

1494 BALHAN DRIVE | FOR LEASE

±2,600 SF OF FLEXIBLE USE SPACE IN CONCORD, CALIFORNIA

OFFICE/MEDICAL/RETAIL FOR LEASE

1494 BALHAN DR.



Matt Hatfield

Senior Director

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1494 BALHAN DRIVE

**COMMERCIAL
MEDICAL/OFFICE/RETAIL**

- Located near the intersection of Ygnacio Valley Rd & Clayton Rd
- Great for Neighborhood Office/Retail/Medical
- Prime Medical Office Space (former dentist space with Water/Oxygen/Nitrous Oxide plumbing).
- Located adjacent to the Clayton Valley Shopping Center, Concord Centre (event center), Clayton Valley Bowl (Bowling Alley) and the Vineyard Shopping Center
- Zoning Classification: Neighborhood Commercial (NC) Suitable for Medical Practices, Veterinarian Clinics, and Professional Office Users
- Within walking distance of numerous restaurants, shops and other amenities



RATE: CONTACT BROKER

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**COMMERCIAL
MEDICAL/OFFICE/RETAIL**



- 2,600 SF
- Rental Rate: Please call Agents
- APN: 178-160-018-2
- Building Area: ±4,000 Gross SF
- Lot Size: ±0.36 Acres (±15,638 SF)
- Ample On Site Parking
- Fire sprinklers

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