

FOR LEASE > OFFICE SPACE (FLEX SPACE)



ESCALON BUSINESS CENTER

66 & 90 E. ESCALON, FRESNO, CA



Building Amenities

- > Flexible Floor Plans
- > Good Freeway 41 Access
- > Many Nearby Amenities
- > Many Allowable Uses

Contact Us

AGENT: MIKE RYAN
559 221 1271 | EXT. 114
mike.j.ryan@colliers.com
BRE #01099109

AGENT: ZACK KAUFMAN
559 221 1271 | EXT. 115
zack.kaufman@colliers.com
BRE #01902869

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). ©2018. All rights reserved.

COLLIERS INTERNATIONAL
7485 N. Palm Avenue, #110
Fresno, CA 93711
www.colliers.com/fresno

Escalon Business Center > 66 & 90 E. Escalon

AVAILABLE SPACE

66 E. Escalon, Suite 105

Approximately 1,848 square feet consisting of an entry area, two private offices and a conference room. The rest is warehouse with a restroom. \$1,400 per month plus CAM.

66 E. Escalon, Suite 109

Approximately 1,380 square feet consisting of two private offices, restroom, roll-up door and large open warehouse. \$1,035 per month plus CAM.

90 E. Escalon, Suite 106

Approximately 1,344 square feet consisting of open work area, a back office, break/storage room and a restroom. \$1,000 per month plus CAM.

90 E. Escalon, Suite 116

Approximately 1,135 square feet consisting of open conditioned warehouse with roll-up door and bathroom. Can also be used as office space. \$850 per month plus CAM.

90 E. Escalon, Suite 124

Approximately 1,344 square feet consisting of a reception area, one private office, open work area, break area and restroom. \$1,000 per month plus CAM.

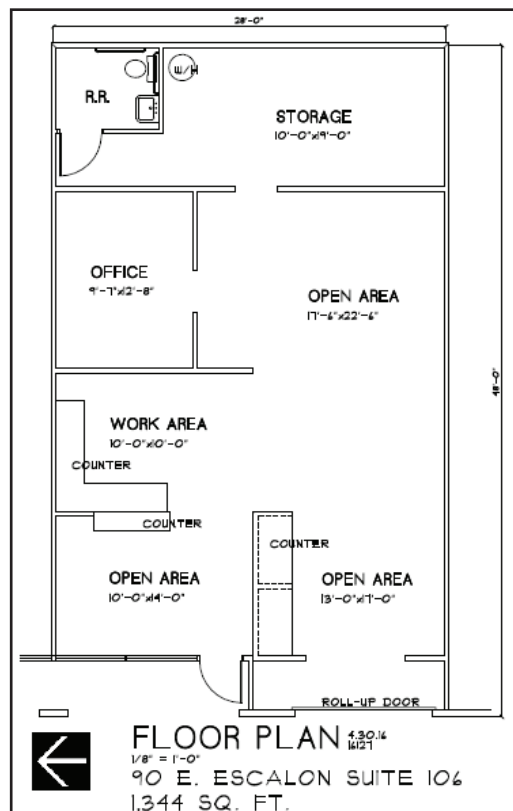
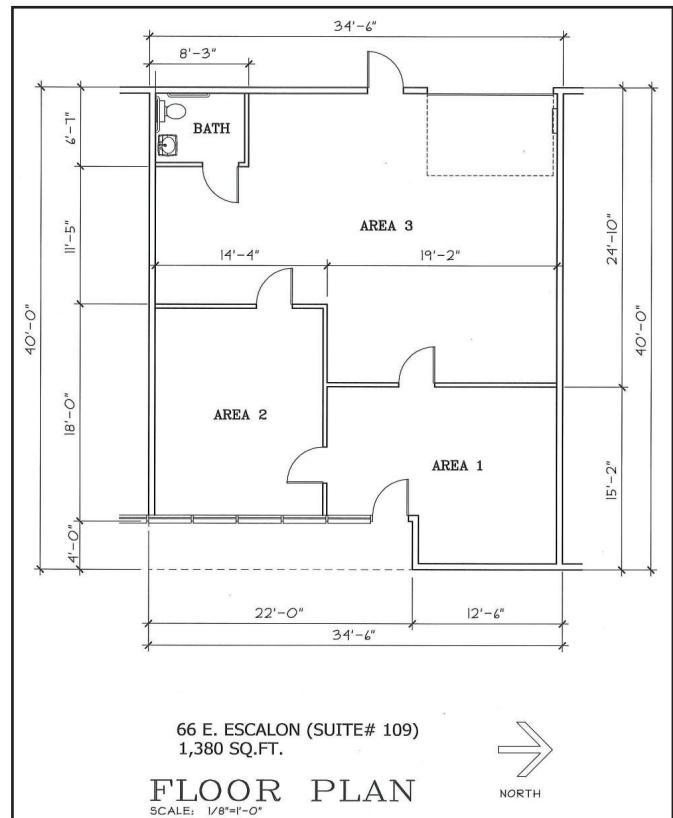
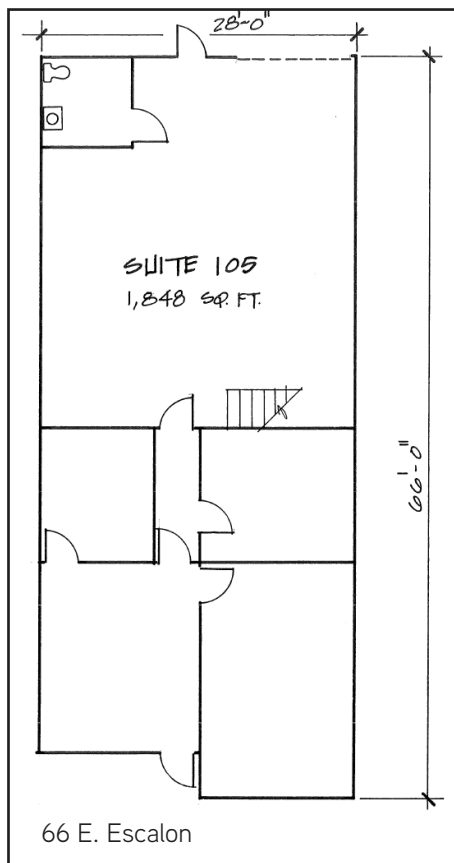
90 E. Escalon, Suite 129

Approximately 1,304 square feet consisting of reception area, large open area and two restrooms. \$975 per month plus CAM.

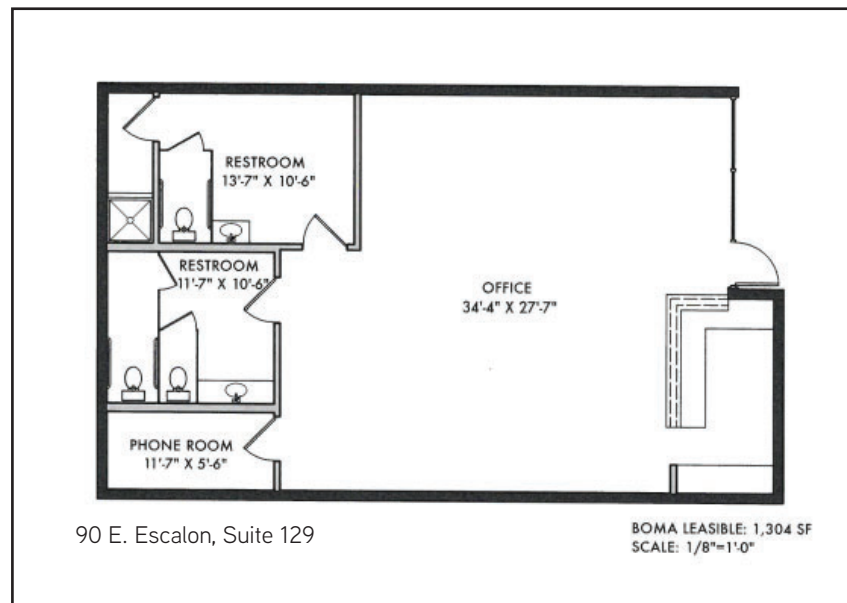
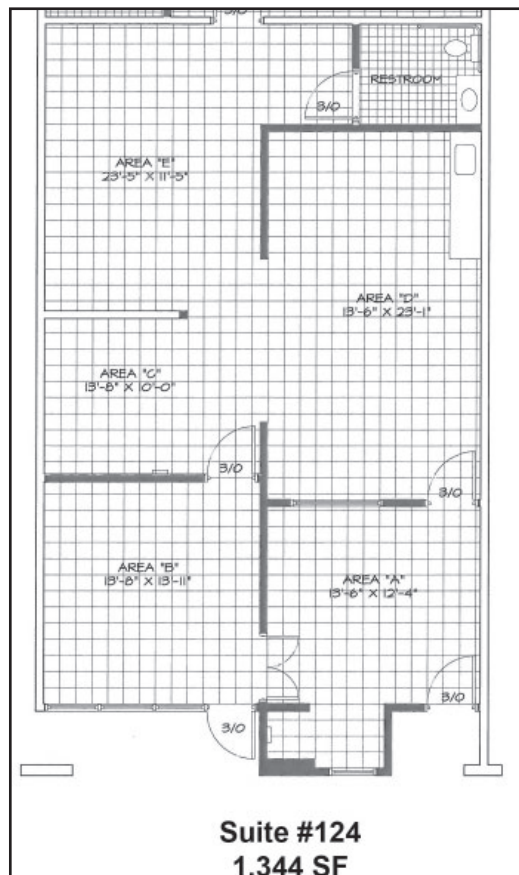
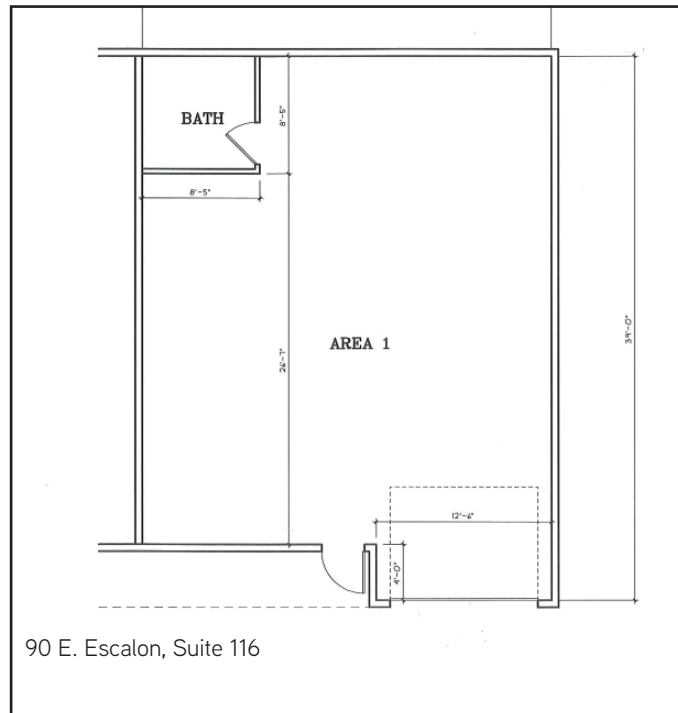
**** Note: Many suites can be combined for larger sizes.***

*****CAM estimated at \$0.11 per square foot***

Escalon Business Center > 66 & 90 E. Escalon



Escalon Business Center > 66 & 90 E. Escalon



Escalon Business Center > 66 & 90 E. Escalon

ADDITIONAL INFORMATION

- C.A.M. Charges:** Currently \$0.11 per sq. ft., per month (C.A.M.) charges include security system, pest control, landscaping, water/sewer & garbage, parking lot and common area lighting among others).
- Zoning:** CMX (Corridor/Center Mixed Use)
- Comments:** Tenants responsible for their own utilities and janitorial.



Escalon Business Center > 66 & 90 E. Escalon

SITE PLAN

