

Hanford Professional Plaza

Medical & Professional Spaces Available for Lease

Location: 1560 Lacey Blvd., Suite 101
450 Kings County Dr., Suite 105
Hanford, California

Available: Suite 101: ±1,690 SF (Available 4/1/26)
Suite 105: ±1,800-2,200 SF

Rental Rate: Contact Agent

Zoning: O - Office

Parking: Over 5 Stalls Per 1,000 SF

Traffic Counts: Lacey Blvd & 12th Ave - ± **44,900 ADT**

Demographics:	1 Mile	3 Mile	5 Mile
Population	9,346	67,356	72,693
Avg HH Income	\$85,634	\$96,782	\$98,145

Property Features:

- Located within dense commercial area
- Impressive daytime and work population
- Part of retail/office complex
- Across from the Hanford Mall and Adventist Health Care
- Medical or Professional offices



7502 North Colonial Avenue, Suite 101
Fresno, California 93711
www.RetailAssociates.com

For further information, please contact:

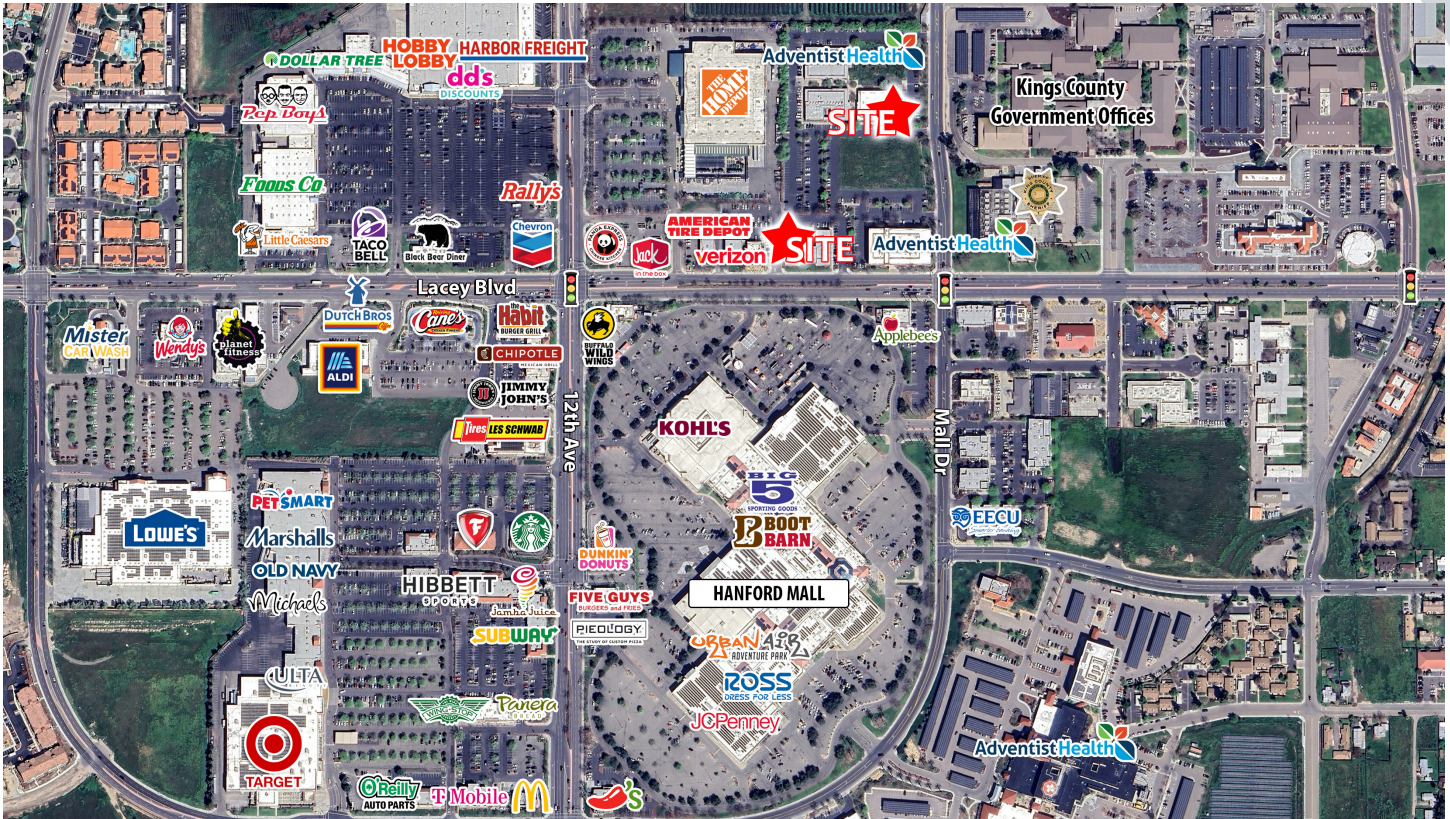
Amber Holscher
Direct Line: 559/650.1322
amber@retailassociates.com

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The property is located in the heart of Hanford, near Highway 198, and along a dense commercial corridor. The site has great visibility, access from both east and west bound lanes of Lacey Blvd, and is located near one of the busiest intersection in Kings County, with an average daily traffic count of $\pm 27,761$ cars per day. The building and common areas are well maintained and the property's co-tenants include Adventist Health, Baz Allergy and Sinus Center, and Contemporary Family Health.

Hanford is the regional commercial center for Kings County, serving a trade area population of nearly 300,000 people. Hanford lies equidistant from Los Angeles and San Francisco, and is home to a brand new \$112 million dollar Adventist Healthcare and another 1.2 million square feet of recently completed retail development. Hanford is also the county seat of Kings County and attracts over 30,000 visitors per year to the city's historic landmarks.

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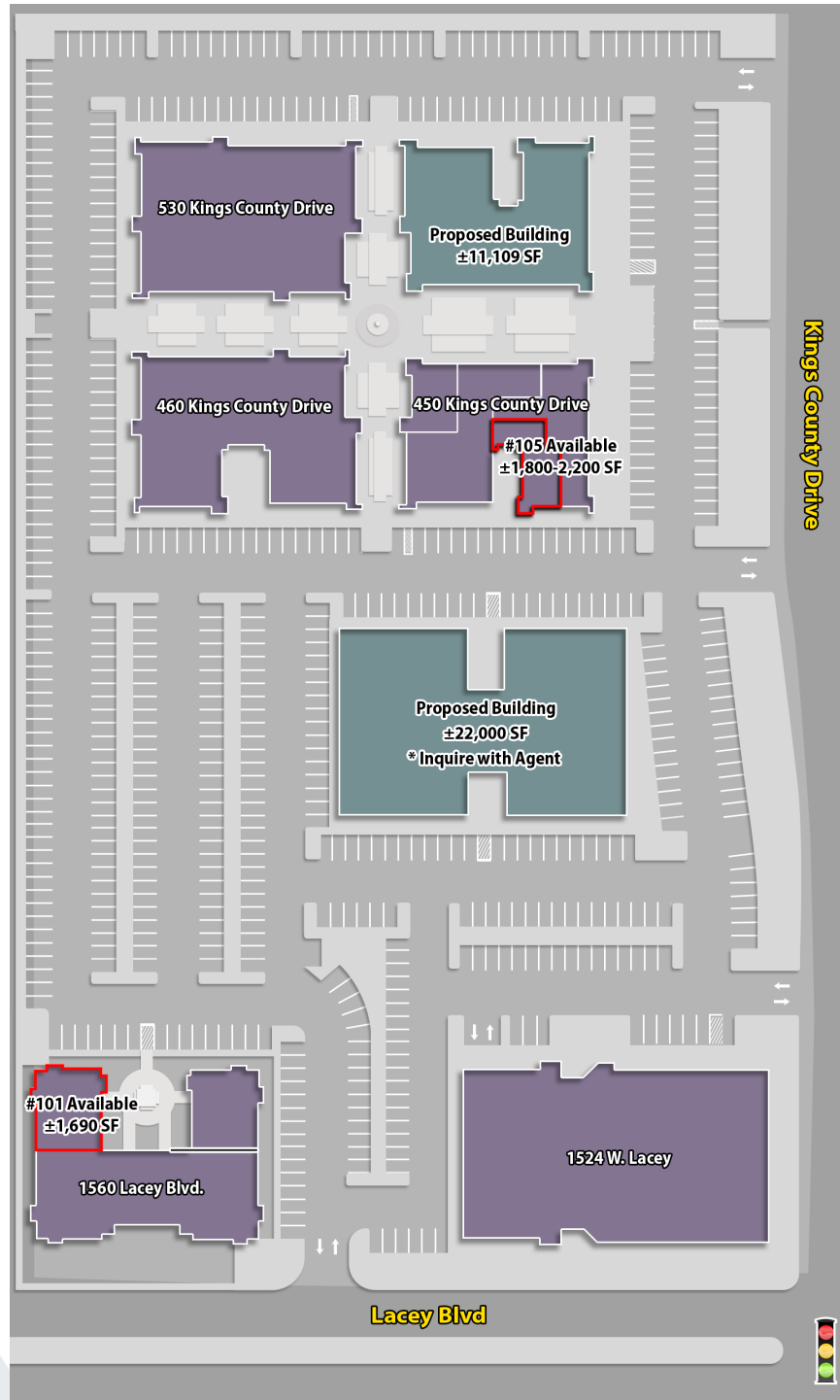
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Site Plan



* Site plan may not be to scale

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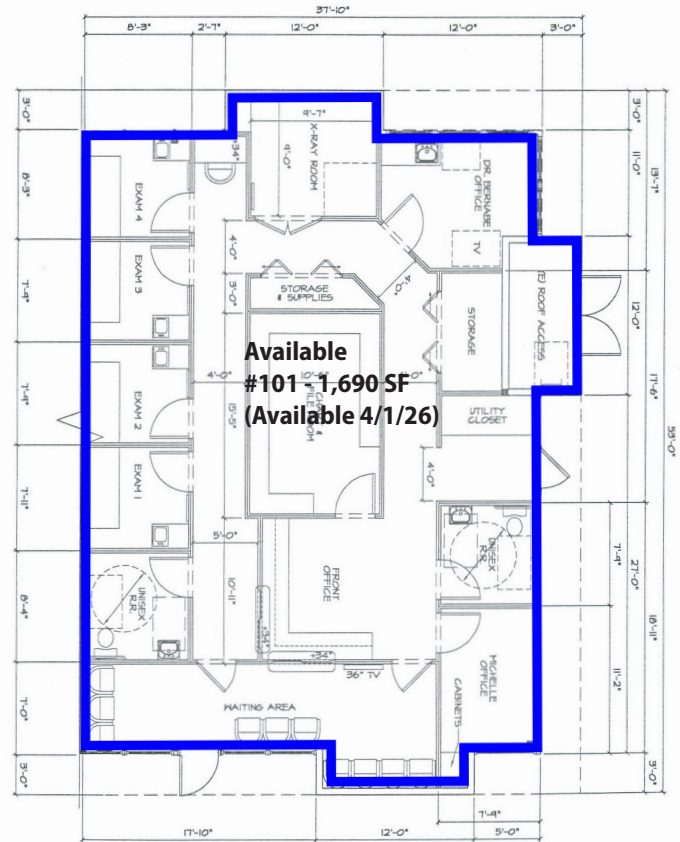
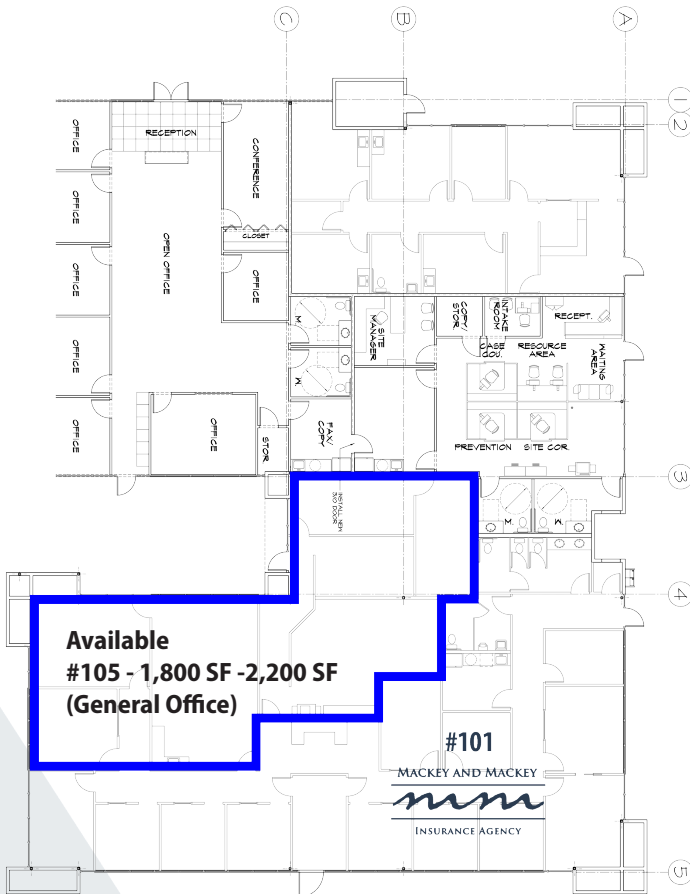


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