

## **FREEWAY INDUSTRIES CENTER**

**2633 & 2635 E Jensen Avenue  
Fresno, CA 93706**

### **Available for Lease**

<b>Available Space:</b>	<b>11,200± sf</b>
<b>Lease Rate:</b>	<b>\$0.625/sf NNN + \$0.157/sf CAM</b>
<b>Available Date:</b>	<b>Available now</b>
<b>Lease Term:</b>	<b>5 years minimum</b>
<b>Location:</b>	<b>Between Freeway 41 &amp; 99</b>
<b>Zoning:</b>	<b>Industrial</b>
<b>Truck Doors:</b>	<b>3 - 12' x 14'</b>
<b>Security Yard:</b>	<b>Shared for overnight parking</b>
	<b>LED warehouse lights</b>
	<b>Common area dock available</b>
<b>Ceiling Height:</b>	<b>18'</b>
<b>Electrical:</b>	<b>600 amps, 120/208v 3 phase</b>
<b>Sprinklers:</b>	<b>Yes</b>



**For information, contact:**

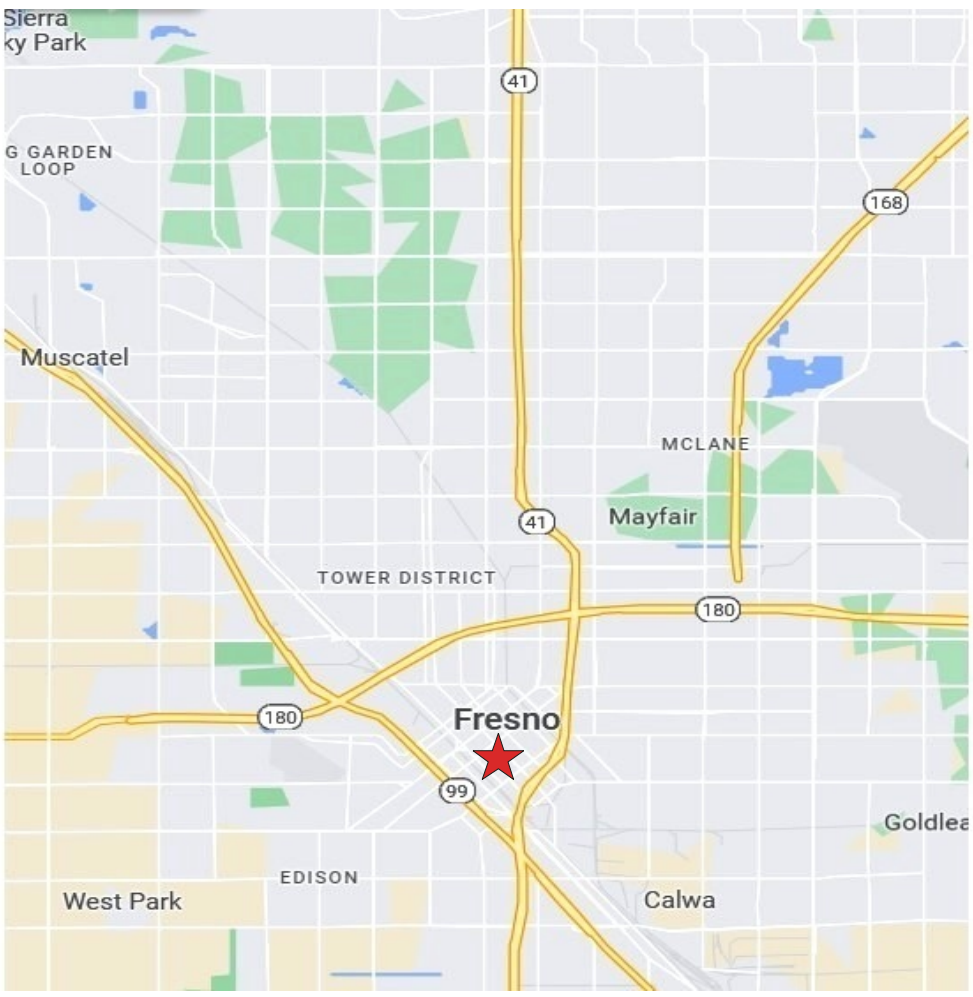
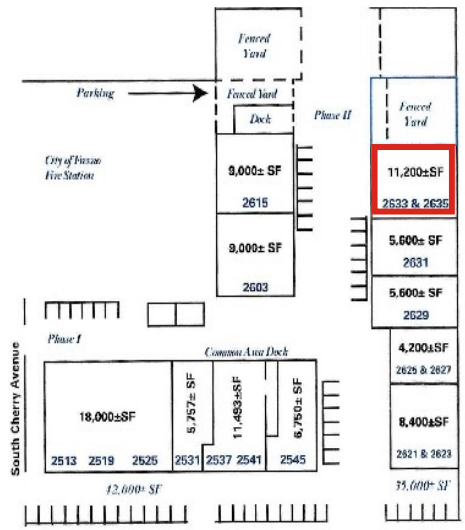
**Lou Ginise, SIOR**  
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*Broker Disclosure: Pursuant to the regulations of the State of California Real Estate Commissioner, Chapter 6, Section 1785 (18), it is disclosed to all potential buyers, tenants, and their brokers/agents, and all other interested parties, that Lou Ginise is a partner in Freeway Industries Center, and as such, has an ownership interest in the subject property and will benefit from the lease or sale of the subject property.*

**For information, contact:**      **Lou Ginise, SIOR**      **559.905.9950**      **LouRGinise@gmail.com**  
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