

# 10800 PARAMOUNT BOULEVARD

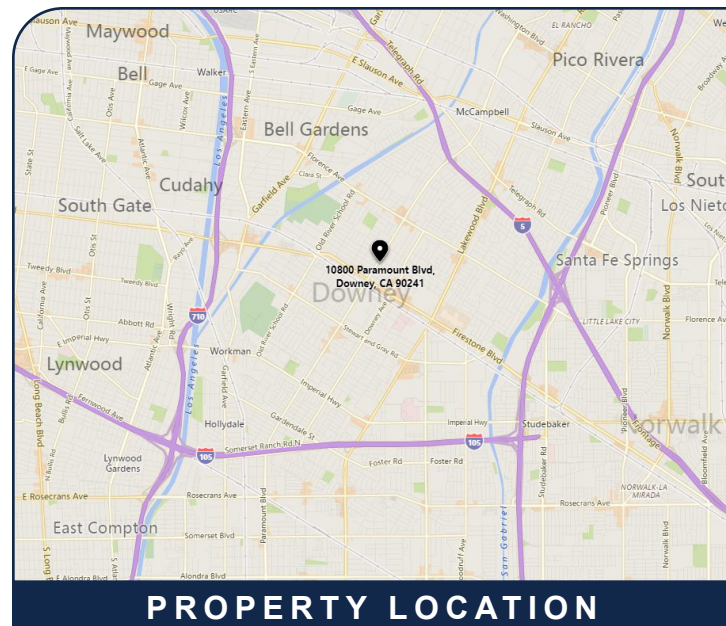
DOWNEY · CALIFORNIA · 90241

## MEDICAL SPACE FOR LEASE



### PROPERTY FEATURES

- 4-Story Medical Office Building
- Suites Ranging 1,153 RSF - 1,718 RSF of Medical and Dental Offices
- Updated Lobby, Common Areas, & Restrooms
- Convenient Access to the 5, 105, 605, & 710 Fwys
- 24-Hour Access
- Free Ample Surface & Covered Parking
- Walking Distance to Several Restaurants & Retail Amenities

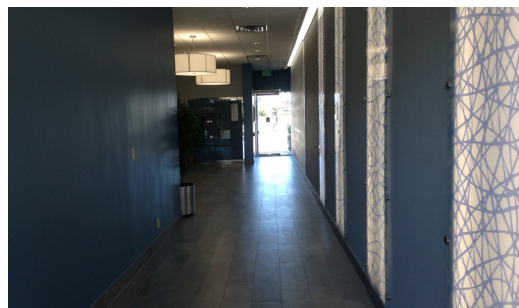
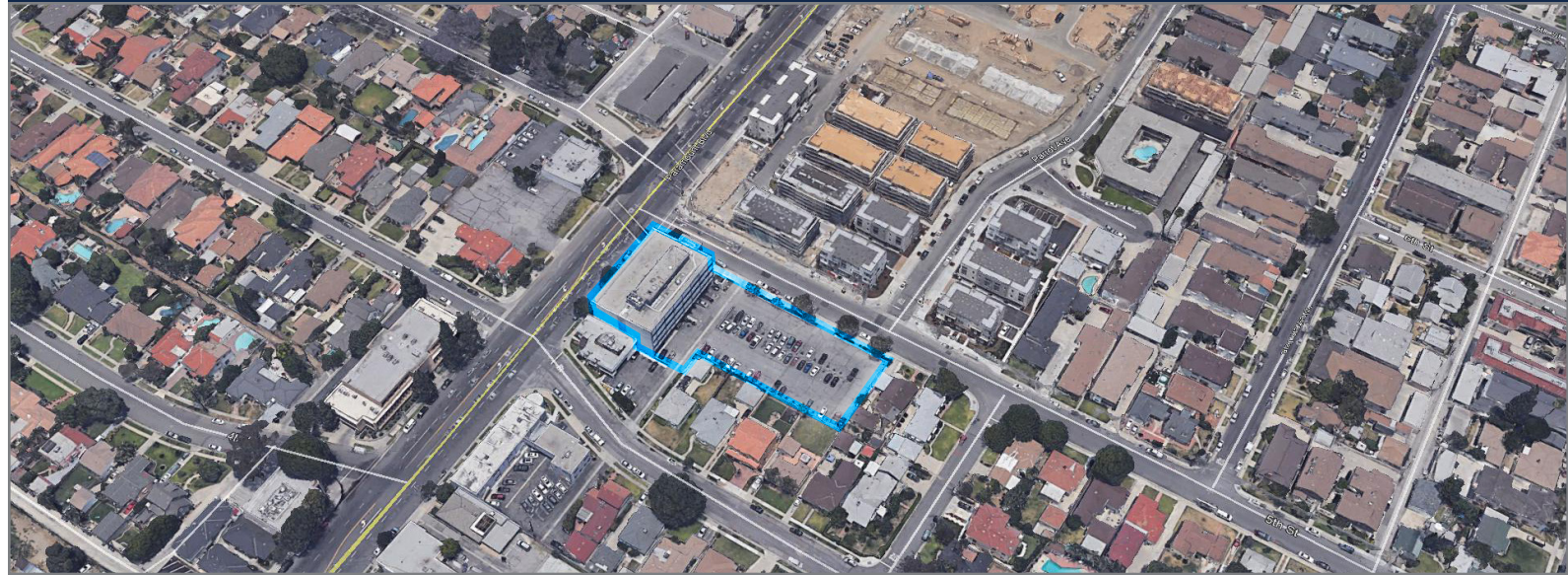


### PROPERTY LOCATION

FOR MORE INFORMATION, PLEASE CONTACT:

| SUITE | SQ FT     | ASKING RATE     | FEATURES   |
|-------|-----------|-----------------|--|
| 101   | 1,153 RSF | \$3.50 / SF FSG | Open Space, Restaurant, Medical Office   |
| 201   | 1,536 RSF | \$3.00 / SF FSG | 5 Exam Rooms, Doctor's Office, Lounge Lobby, Reception Area, One Restroom, and Storage |
| 205   | 1,200 RSF | \$3.00 / SF FSG | Dental Exam Rooms, lobby, lab, and doctor's office                                     |
| 406   | 1,718 RSF | \$3.00 / SF FSG | 4 Exam Rooms, Doctor's Office, Lounge Lobby, Reception Area, and Storage               |

**PROPERTY AERIAL & PHOTOS**



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