

# MEDICAL OFFICE FOR LEASE

3932 LONG BEACH BOULEVARD | LONG BEACH, CA 90807



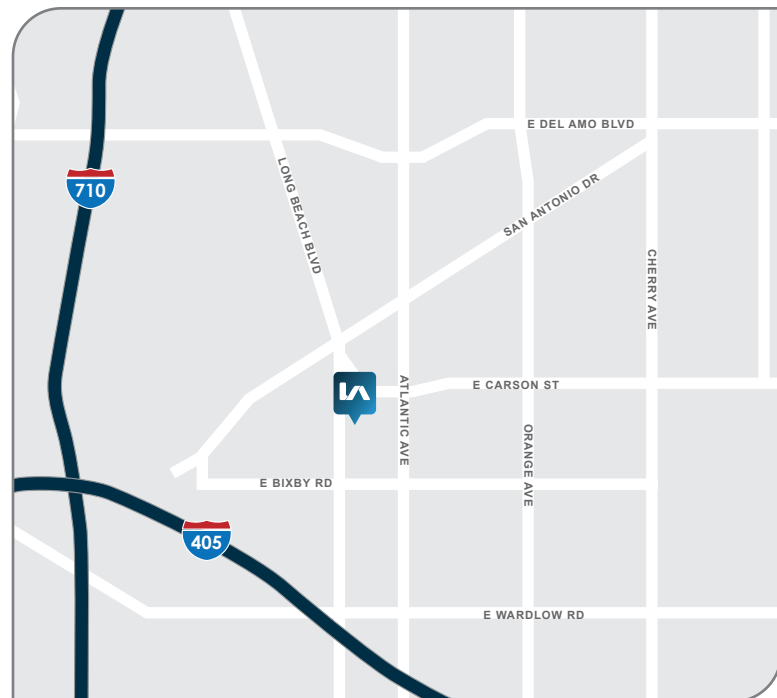
## PROPERTY FEATURES

**SIZE:** For Lease - Unit B -  $\pm$ 4,831 SF

**RATE:** \$2.50 / PSF NNN

**ZONING:** CCA

- ▶ Class A Medical Office - Built in 2006
- ▶ Free Parking - 5.0 / 1,000 SF
- ▶ Short Distance to Long Beach Memorial Hospital
- ▶ Minutes away from 405 and 710 Freeways



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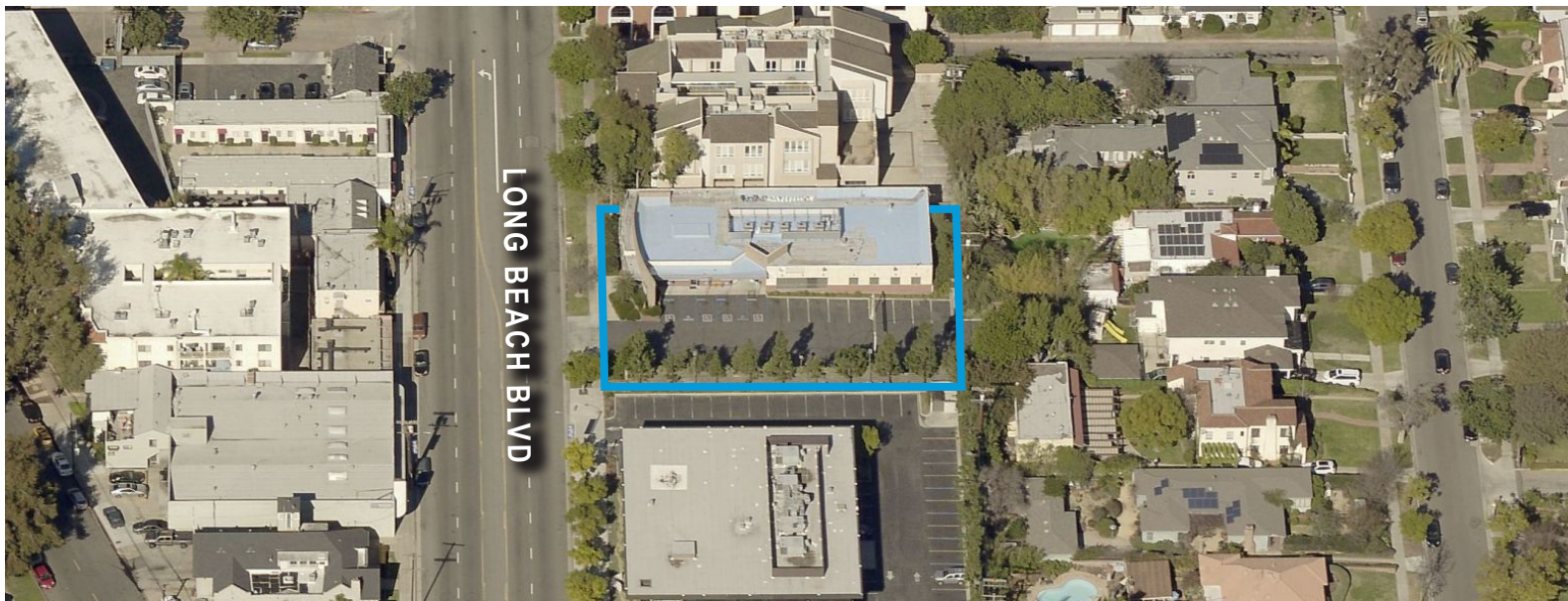
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**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES



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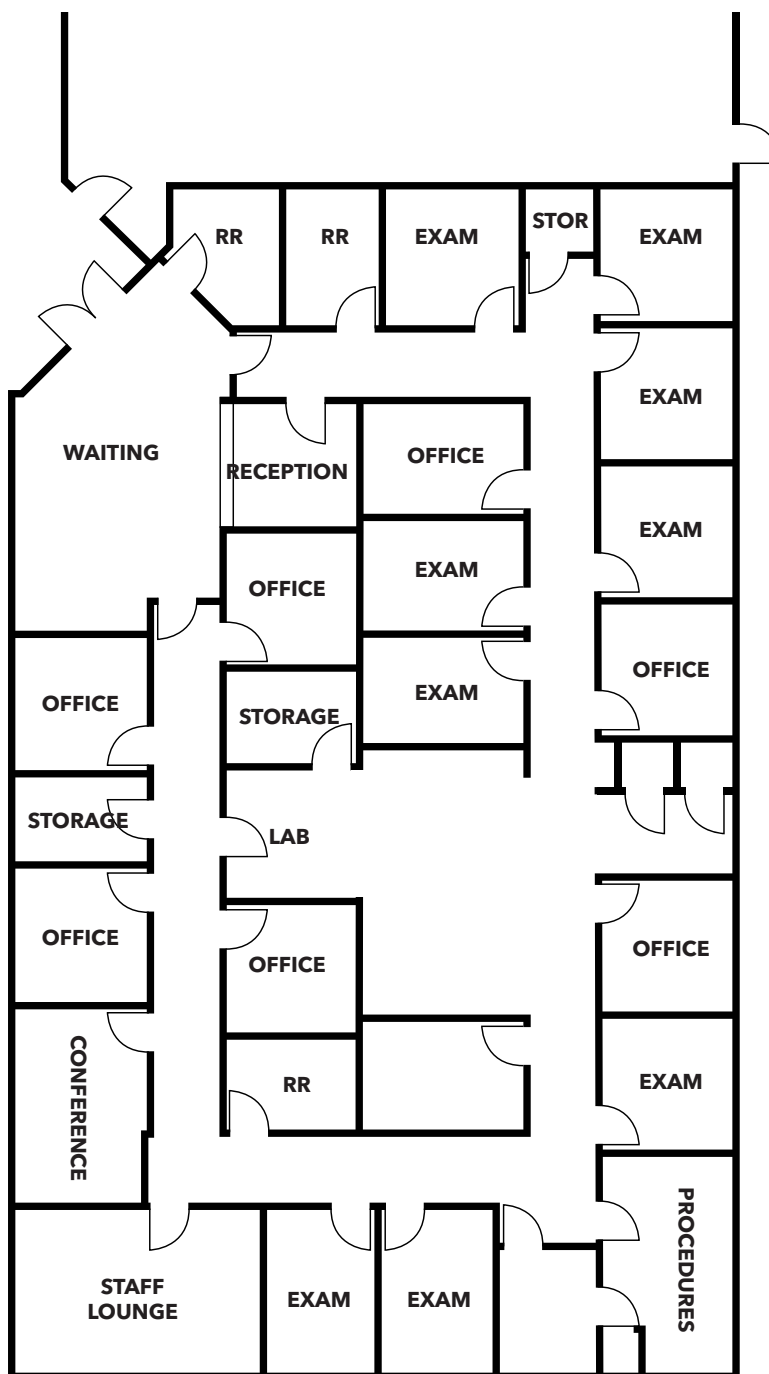
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This plan and its measurements are approximate and not up to scale. It is the responsibility of the buyer/lessor to verify the property's measurements independently.

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