

AVAILABLE FOR LEASE | INDUSTRIAL/WAREHOUSE SPACE

1742 WEST PINE AVENUE, FRESNO, CA 93728



JAMES BITTER
Senior Vice President - Industrial Division
t 559-916-2603
jbitter@fortuneassociates.com
CA RE Lic. #02044628

CRAIG "CAP" CAPRIOTTI
Senior Vice President - Office Division
t 559-490-2500 ext. 105
cap@fortuneassociates.com
CA RE Lic. #00695798

www.fortuneassociates.com | 470 E Herndon Ave, Suite 200 | 559.490.2500

All information, representations and projections indicated in this brochure are based on information supplied by the owner or sources deemed reliable and are not warranted by FORTUNE ASSOCIATES. DRE 02210729

PROPERTY INFORMATION

PROPERTY DESCRIPTION

This industrial building is strategically located just off McKinley Avenue within a well-established industrial corridor, offering excellent accessibility for manufacturing, warehousing and distribution options. Its convenient proximity to Highway 99 provides efficient regional connectivity, making it an ideal location for businesses seeking streamlined transportation and logistics.

PROPERTY INFORMATION

TYPE	Industrial
ZONING	M1 (Light Industrial- City of Fresno)
LAND AREA	0.91± AC
AVAILABLE AREA	5,000± SF
LEASE RATE	\$6,000/Month (NNN)





1742 WEST PINE AVENUE
PROPERTY HIGHLIGHTS

MCKINLEY AVENUE



HUGHES AVENUE



GOLDEN STATE BOULEVARD

WEST AVENUE

OLIVE AVENUE