

FIC Unit 8

HIGHWAY 99

FIC Unit 8
25,935 SF
2863

FIC Unit 8
80,065 SF
2867

FOR LEASE

Fresno Industrial Center

2863 + 2867 S. East Ave.

Fresno, CA

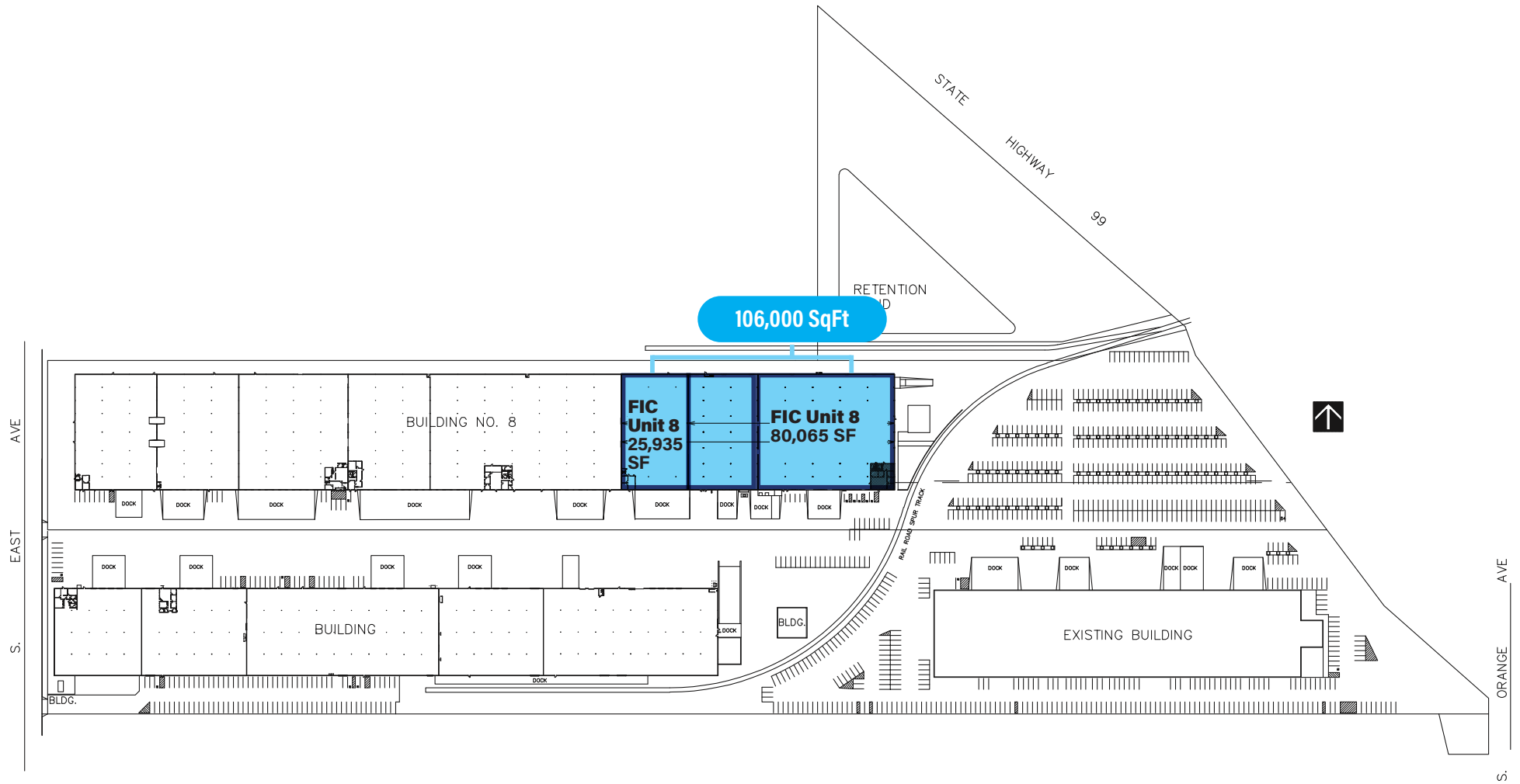
106,000 Sqft. Available

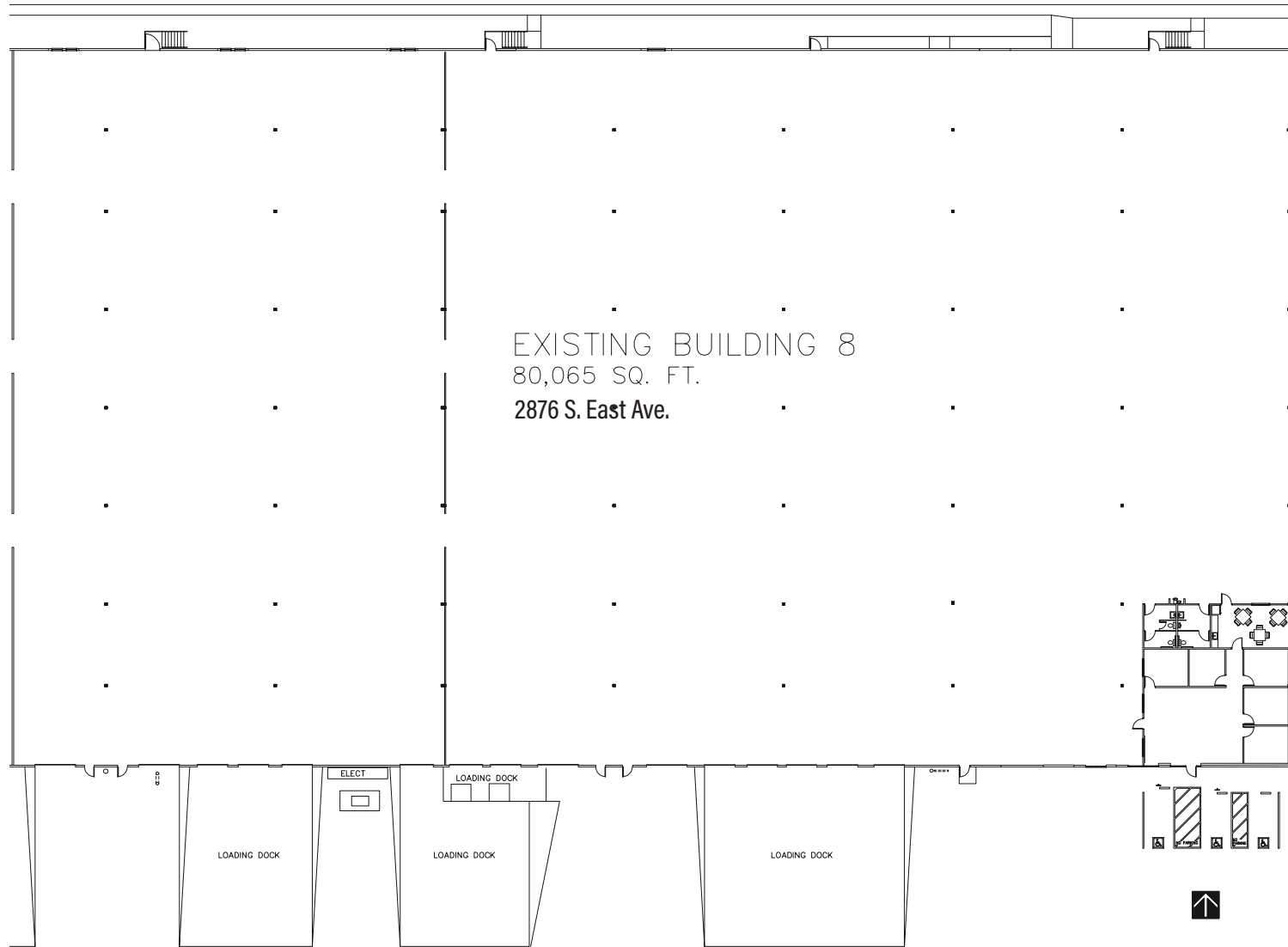


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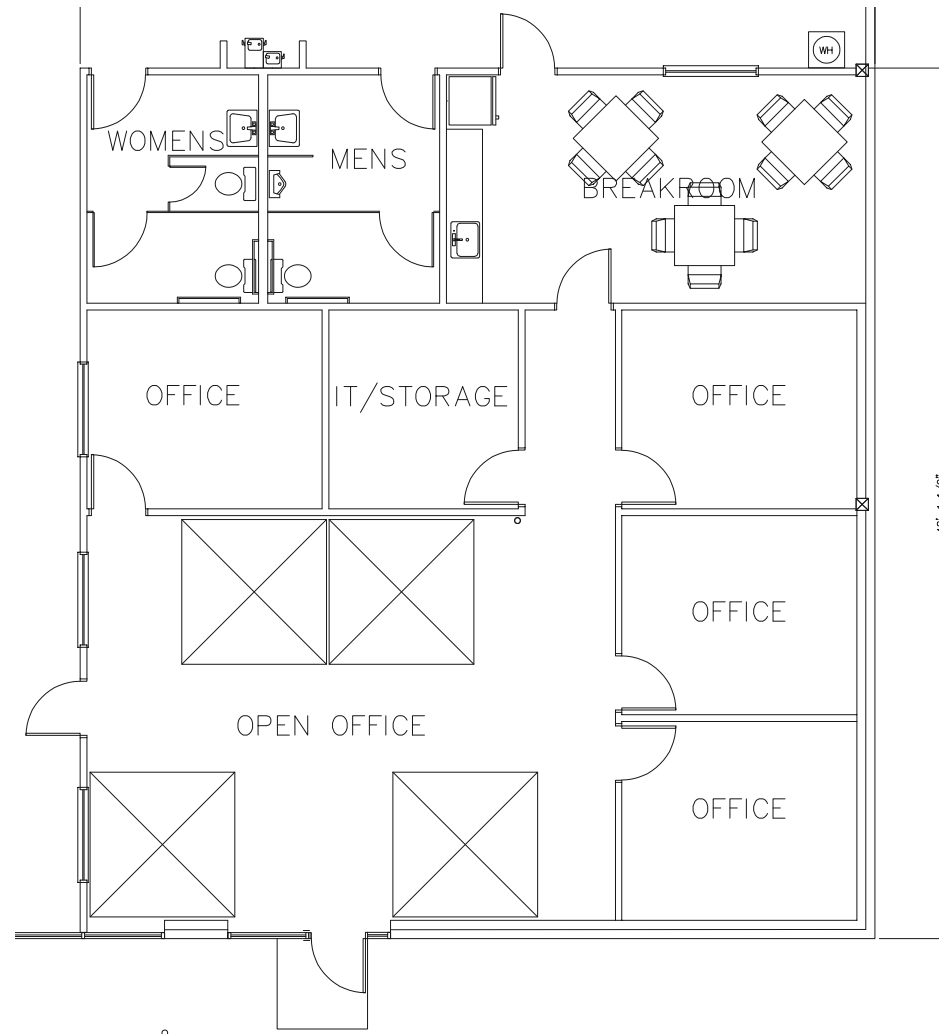
Office:
7519 N. Ingram Ave Suite #104
Fresno, California. 93711

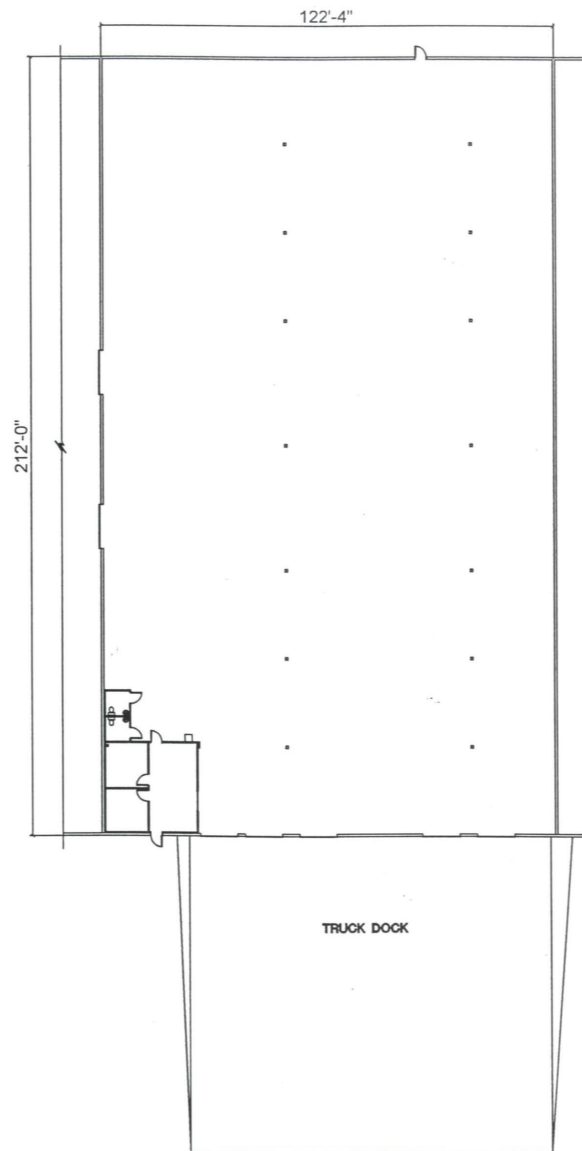
OVERALL SITE PLAN





OFFICE PLAN

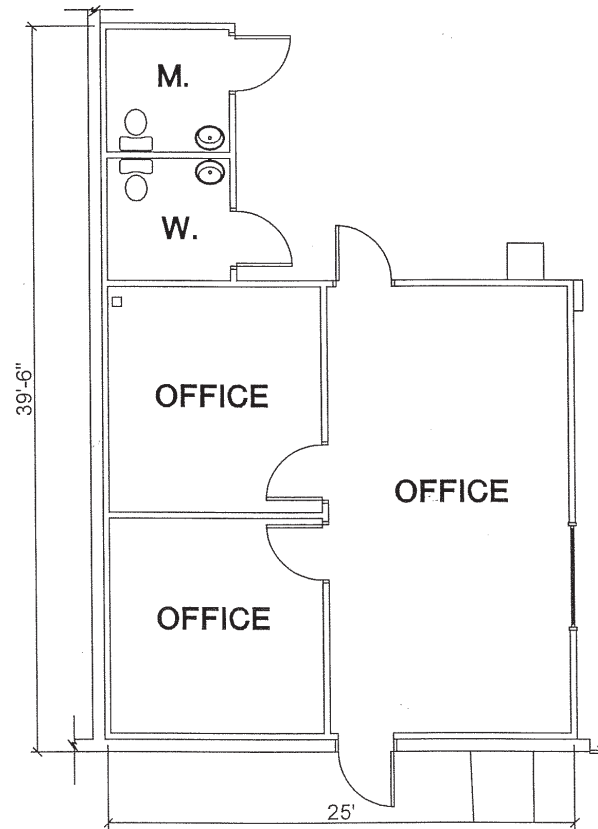




UNIT #8 - 25,935 SQ. FT.

2863 S. East Ave.

OFFICE PLAN



UNIT #8 OFFICE - 755 SQ. FT.

2863 S. East Ave.

Specifications

AVAILABLE:	106,000 SF	GRADE LEVEL DOORS:	Five (5) 12' x 14' grade level doors.
DIVISIBLE:	80,065 SF (2867) 25,935 SF (2863)	FIRE SYSTEM:	K17 heads .8/2,000 GPM
DIMENSIONS:	500' x 212'	ELECTRICAL:	2,000 amp 277/480v 3ph 4w main service.
BAY SIZE:	50' x 212' = 10,600 SF	WAREHOUSE LIGHTING:	T-5 fluorescent fixtures to be installed
COLUMN SPACING:	50' x 24' and 50 x 34'	OFFICE:	Approx. 755 SF and 2,114 SF
CONCRETE SLAB:	6"	ADDRESS:	2863 and 2867 S. East Avenue, Fresno, CA 93725
CLEAR HEIGHT:	24' min		
ROOF CONSTRUCTION:	Panelized Wood System		
ROOFING:	4-ply built up system		
SKY LIGHTS:	4' x 8' -- 8 per bay		
DOCK APRON:	Reinforced 6" concrete		
DOCK DRAINAGE:	The truck dock has a gravity drainage system		
DOCK HIGH DOORS:	Sixteen (16) 9' x 9' doors		

For further information, please contact:

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