

FOR LEASE > OFFICE SPACE

NWC Alluvial & Ingram Aves.

FRESNO, CA 93711



Property Summary > Office Space

Located on the Northwest corner of Alluvial and Ingram Avenues, in the state-of-the-art Palm Bluffs Corporate Center. This established office project contains very hard to find fully improved office suites ready for immediate occupancy. In close proximity to River Park Marketplace, Villagio Shopping Center, Universal Park Shopping Center, Restaurants and Health Clubs, Banks and Freeway 41/Friant and Herndon on/off ramps.

Building Amenities

- > Approximately 1,236 SF - 2,335 SF.
- > Lease Rate: \$1.70 psf, per month plus utilities and janitorial
- > Parking Ratio: 4.5 stalls per 1,000 square feet

Contact Us

AGENT: MICHAEL SCHUH

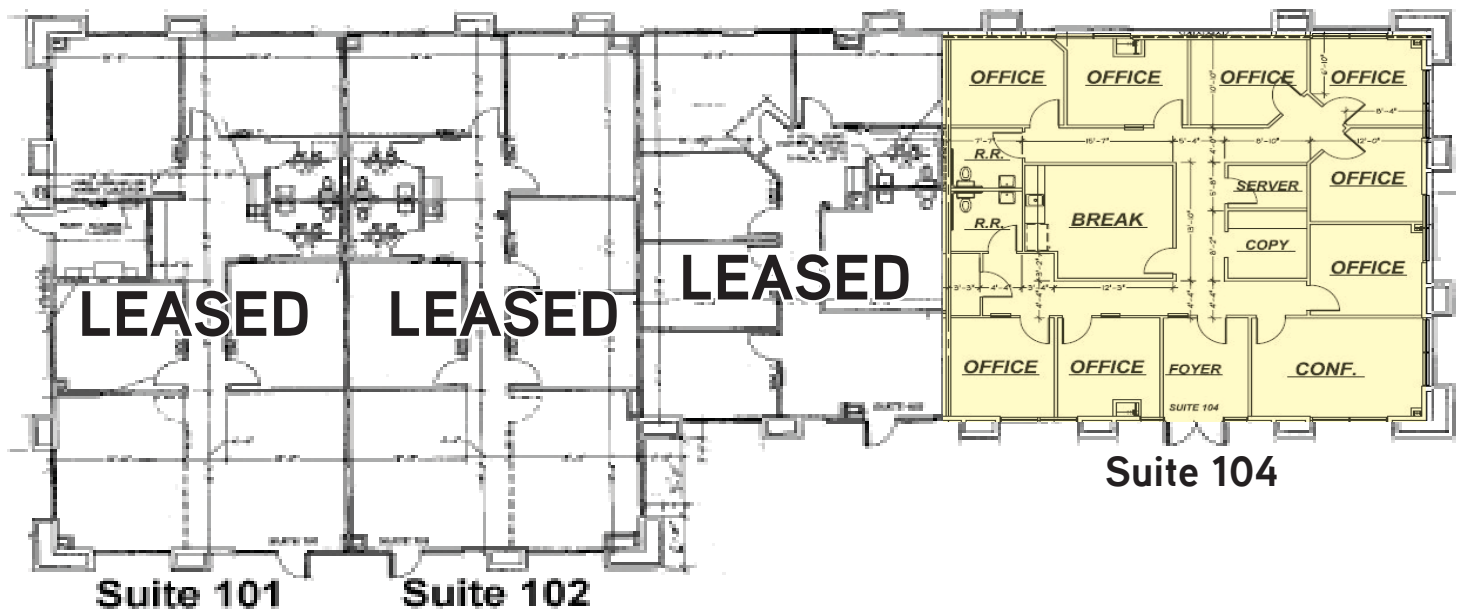
559 221 1271 | EXT. 116

michael.schuh@colliers.com

BRE #01195311

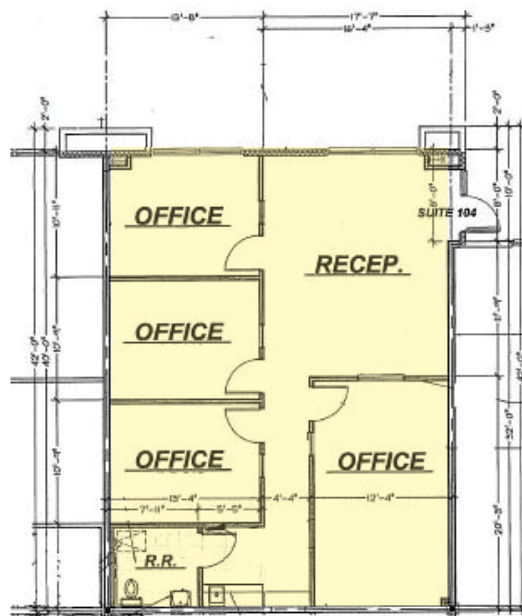
7493 N. Ingram Avenue > Floor Plan

| SUITE | USF/RSF | RATE/RSF/MO | COMMENTS |
|-------|---------------|-------------|----------------|
| 104 | 2,316 / 2,335 | \$1.70 | Available Now. |

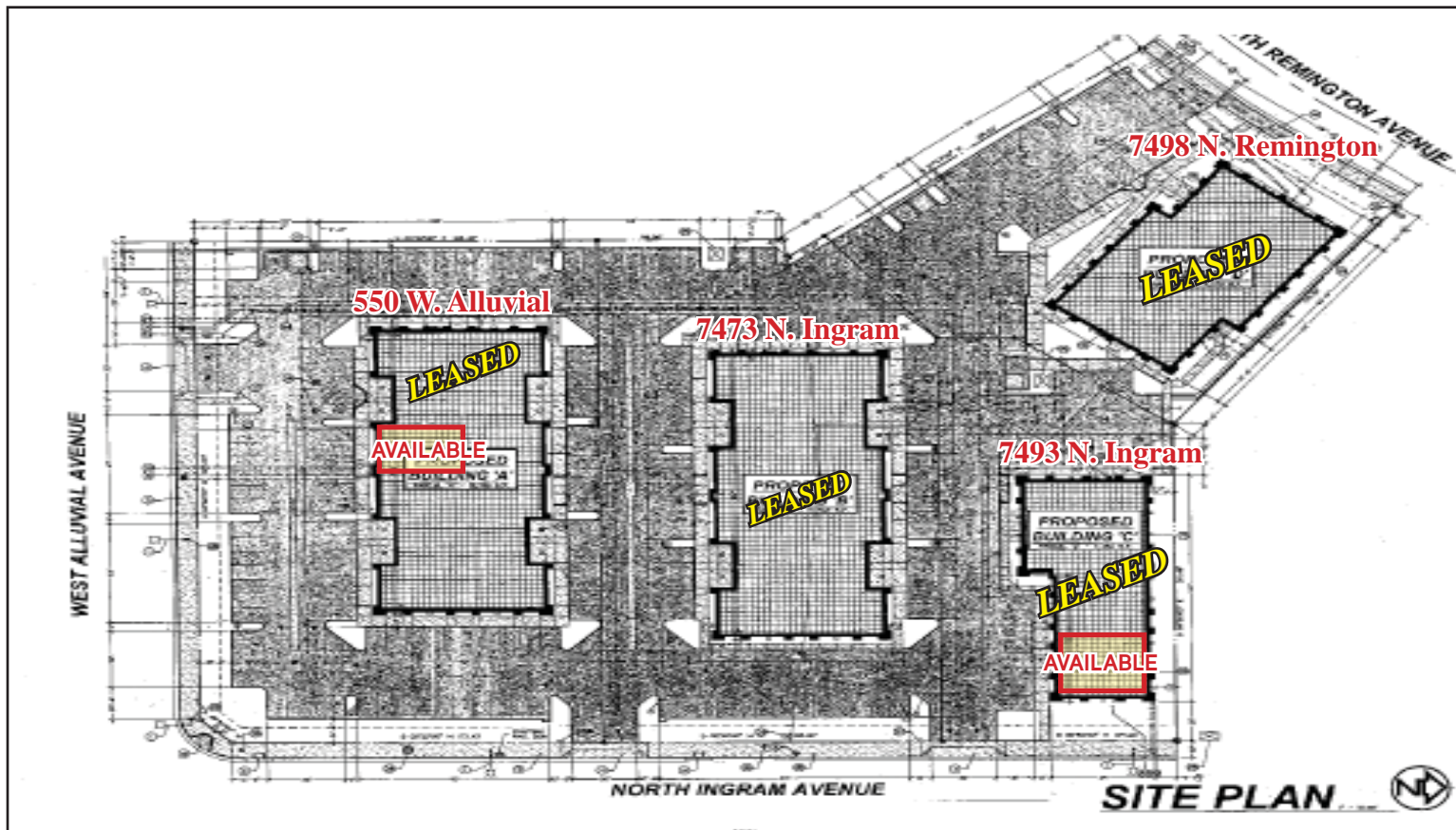


550 W. Alluvial Avenue > Floor Plan

| SUITE | USF/RSF | RATE/RSF/MO | COMMENTS |
|-------|---------------|-------------|----------------|
| 104 | 1,226 / 1,236 | \$1.70 | Available now. |



NWC Alluvial & Ingram Aves. > Site Plan / Aerial



This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). ©2013. All rights reserved.

