



FORMER CLUB ONE CASINO OFFICE/RETAIL SPACE FOR LEASE

1033 VAN NESS AVENUE
FRESNO, CA 93721



PROPERTY INFORMATION

TYPE: OFFICE/RETAIL
MARKET SECTOR: DOWNTOWN FRESNO
DESCRIPTION: APPROX 25,866 SF
ZONING: OFFICE
FOR LEASE: CALL FOR LEASE RATE

(559) 490-2500

FOR ADDITIONAL INFORMATION,
PLEASE CONTACT:

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 **FORTUNE ASSOCIATES**
Commercial Real Estate Brokerage

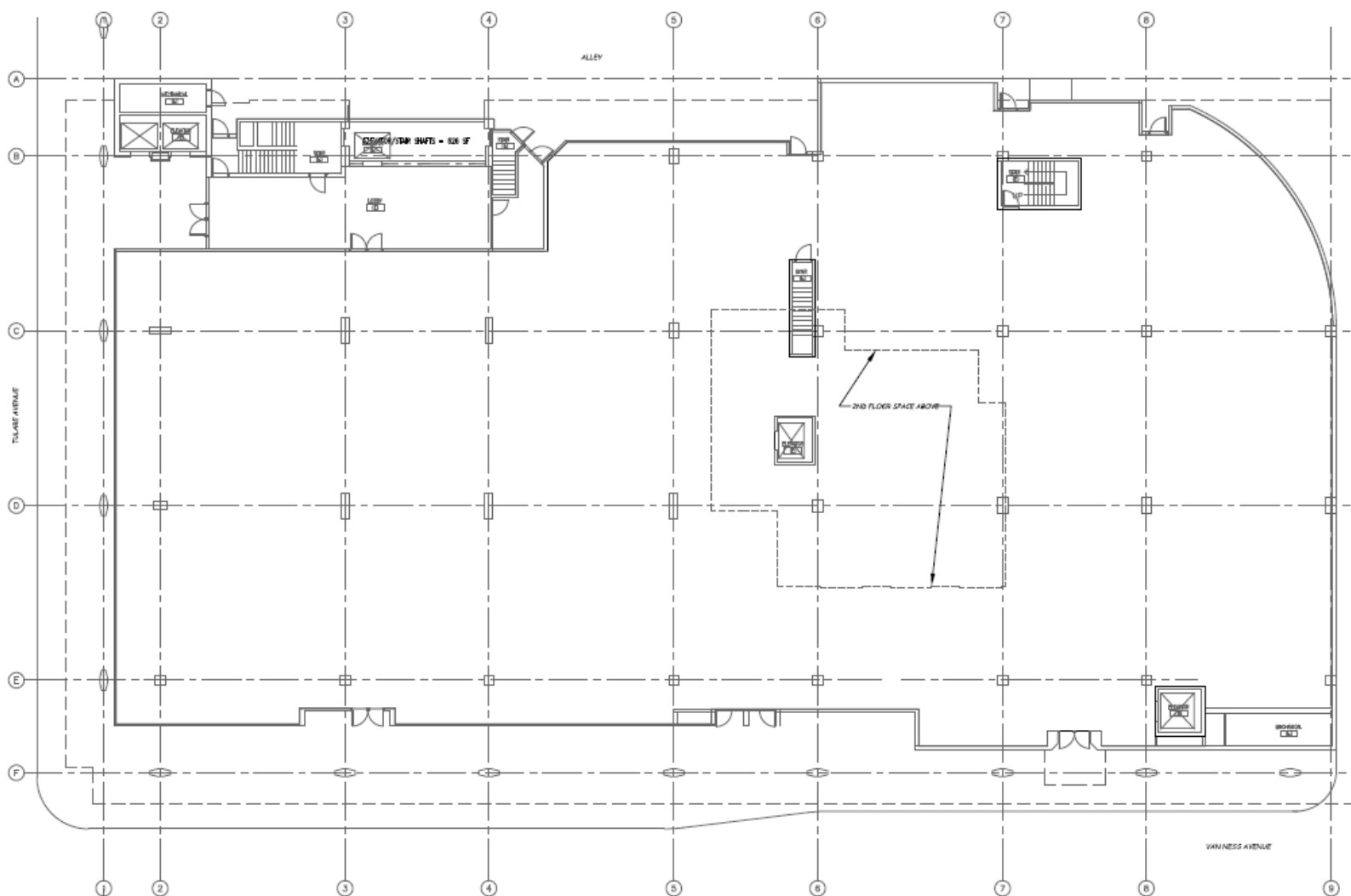
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470 E. HERNDON AVENUE, SUITE 200 | FRESNO, CALIFORNIA 93720 | (559) 490-2500 | FAX (559) 490-2520



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FLOOR PLAN



TENANT AREA:
GROUND FLOOR = APPX. 25,000 USF
SECOND FLOOR = APPX. 2,500 USF

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INTERIOR PROPERTY VIEWS

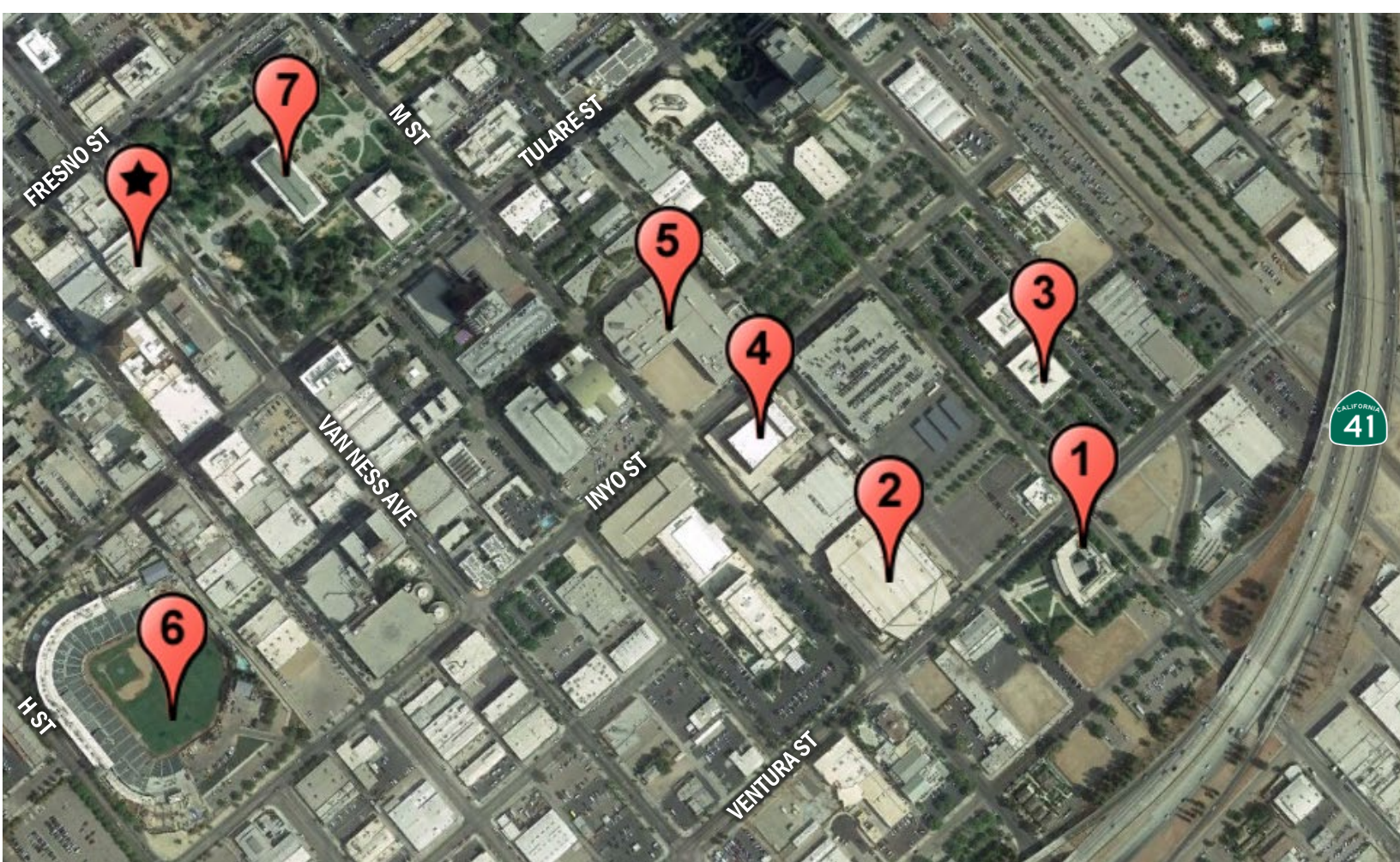


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AERIAL MAP



- 1- 5th Dist Court of Appeals
- 2- Selland Arena
- 3- PG&E
- 4- Saroyan Theatre
- 5- Exhibit Hall
- 6- Chukchansi Park
- 7- Fresno Superior Court

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