AVAILABLE FOR SALE OFFICE & STORAGE WAREHOUSE | 4.08 ± ACRES

4466 N. DOWER AVENUE

FRESNO, CA



SELLER FINANCING AVAILABLE



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PROPERTYINFORMATION

Availability: $30,317 \pm SF$ Warehouse/Storage: $28,883 \pm SF$ Mezzanine in Warehouse: $2,300 \pm SF$ Office Space: $1,434 \pm SF$ Lot Size: $4.08 \pm Acres$

Tenancy: Single

Zoning: AE-20 (Exclusive Agricultural)

APN: 016-091-53S

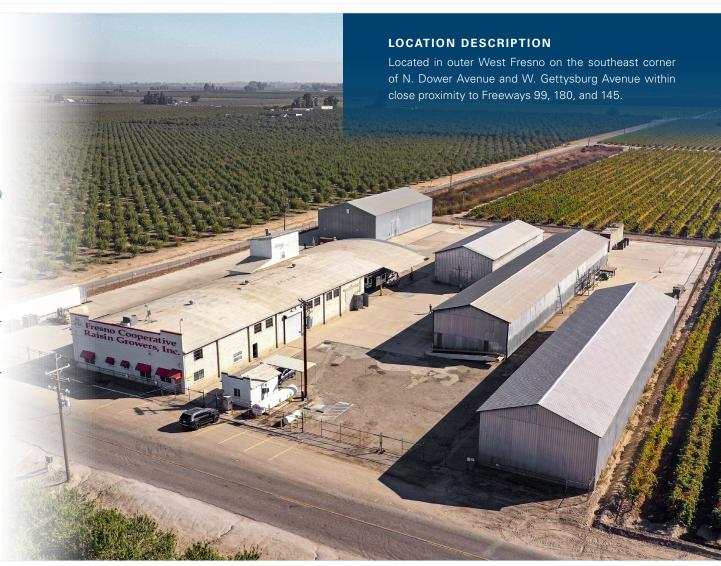
Asking Price: \$1,300,000

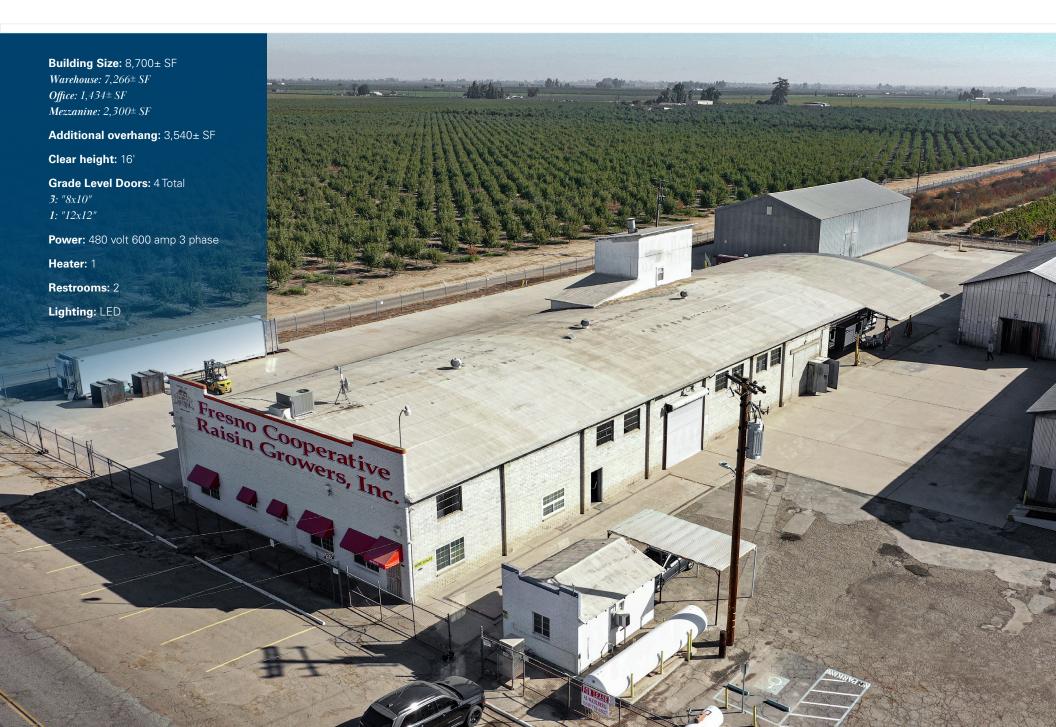
WATER

A Pump and well with chlorine injection supplies water to the site.

HIGHLIGHTS

- Fully Fenced
- Paved
- Truck Scale
- Drainage Throughout the Property





BUILDING 2

Building Size: 5,000± SF **Ground Level Doors:** 1 (10x10)

BUILDING 3

Total Building Size: 3,744 sf **Ground Level Doors:** 2 (*10x10*)

BUILDING 4

Total Building Size: 6,528 sf **Ground Level Doors:** 3 (14x10)

BUILDING 5

Total Building Size: $5,760 \pm SF$ Ground Level Doors: 2(14x10)



IMAGES

