

Office | Warehouse | Lab | Production For Lease



9225 S. Milton Ave.
Parlier, CA

±20,400 Square Feet

Buk Wagner, SIOR
559 256 2450
buk.wagner@colliers.com
CA DRE 01296746

Charlie Schuh, CCIM
559 221 7393
charlie.schuh@colliers.com
CA DRE 01992259

Michael Schuh
559 256 2449
michael.schuh@colliers.com
CA DRE 01195311

9225 S. Milton Avenue, Parlier, CA

Colliers

Property Photos



9225 S. Milton Avenue, Parlier, CA

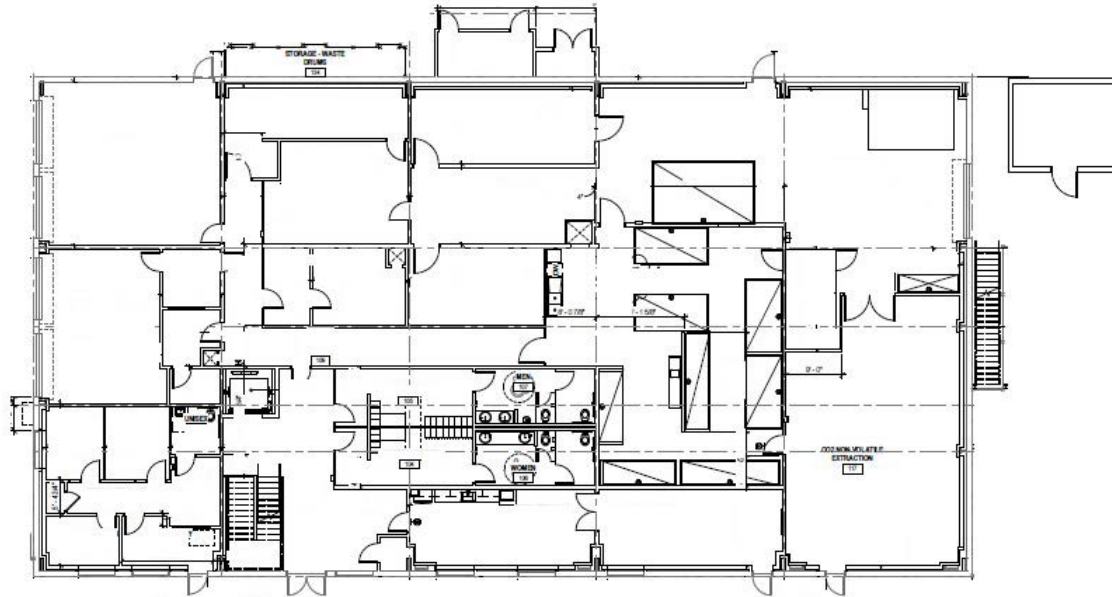


Property Information

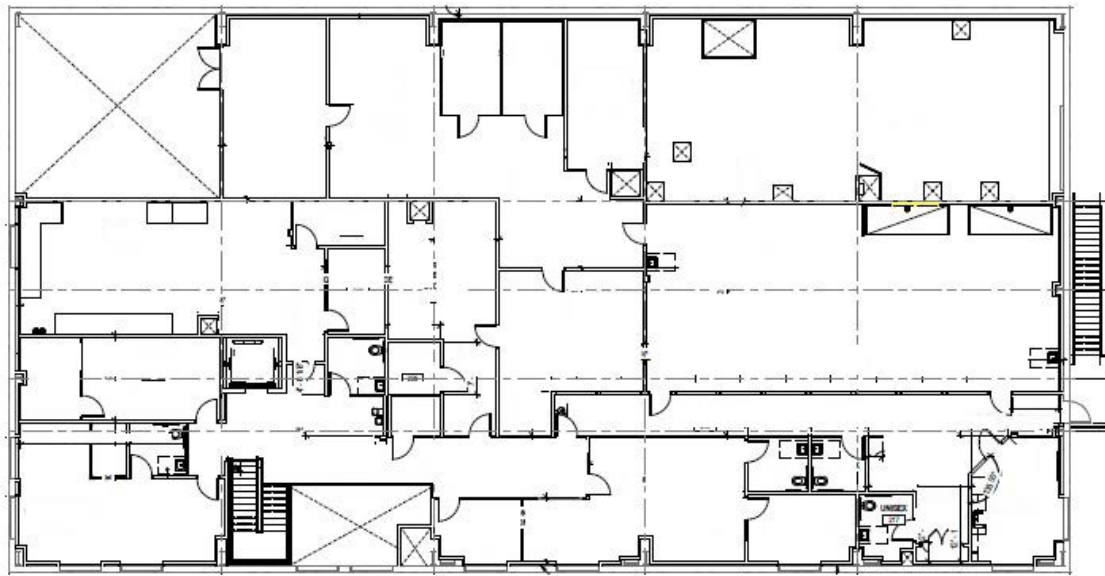
Rental Rate	\$1.15 PSF/Month, NNN
Site	±1.09 acre
Total Space Available	±20,400 SF (±12,000 SF - First floor; ±8,400 SF Second floor)
Year Built	2021
Construction	Metal frame
Electrical Service	2,500 amps, 277/480v
Solar System	355 KW (over 700 panels)
Ground Level Doors	5
Restrooms	8 (3 - First floor; 5 Second floor)
Zoning	M-1, Manufacturing , City of Parlier
Comments	Building is a mix of high quality office, lab, production and warehouse space. Very secure. Includes elevator, locker rooms, cold boxes, and covered parking. Almost entire building is climate controlled.



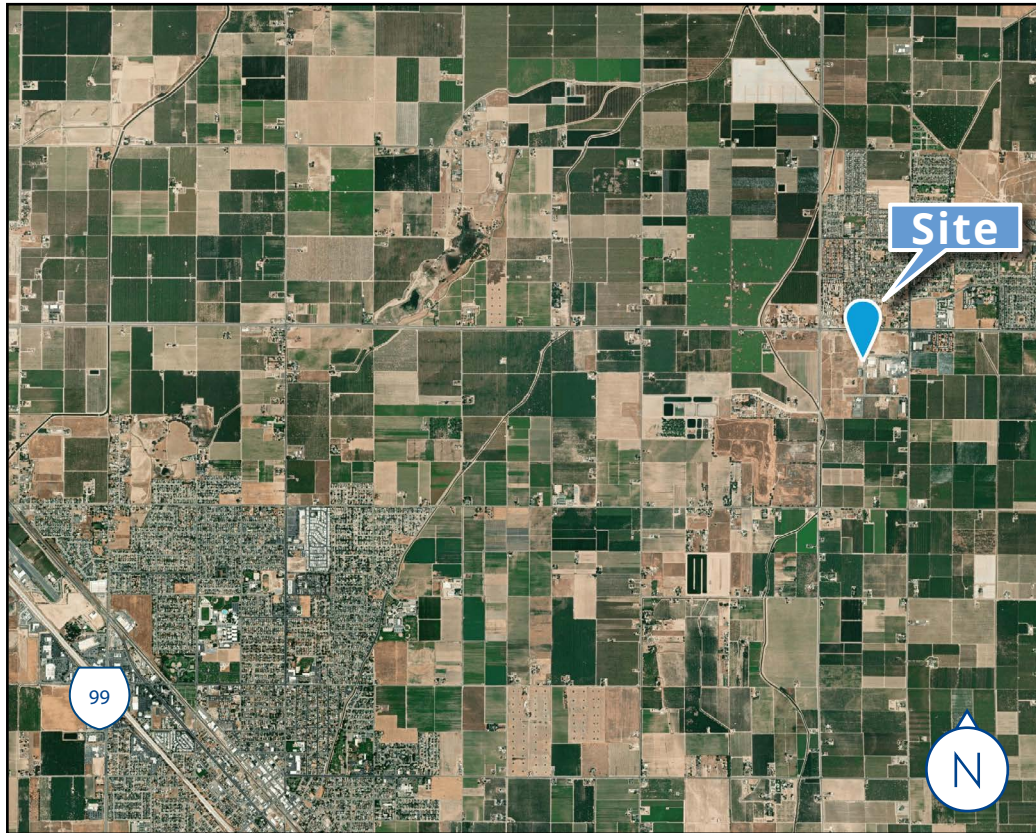
First Floor
±12,400 SF



Second Floor
±8,400 SF



Parlier Business Park



For Lease 9225 S. Milton Avenue, Parlier, California

Buk Wagner, SIOR
559 256 2450
buk.wagner@colliers.com
CA DRE 01296746

Charlie Schuh, CCIM
559 221 7393
charlie.schuh@colliers.com
CA DRE 01992259

Michael Schuh
559 256 2449
michael.schuh@colliers.com
CA DRE 01195311

7485 N. Palm Avenue | Suite 110
Fresno, CA 93711
P: +1 559 221 1271
F: +1 559 222 8744
www.colliers.com/fresno

