

FOR LEASE > OFFICE SPACE



# Westpark Professional Center

6740 N. WEST AVENUE, FRESNO, CALIFORNIA



- Monument Signage Available
- Built-Out Ready to Move In
- Upscale Office Development
- Prominent Northwest Fresno Neighborhood

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## Property Summary

Garden-style office complex in Fresno's premiere Northwest neighborhood. These attractively designed office buildings provide a great value in one of Fresno's most popular markets. Project includes upscale build-to-suit interiors, lush landscaping with water fountain, abundant exterior glass, and much more. Shopping, restaurants and other retail amenities nearby. Unmatched parking ratio of 5.7 stalls per 1,000 square feet. Proximity to Herndon Expressway provides excellent access to both Free-ways 41 and 99.

## Property Details

- > Location: West Avenue, just south of Herndon Avenue
- > Available Space: 1,673 USF; 1,690 RSF
- > Lease Rate: \$1.70 per square foot, plus utilities and janitorial.
- > Zoning: O (Commercial-Professional Office)

