



**Lease Rate: \$16.00 Modified**

## Pacific Manor

Stately Pacific Manor is located along busy Pacific Avenue at 8833 Pacific Ave. The property is a 30,876sf lot with a two-story office building of 12,768sf, zoned C1. The building was constructed in 1977 with a remodel in 1980. Office suites are entered from an atrium-like common area. Second floor is accessed by stairs. Pacific Manor offers a standout presence on Pacific Avenue with its pillared front and prominent signage. Parking is ample and in the lighted lot behind the building.

## Property Overview

- Zoned C1
- Ample lighted parking
- All new siding
- All new windows
- New Roof
- New Asphalt & sealcoat
- New doors and trim
- Built in 1977
- Call for personal tour
- Suite D: 1,288sf
- Suite G: 1,548sf
- Suite H: 1,288sf

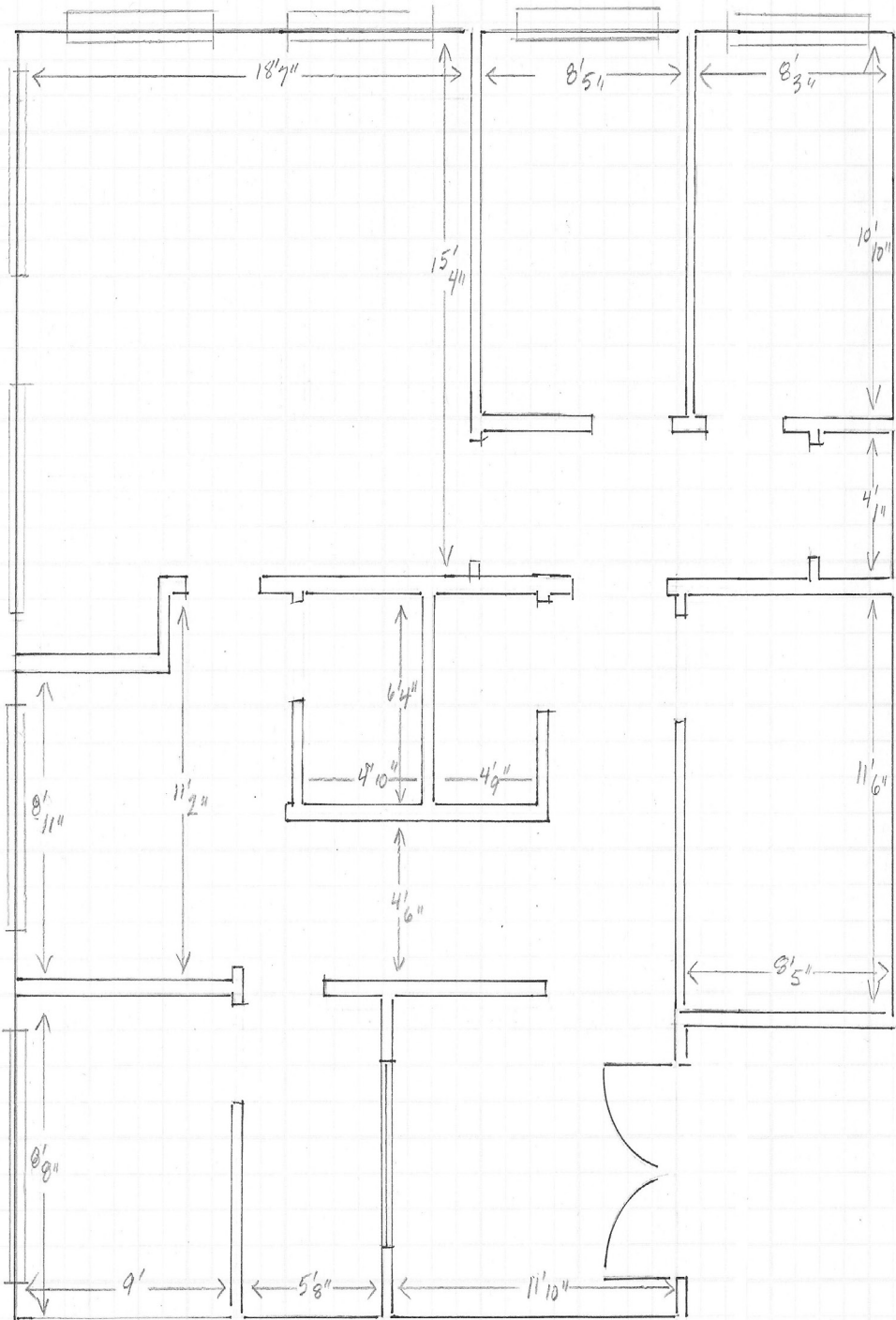
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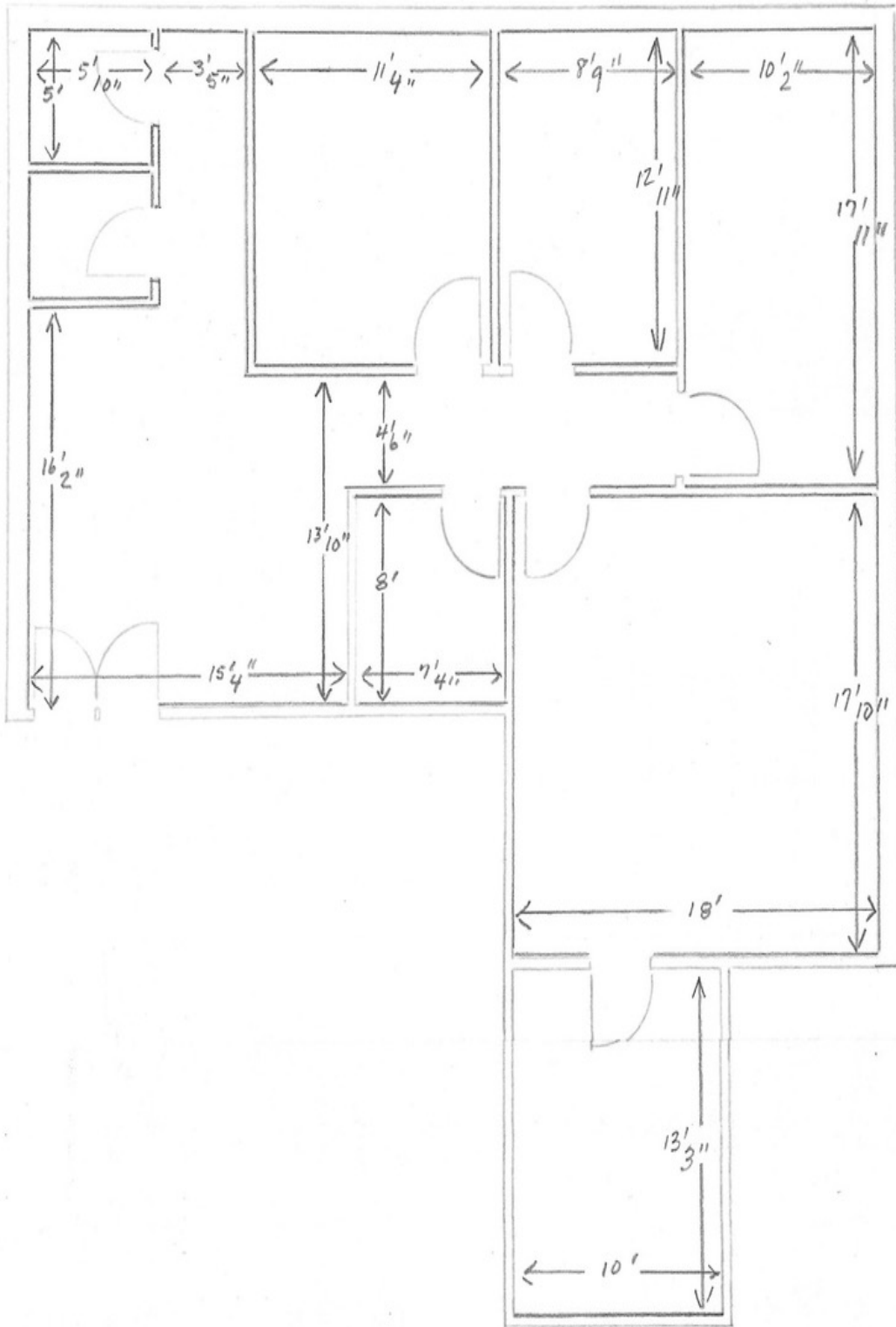


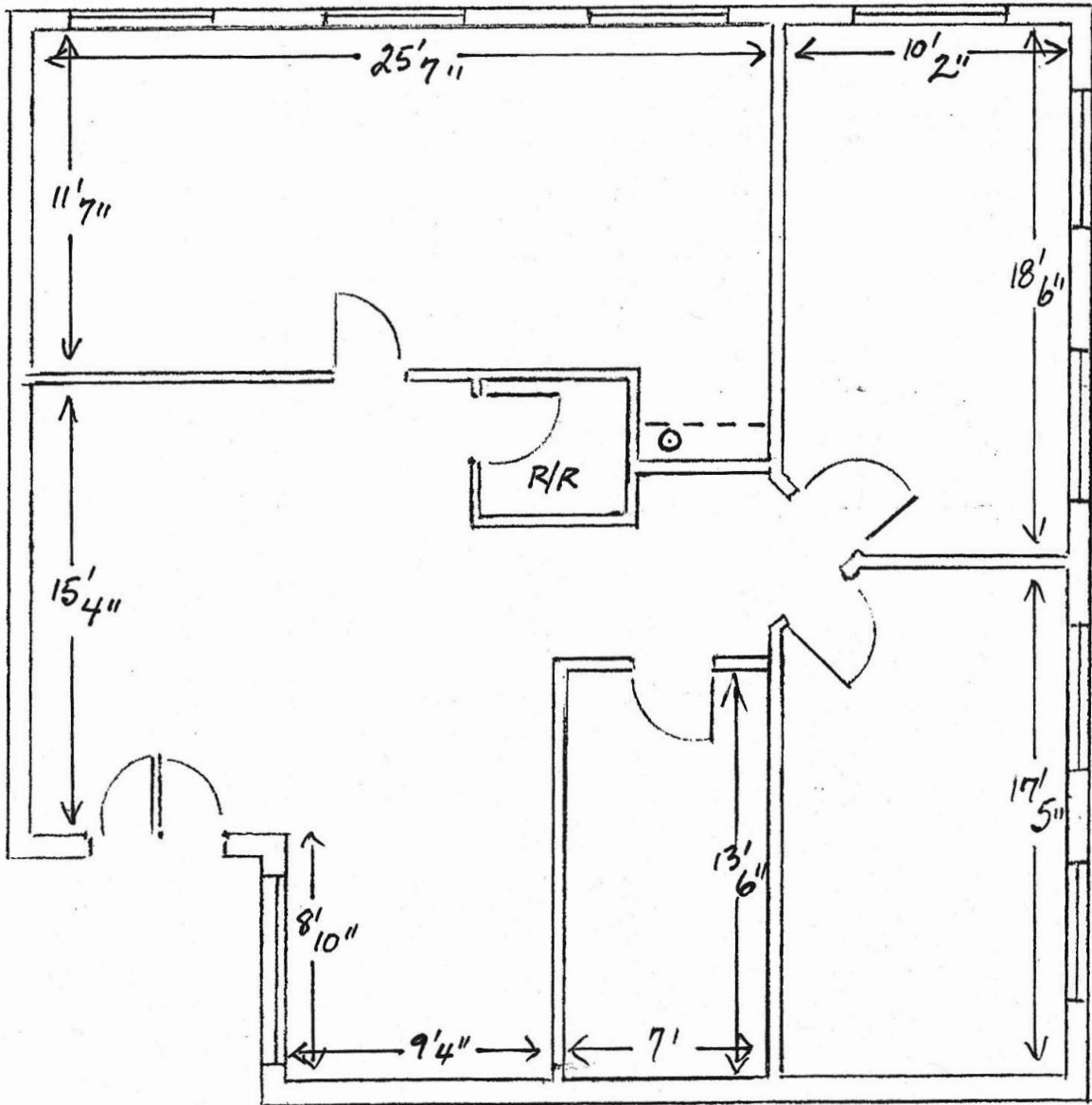
## FLOOR PLAN - SUITE D





## FLOOR PLAN - SUITE G

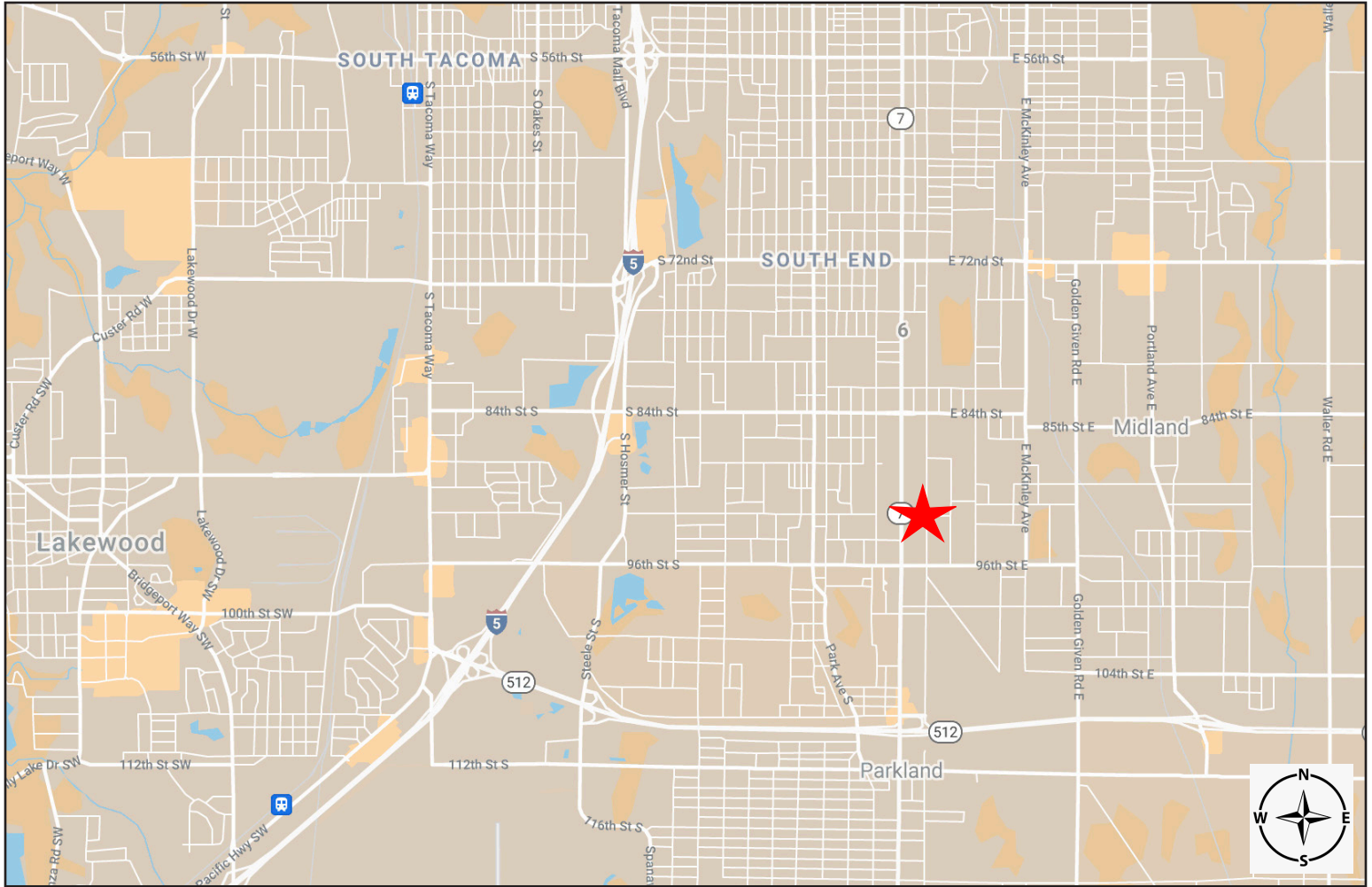




Suite H



## AREA MAP



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