

OFFICE BUILDING FOR LEASE

**MAHONEY
& ASSOCIATES**
COMMERCIAL REAL ESTATE



131 LIGHTHOUSE AVE.

Monterey, CA 93940

Presented by:

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OFFERING SUMMARY

Available SF:	1,313 - 1,360 SF
Lease Rate:	\$1.50 SF/month (NNN)
Lot Size:	0.0 Acres

PROPERTY HIGHLIGHTS

- AVAILABLE: Unit 1A: 1,313 SF | Unit 2A: 1,360 SF
- Group I Water Office / Retail
- Dedicated Parking - Up to 4 Spaces per 1,000 SF
- Tenant Improvements Negotiable
- Ideal Live / Work Environment. Top 2 Floors are Apartment Units.

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ADDITIONAL PHOTOS

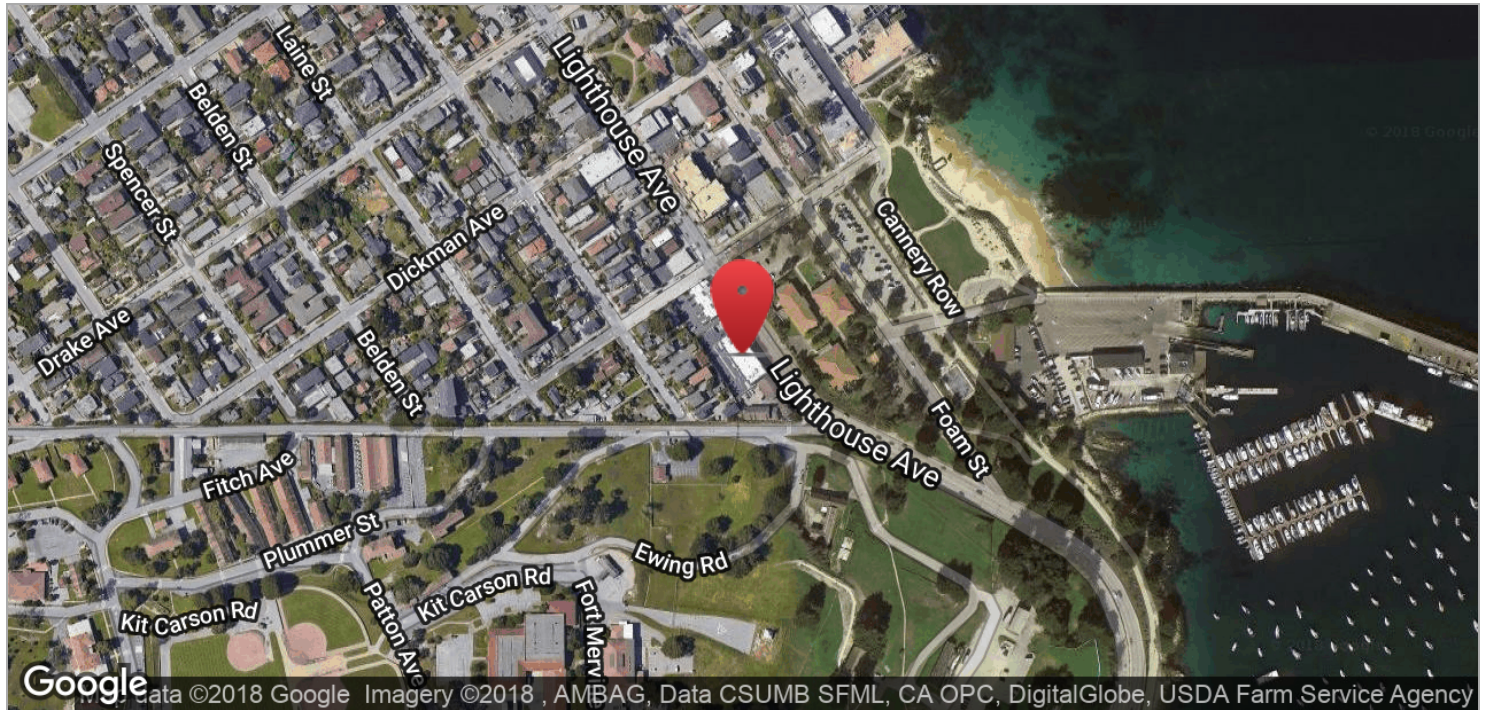
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Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants and governmental agencies. All properties and services are marketed by Mahoney & Associates in compliance with all applicable fair housing and equal opportunity laws.

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