

OFFICE CONDOMINIUM FOR SALE

Fountain Creek Plaza - Pleasanton



LISTING DATA

AVAILABLE SPACE: 309 & 311 Ray Street: 3,355±SF

INVESTMENT OR OWNER/USER OPPORTUNITY

- Proforma CAP of 4.5%
- Property consists of 2 condos - one is ready for occupancy, the other is leased through 2020
- Premium buildout with 12 foot ceilings & operable windows
- Prime location in the heart of Historic Downtown Pleasanton
- Walk to shops, restaurants and other amenities
- Built in 2005 with ample on site parking
- One block off Main Street with easy access to I-680 & I-580
- Enjoy the ambiance

CALL BROKERS FOR PRICING



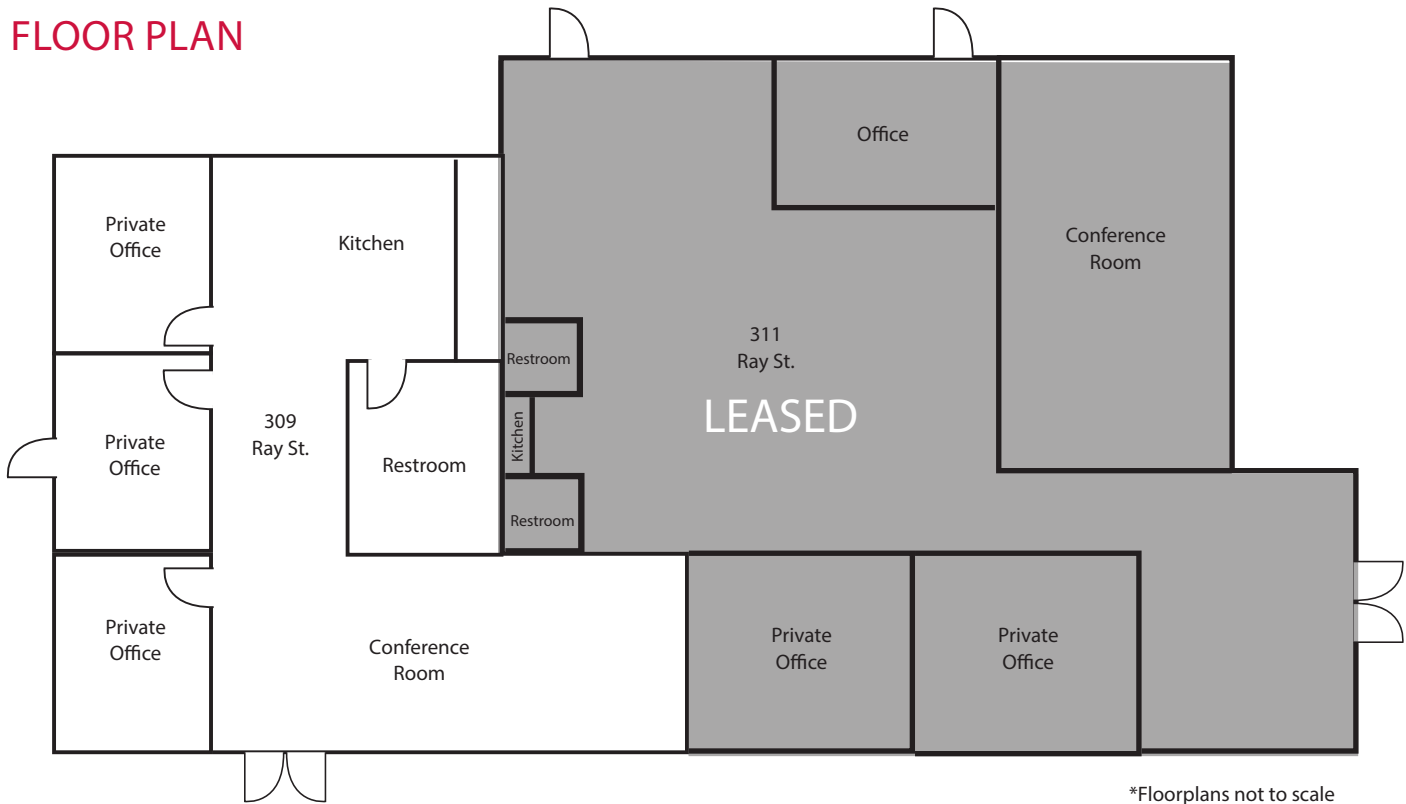
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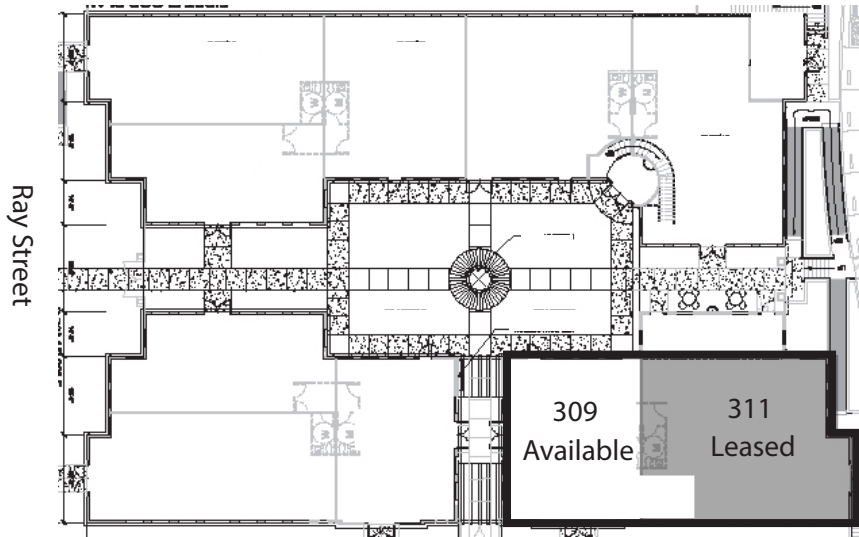
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FLOOR PLAN



*Floorplans not to scale



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