Rowe	Both	Y	N	Building Single Family Home	2
Cudahy	5444 S Packard Ave	Apr-25	C	\$60,000	\$92,670	\$68,382	33	Land & Liberty, LLC	Both	Y	N	Plans to rehab and owner occupy	8
Greenfield	3440 W Howard Ave	Apr-25	V	\$45,000	\$11,088	\$20,000	162	Adolfo Robles Alonso	Both	Y	N	Owens the neighboring house and extending lot lines.	11
Greenfield	6100 W Stonehedge Dr # 211	Aug-25	R	N/A	\$31,917	\$47,000	N/A	Duane Lee Antton	Both	Y	Y	Prior Owner Heir Repurchasing	11
Oak Creek	4025 E Lakeside Dr	Aug-25	V	\$ 50,000	N/A	\$45,000	16	Ruslan Bachmaga, May Amor Hart Cruz	Comp.	Y	Y	Building a SFH on Lot	17
Oak Creek	420 E Marquette Ave	Sep-25	R	N/A	\$79,869	\$105,000	N/A	David Guenther	Comp.	Y	Y	Prior Owner Heir Repurchasing	17