

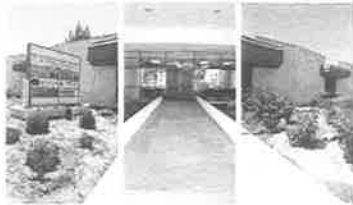
Listing #466202


↪ \$350/sf (LP) (06/29/2016)

Price/SqFt: 0.00

4491 W Shaw Ave #120, Fresno, CA 93722*  **Active** (06/29/16) **DOM/CDOM: 0/0****Sq Ft: 5000****Lot Sz: 6534*****Area: 722****Yr: 1976****Remarks**

Prime Location in NW Fresno. On Shaw close to freeway 99 & Golden State Blvd. Suite 101 starting at \$350 to \$550 CAM \$25. PG&E included, complimentary WIFI connection available. There is a conference room and Presentation room that seats up to 50 people, booked on request and availability. There is also two offices available 10'x 12' with separate entrance for \$650 rent & CAM \$50.

Pictures (3)

Agent	Harpreet K Bali (ID: 8428) Primary:559-288-9779 Lic: 01447935		
Office	Shawn's Realty Inc (ID:81617) Phone: 559-288-9779, FAX: 559-276-9501 Office Lic.: 02000257		
Property Type	Commercial	Property Subtype(s)	Office Building
Transaction Type	Lease		
Status	 Active (06/29/16)		
Agreement Type	Open	Variable Rate	
Commission	Selling Office \$200.00	No	
Additional APN's	No		
Email Offers	No		
County	Fresno	APN	51005048
Year Built	1976		
Cross Street	Blythe		
Listing Date	06/29/16	Entry Date	06/29/16
Original Price	0	Expiration Date	06/29/17
Occupant Type	Owner		
Occupant Name		Phone To Show	559-288-9779
Owner Pays	Parking Area (CAM \$25.00)		
Owner Name		Owner Phone	
REO/Bank Owned	No		
Agent Remarks	Prime Location, high traffic area, close to freeways.		
Price (sq ft)	350/sf	Lease Type	Other
Sub Lease	No		
Available Date	06/29/16		
Directions to Property	Shaw ave east of Golden State Blvd.		
		Property Features	
Potential Use	General Office		
Area	722		
Additional Parking	10 - 20 Spaces		
Access	City Street		
Roof	Composition		
Heating & Cooling	Central Heat/Cool		
Water/Sewer/Gas	City Water		
Electric	Master Meter		
Showing Instructions	Call listing Office (559-288-9779 or 559-668-8616)		
Showing Instructions	Call 559-288-9779 or 559-668-8616		
Supra Lockbox	No		

Financial Data

Sales Includes	Other
Tenant Pays	Other (CAM \$25.00)
Existing Loan	Free & Clear
Seller Will Consider	Submit

Privileged Information

Public Viewable	Yes
Approved	Yes
Longitude / Latitude	-119.873253 / 36.807785
Show Address to Public	Yes
Agent Hit Counter	13
Public/Client Hit Counter	0

* Denotes information autofilled from tax records.

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