

FOR LEASE > OFFICE SPACE



West Shaw Financial Park

2549 W. SHAW AVENUE, FRESNO, CALIFORNIA



Professional Office Space

Well maintained office building, with flexibility for small to large users. Located along West Shaw Avenue between Marks and Van Ness Avenues, within the West Shaw Financial Park. Affordable lease rate with easy access to Freeways 41 and 99. Located in close proximity to amenities and retail services. Great visibility and signage exposure to West Shaw Ave.

Property Summary

- > Lease Rate: \$0.95 per square foot, per month, **Modified Gross**. Tenant to pay the cost of the utilities and janitorial service.
- > Available: ±5,880 SF
Suites can be demised from current 5,880 RSF to as little as approximately ±1,960 SF
- > Tenant Improvements: Negotiable
- > Zoning: CMX
- > Year Built: 1979

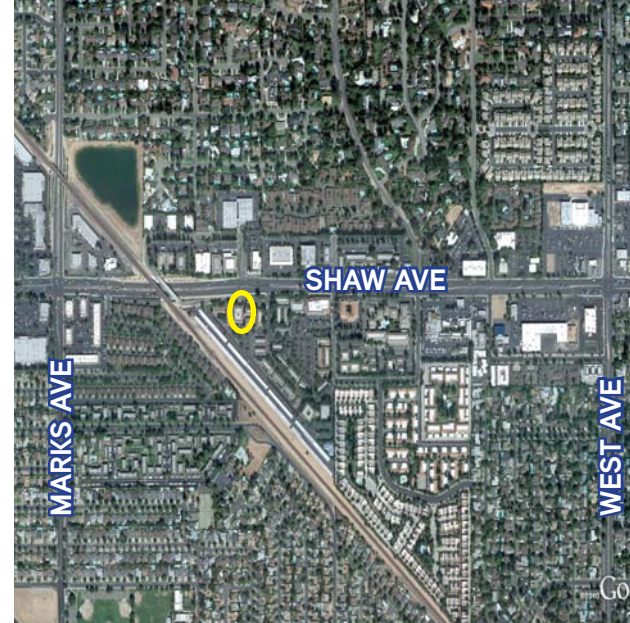
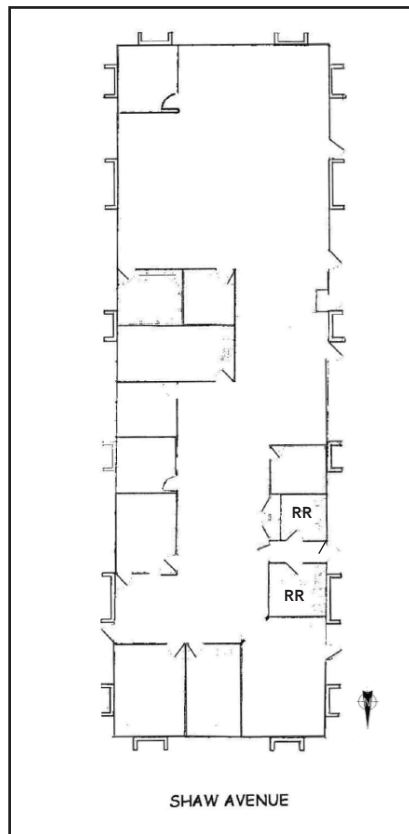
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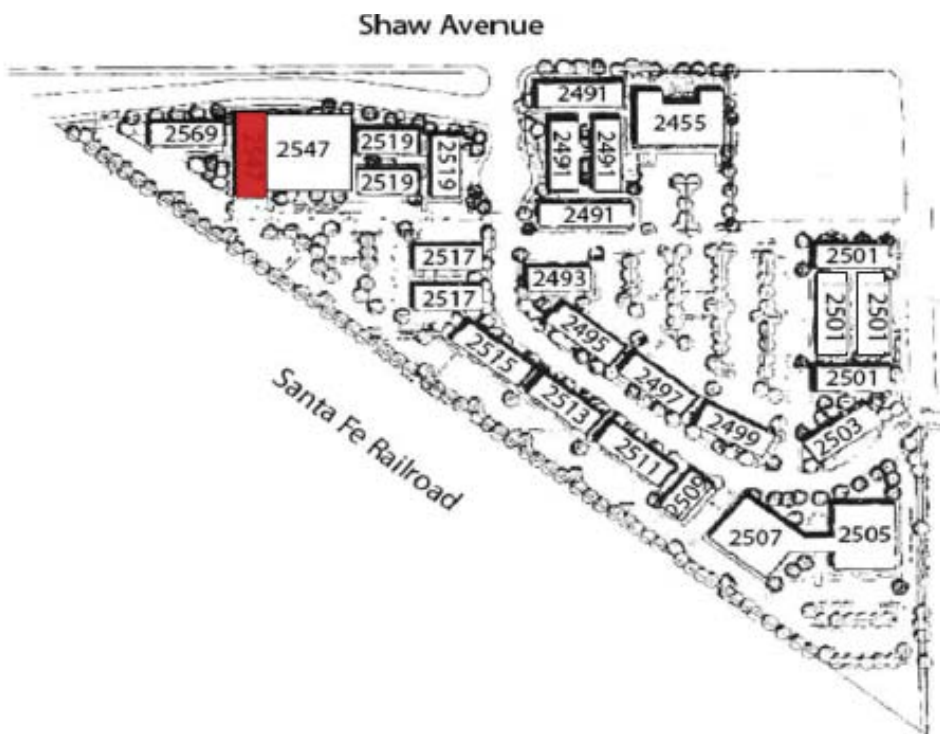
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