

BAYSIDE REALTY PARTNERS PRESENTS

3845 Beacon Avenue, Suites D/E Fremont, California

Office or Medical/Dental Space in Heart of Downtown Fremont



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BAYSIDE
REALTY PARTNERS
MEDICAL/DENTAL PROPERTY SPECIALISTS

3845 Beacon Avenue, Suites D/E

Fremont, California

OPPORTUNITY

- Located in heart of downtown Fremont in Fremont Professional Park
- Very close to Washington Hospital, Palo Alto Medical Foundation and Kaiser
- Walking distance to BART and one block away from Fremont Hub
- Wide variety of medical and dental practices within steps
- Within walking distance of numerous new residential communities



BUILDING

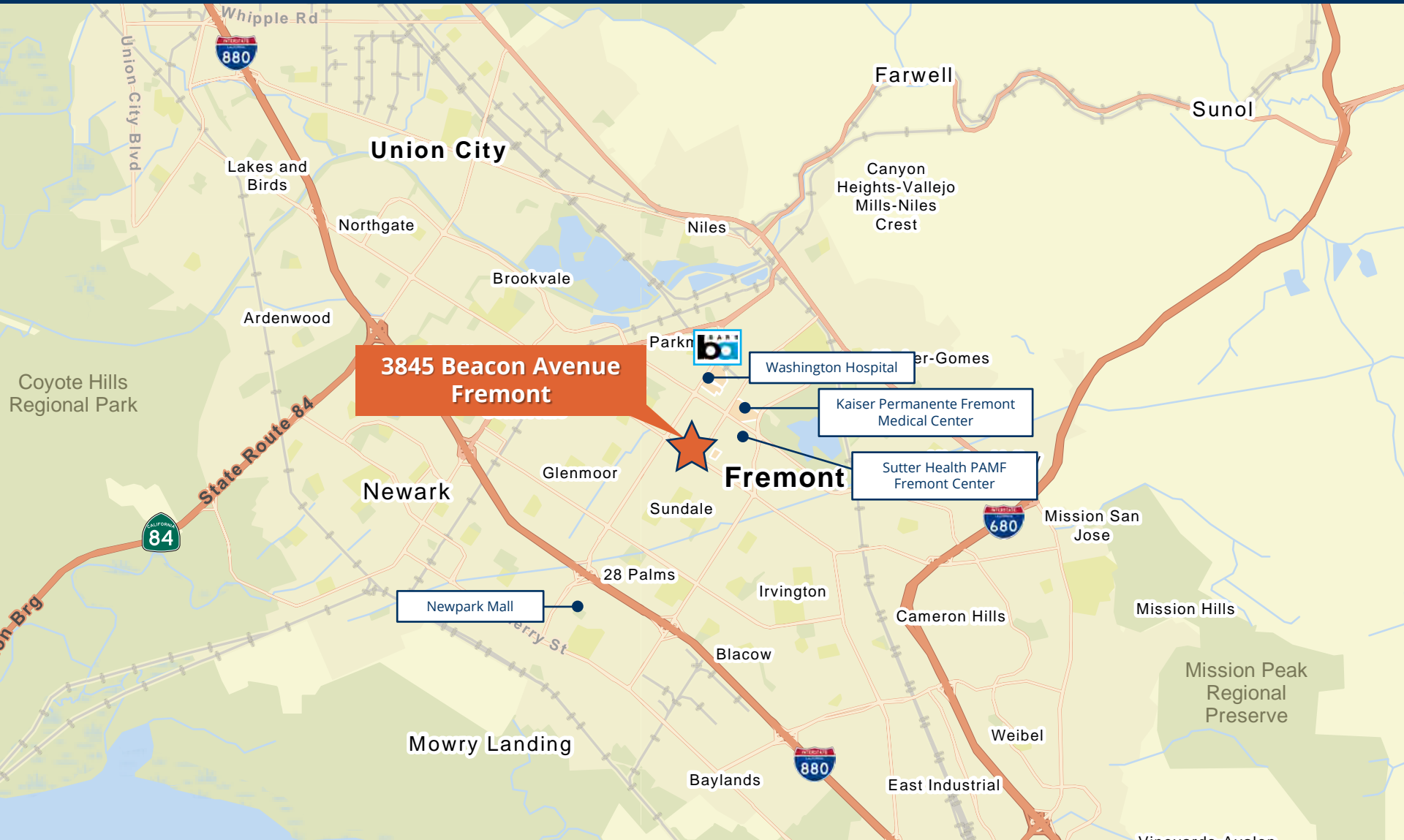
- Single-story office, medical/dental building
- Convenient surface parking steps from building entrance
- T-1 Line to Suite

SPACE

- Approximately 1,538 rsf that can be converted into dental space with 5 operatories or medical space with 5 exam rooms
- High ceilings and excellent natural light
- Landlord willing to invest in generous improvement allowance

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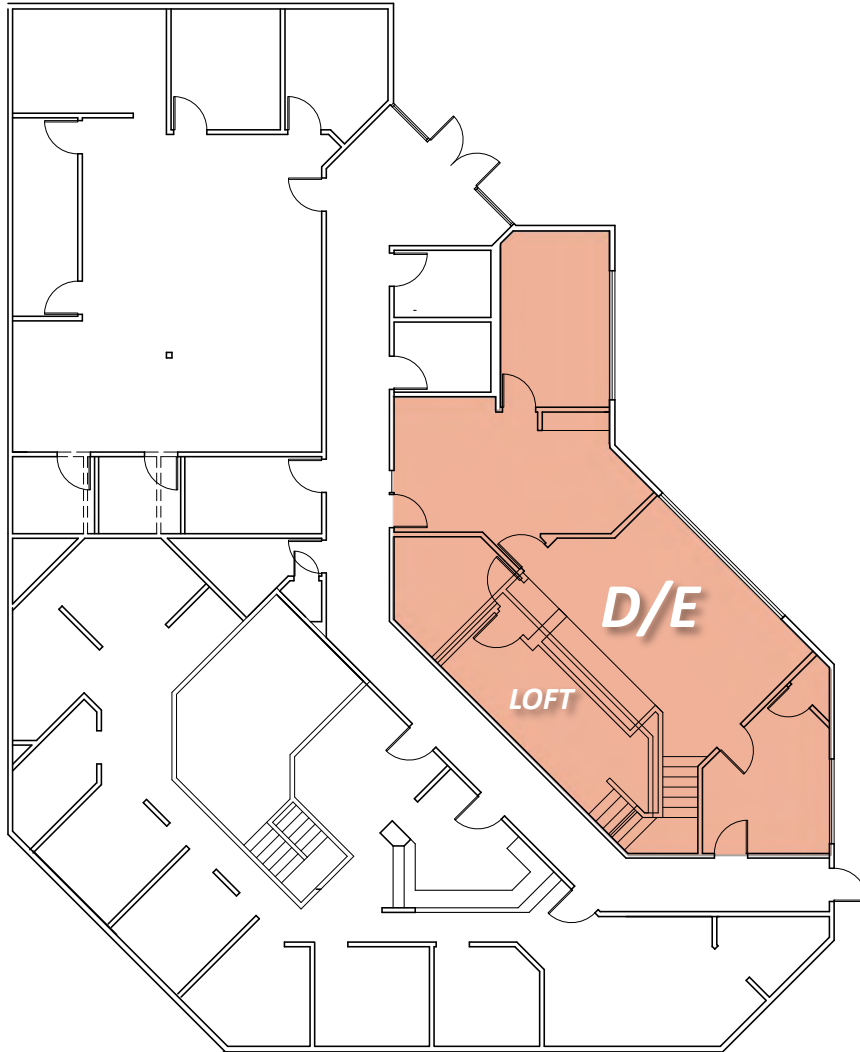
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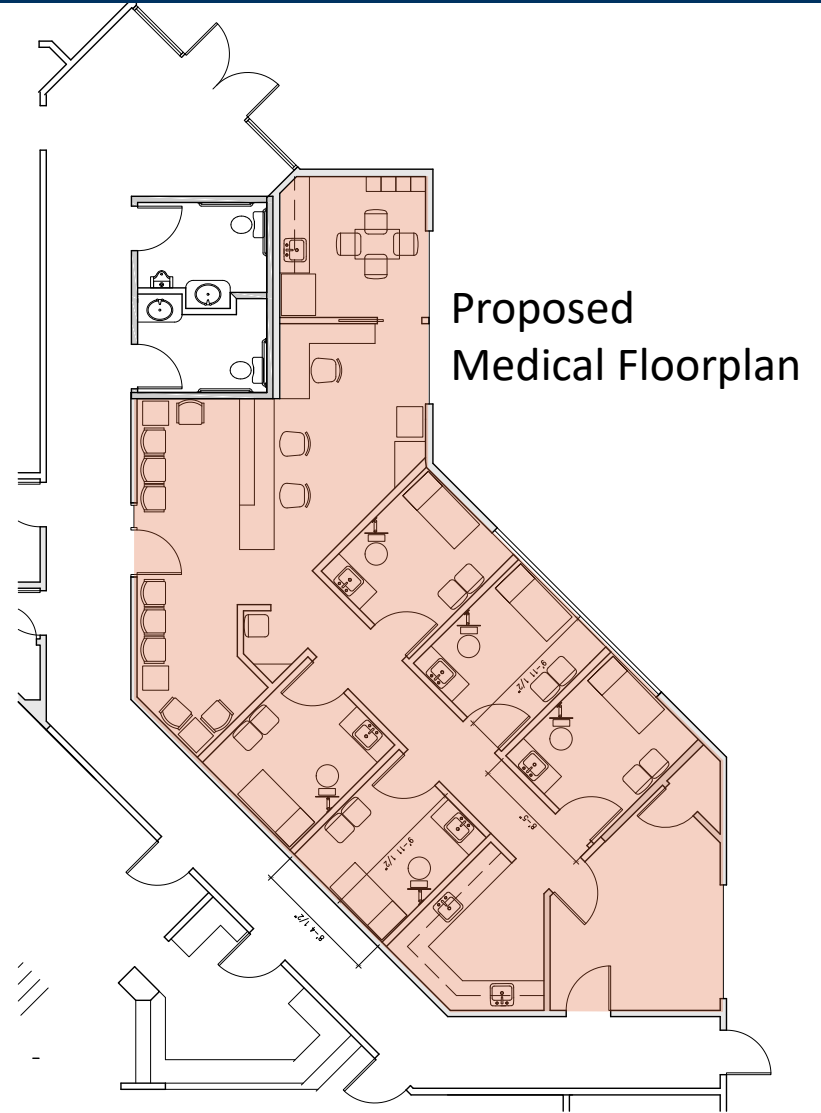
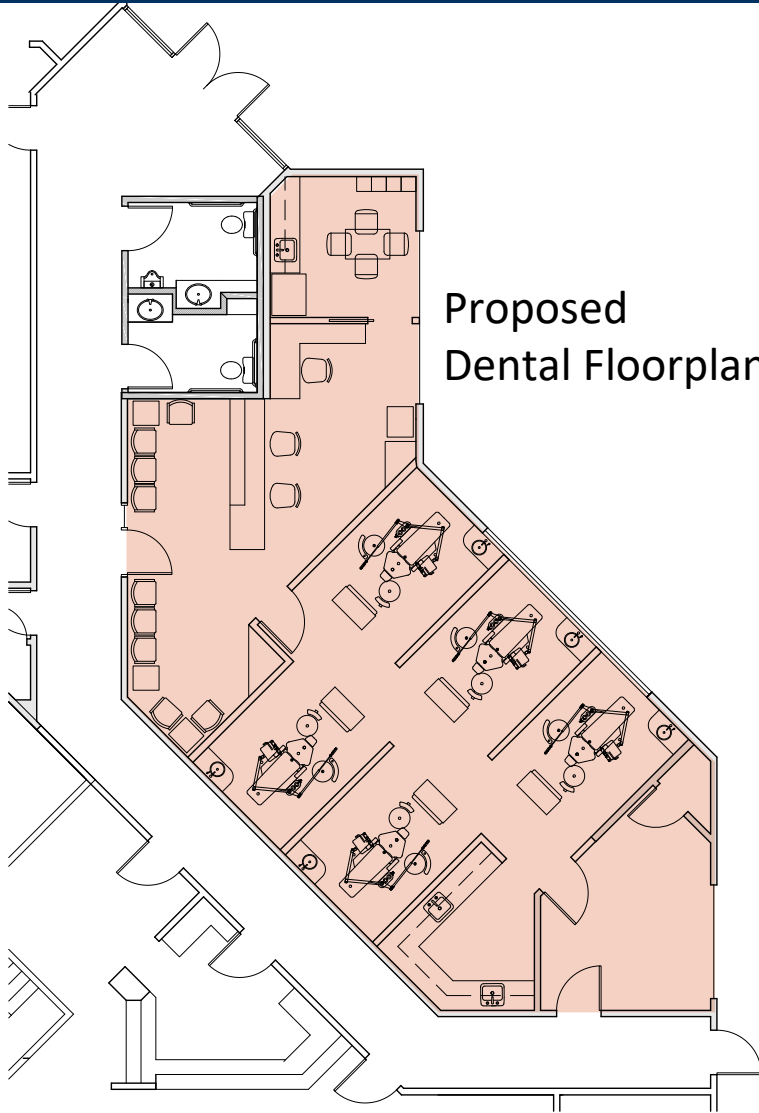
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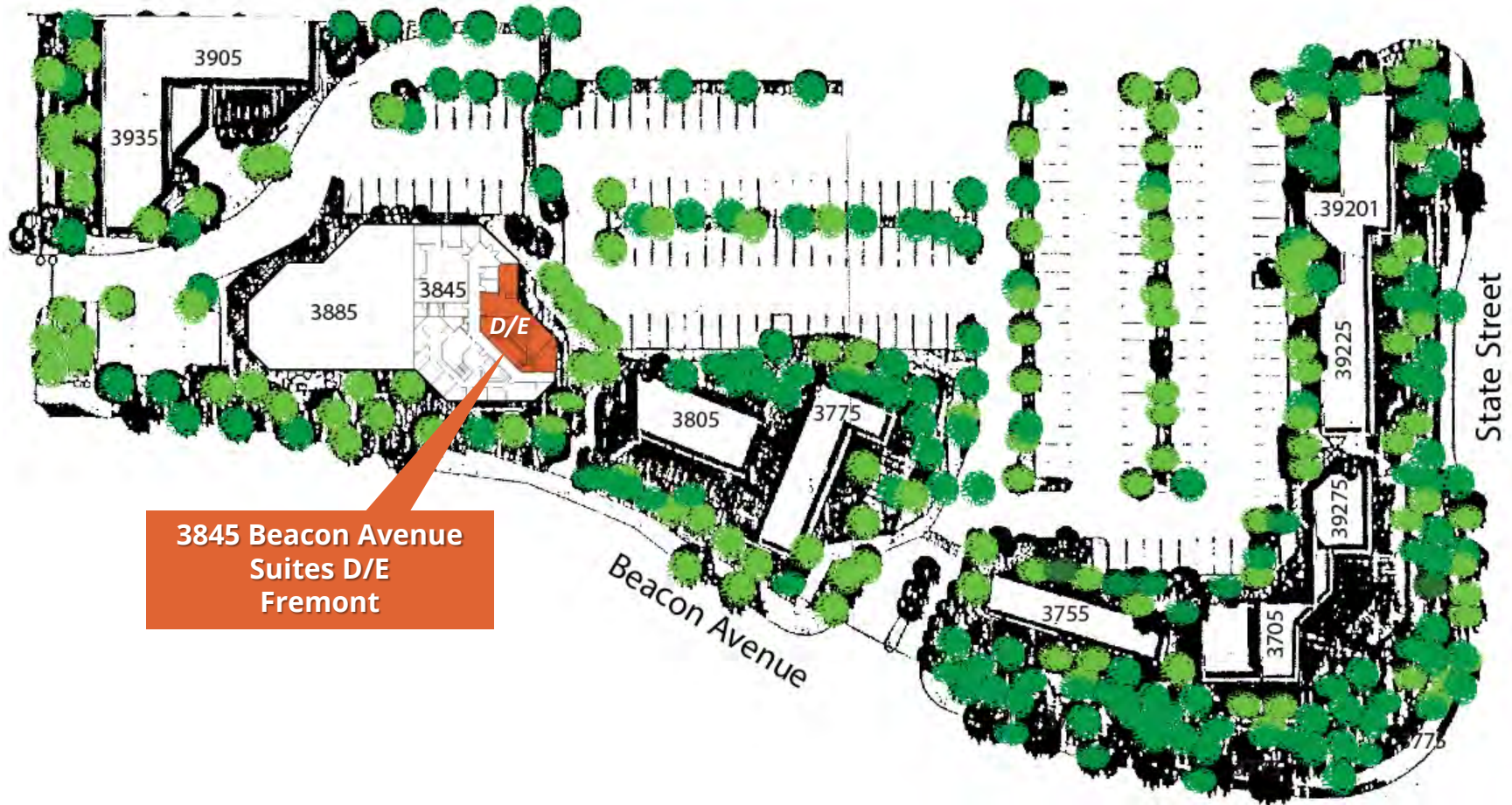
Existing Professional Office Space

Suites D/E plus Loft ~1,538 RSF
3 large private offices plus loft. T-1 Line to Suite

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Meet Your Expert Team



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DOMINANT. EXPERT. INFLUENTIAL.

BAYSIDE REALTY PARTNERS

The preeminent provider of management, leasing, construction management and accounting services for healthcare properties.



MARKET LEADER

- Leasing & Property Management
- Investment Sales
- Tenant Representation
- Construction Management
- Property Repositioning



INFLUENTIAL NETWORK

- Institutional Investors
- Healthcare Systems and Healthcare Districts
- Physicians & Districts
- Private Investors



DOMINANT FOOTPRINT

- 2 million SF leased & managed
 - 50+ MOB portfolio
 - 10,000-240,000 SF
 - 500,000 SF portfolio
- San Francisco's largest MOBs
- 950+ leases executed
- 500+ medical and dental tenants

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