

**HIGH
PRICE &
LEFFLER**
ASSOCIATES

PMZ COMMERCIAL
SINCE 1957 REAL ESTATE

Commercial Office For Lease 1308 H Street, Modesto, CA



To discuss your property or any commercial real estate needs please contact

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DUKE LEFFLER, SIOR, CCIM
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PROPERTY INFORMATION

Address	1308 H Street, Modesto, CA	County	Stanislaus County
Lease Price	\$1.39 MG	Property Type	Office
Square Footage	±3,281 SF	Floors	One (1)
Lot Size	±0.27 AC	Year Built	1985
Tenancy	Multi	APN	106-01014
Parking	12 Spaces / 1.89 Ratio	Procurring Broker Fee	2.5%

Property Description:

Very nice downtown Modesto office space for lease. Within walking distance of the court, on site and on street parking available. Ready to move in.

Suite Notes:

Very nice office space in downtown Modesto.

Amenities:

- Kitchen
- Air Conditioning / Central Heating
- Drop Ceiling
- Private Restrooms

The information contained herein is deemed reliable, but is not guaranteed.

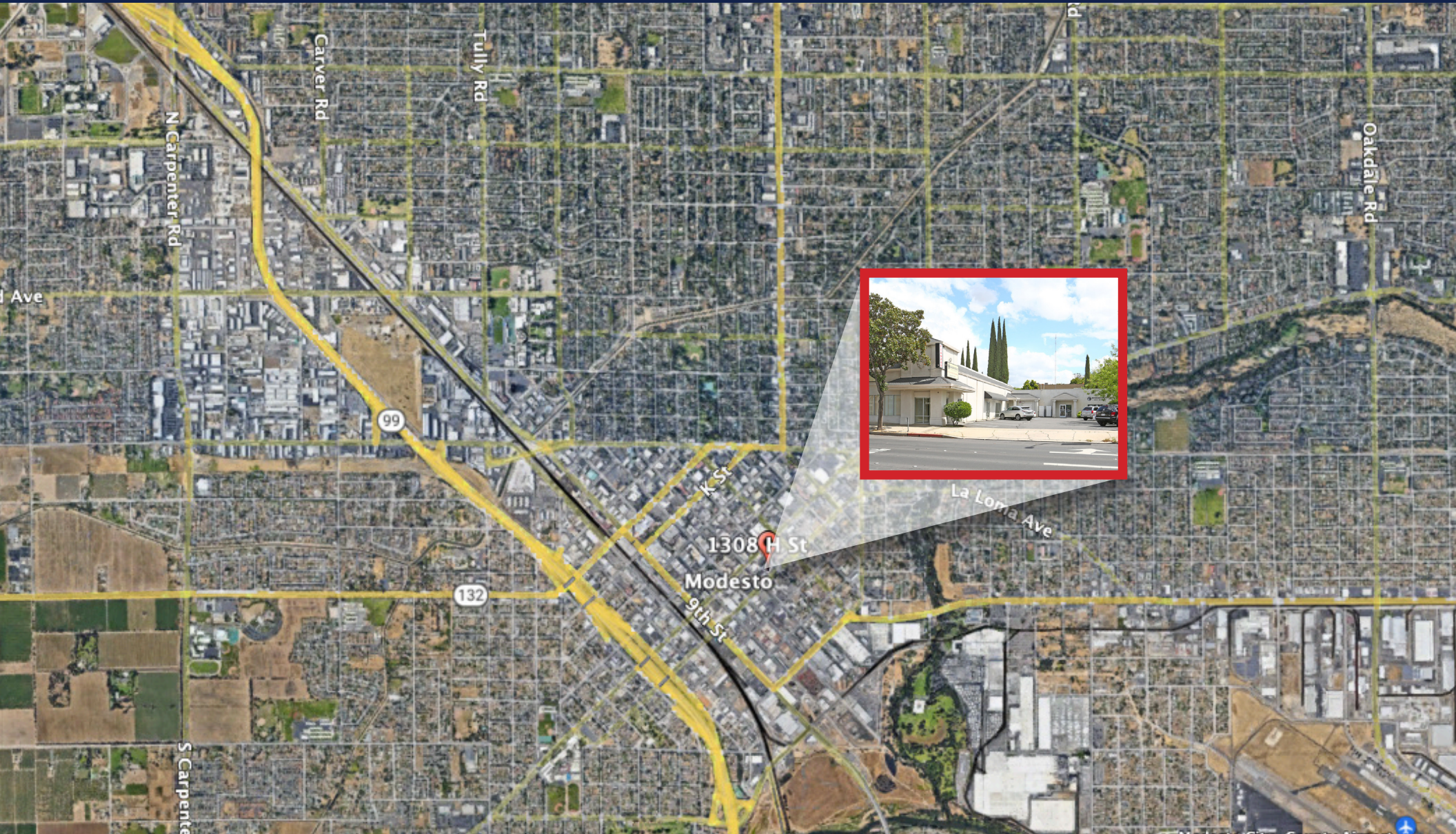
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LOCATION MAP



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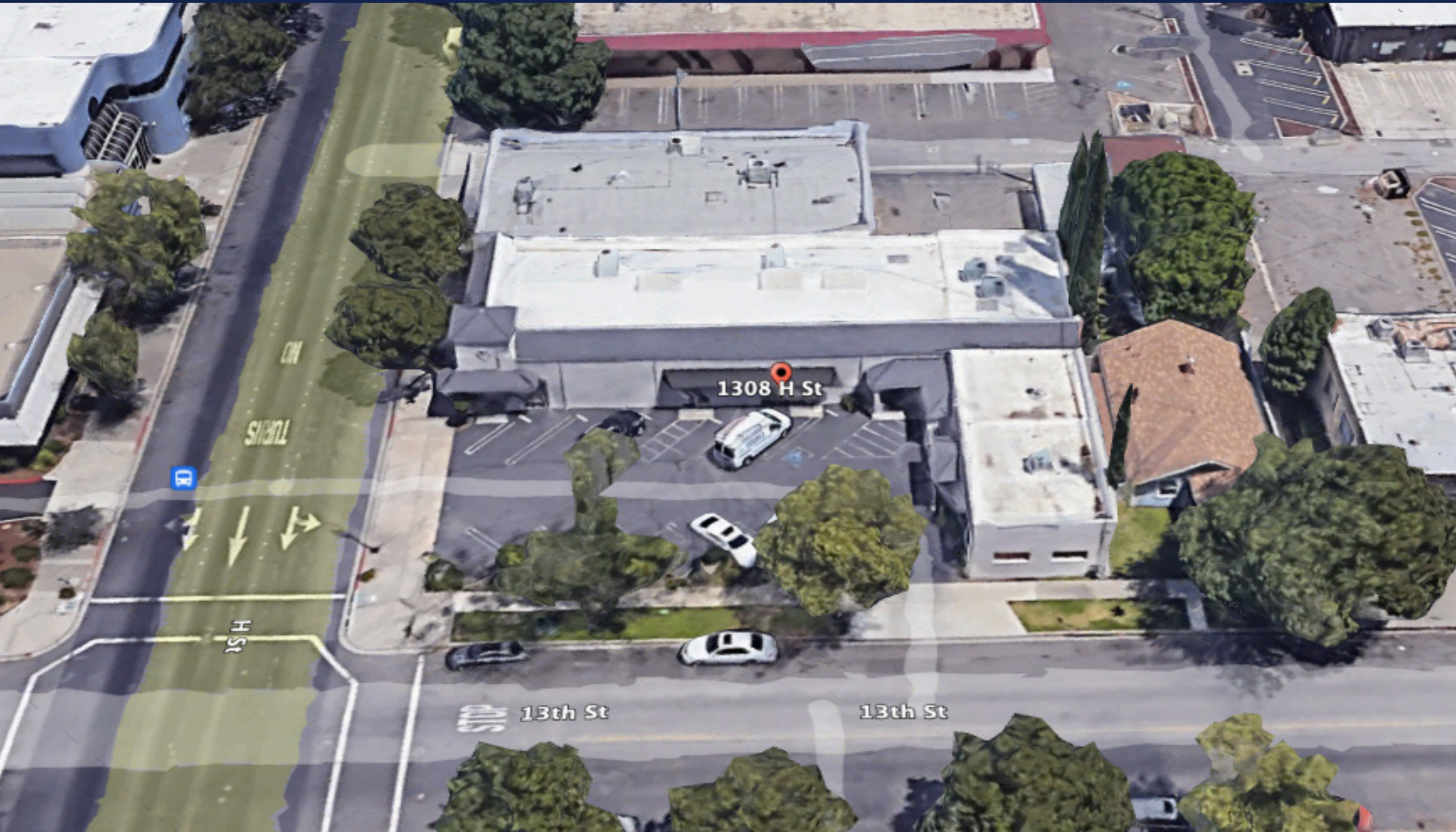
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AERIAL VIEW



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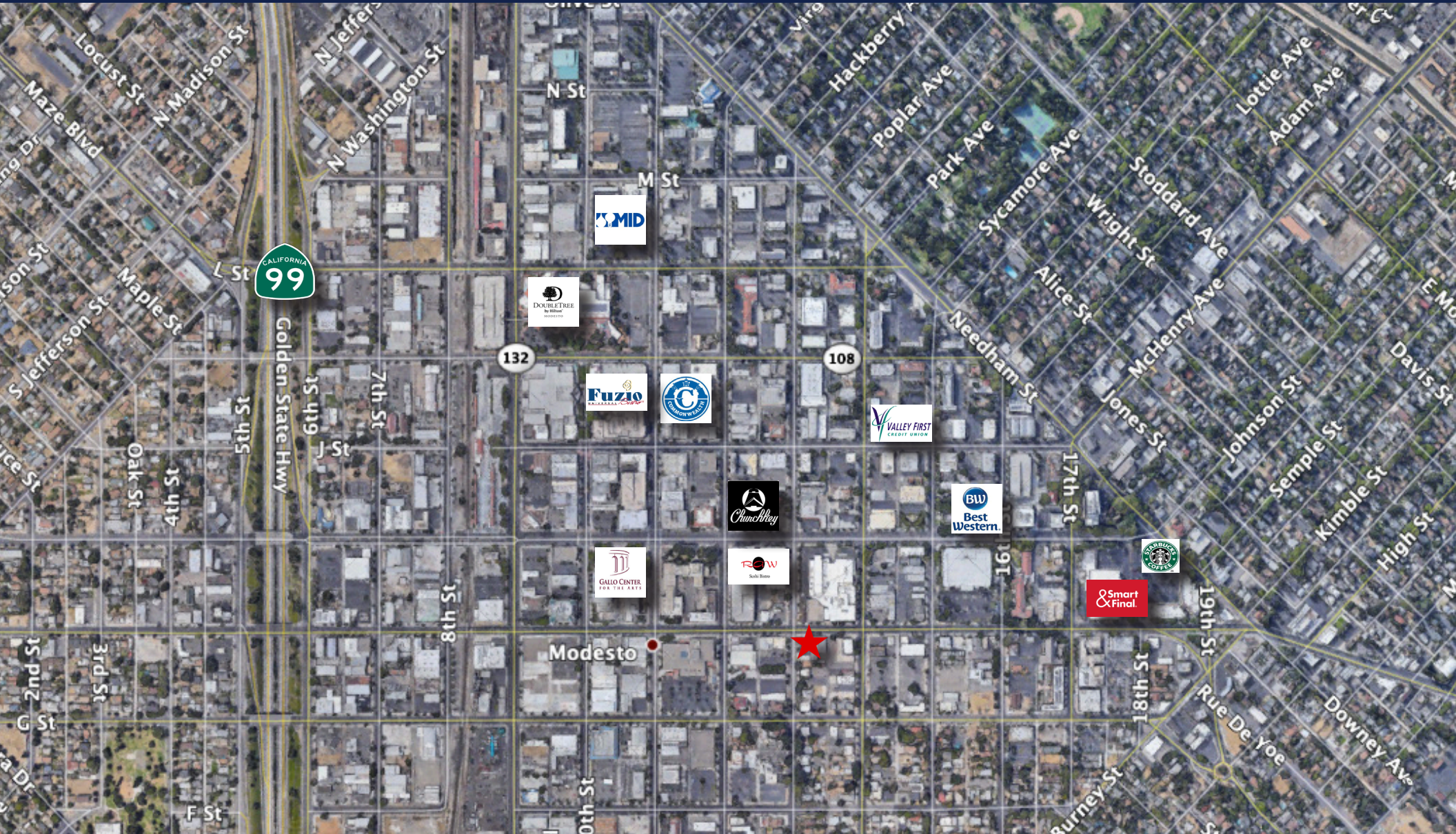
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BUSINESS MAP



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EXTERIOR PHOTOS



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INTERIOR PHOTOS



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