

AVAILABLE FOR LEASE  
3,000± SF OFFICE INDUSTRIAL SPACE

# 2730 E. WOODWARD AVENUE

FRESNO, CA



**NEWMARK**  
PEARSON COMMERCIAL

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**2730 E. WOODWARD AVENUE**  
FRESNO, CA

**PROPERTY**  
INFORMATION

<b>Availability:</b> <i>Warehouse Space:</i> <i>Office Space:</i>	3,000± SF 2,500± SF 500± SF
<b>Property Subtype:</b>	Warehouse/Distribution
<b>Ceiling Height:</b>	12'
<b>Roll-Up Doors:</b>	1 (12'x12')
<b>Year Built:</b>	1970
<b>Zoning:</b>	IL ( <i>Light Industrial</i> )
<b>APN:</b>	468-333-12

#### PROPERTY DESCRIPTION

The property is a 3,000± square foot concrete building with an attached front parking lot. The building has a newly renovated 500± square feet office space consisting of 2 open work areas and one restroom. The warehouse has one 12' x 12' roll-up door.

#### LOCATION DESCRIPTION

The property is located on the southwest corner of Sarah Street and Woodward Avenue in the City of Fresno. It has good access to both Freeway 41 and Interstate 99.

**LEASE RATE REDUCTION!**



~~\$0.60~~ **\$0.55 PSF** (\$1,650 / Monthly)  
LEASE RATE

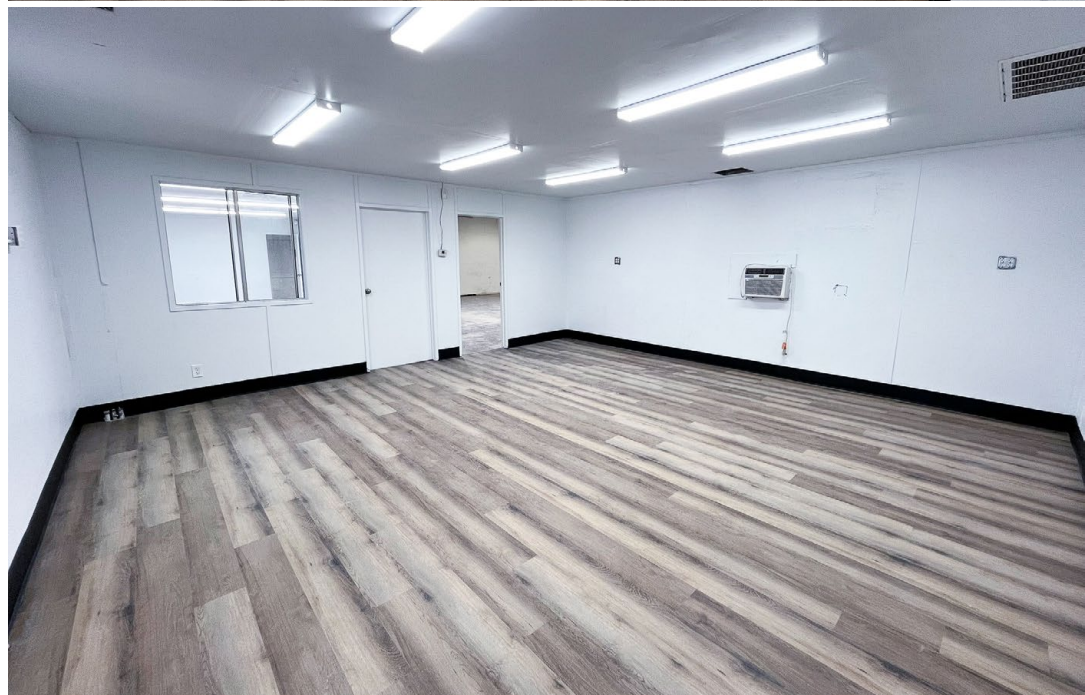
**Industrial Gross**  
LEASE TYPE



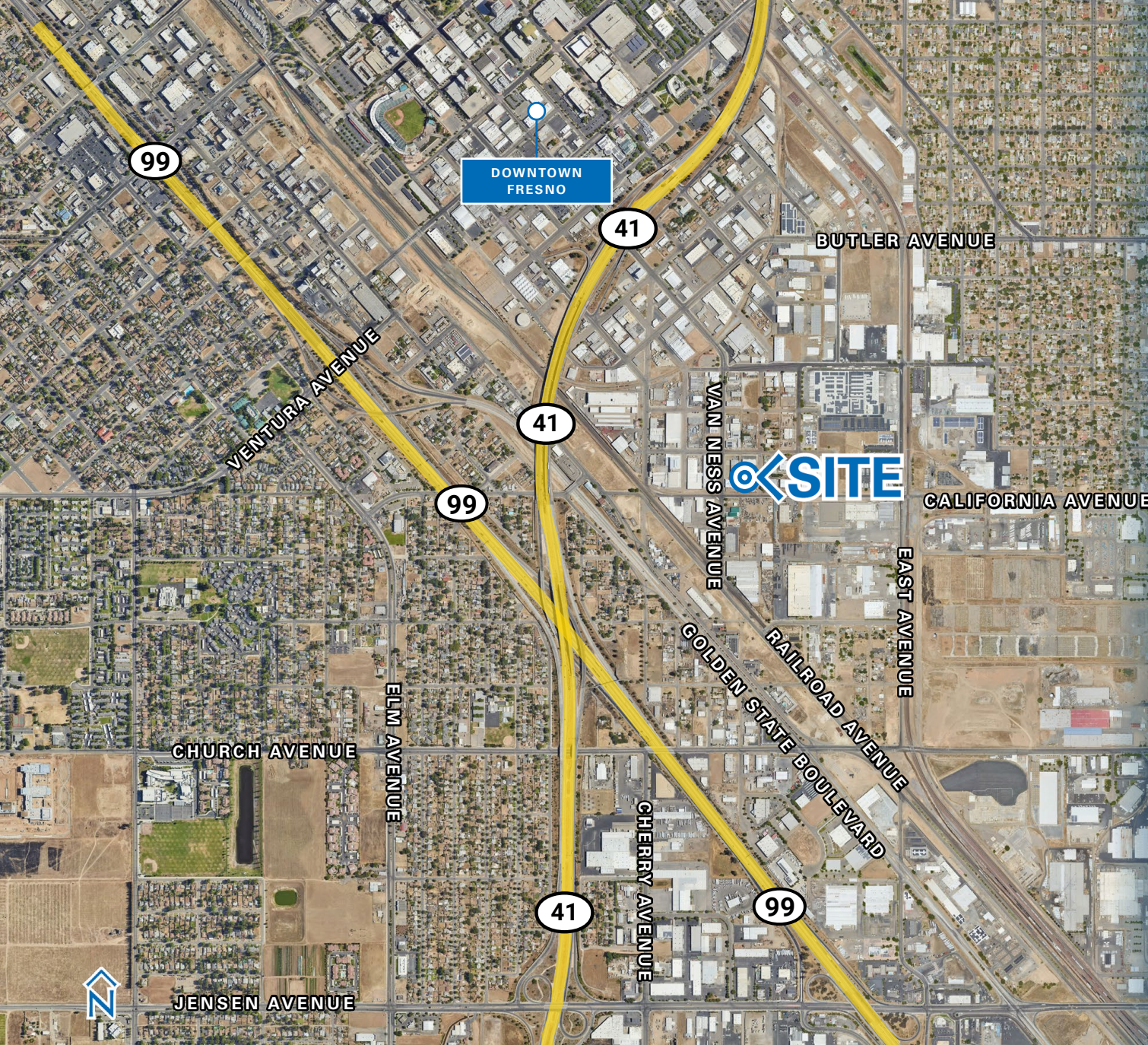


**2730 E. WOODWARD AVENUE**  
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**PROPERTY**  
IMAGES







*For information, please contact:*

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