

AVAILABLE FOR LEASE
1,995± SF INDUSTRIAL/OFFICE FLEX BUILDING

17199 N. FRIANT ROAD
FRIANT, CA



NEWMARK
PEARSON COMMERCIAL

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Independently Owned and Operated | Corporate License #00020875 | newmarkpearson.com

FRESNO OFFICE: 7480 N. Palm Ave. #101, Fresno, CA 93711, t 559-432-6200 | **VISALIA OFFICE:** 3447 S. Demaree St., Visalia, CA 93277, t 559-732-7300

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17199 N. FRIANT ROAD
FRIANT, CA

PROPERTY
INFORMATION



PROPERTY DESCRIPTION

This Industrial Property is located just south of Millerton Lake on Friant Road. The building is comprised of open office space, along with an a warehouse with two grade-level doors. The property also includes gated yard space and parking lot.

Additional land is available upon request.

Cross Streets:	Friant Road & Granite Avenue
Building Size:	1,995± SF
Tenancy:	Single
Property Subtype:	Industrial/Office Flex
Roll-Up Doors:	2
Year Built:	2009

HIGHLIGHTS

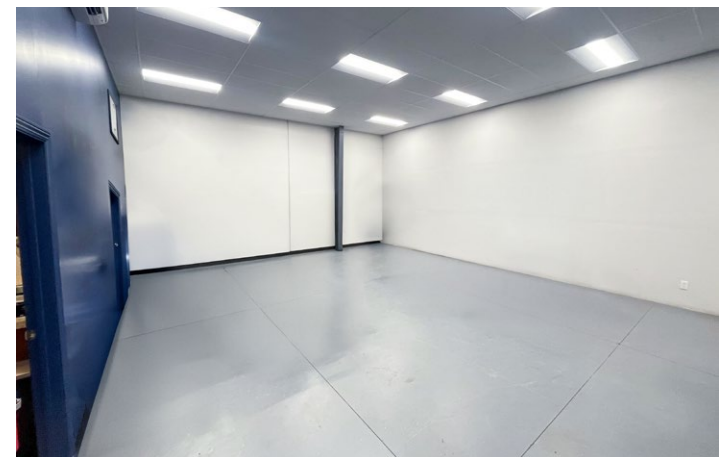
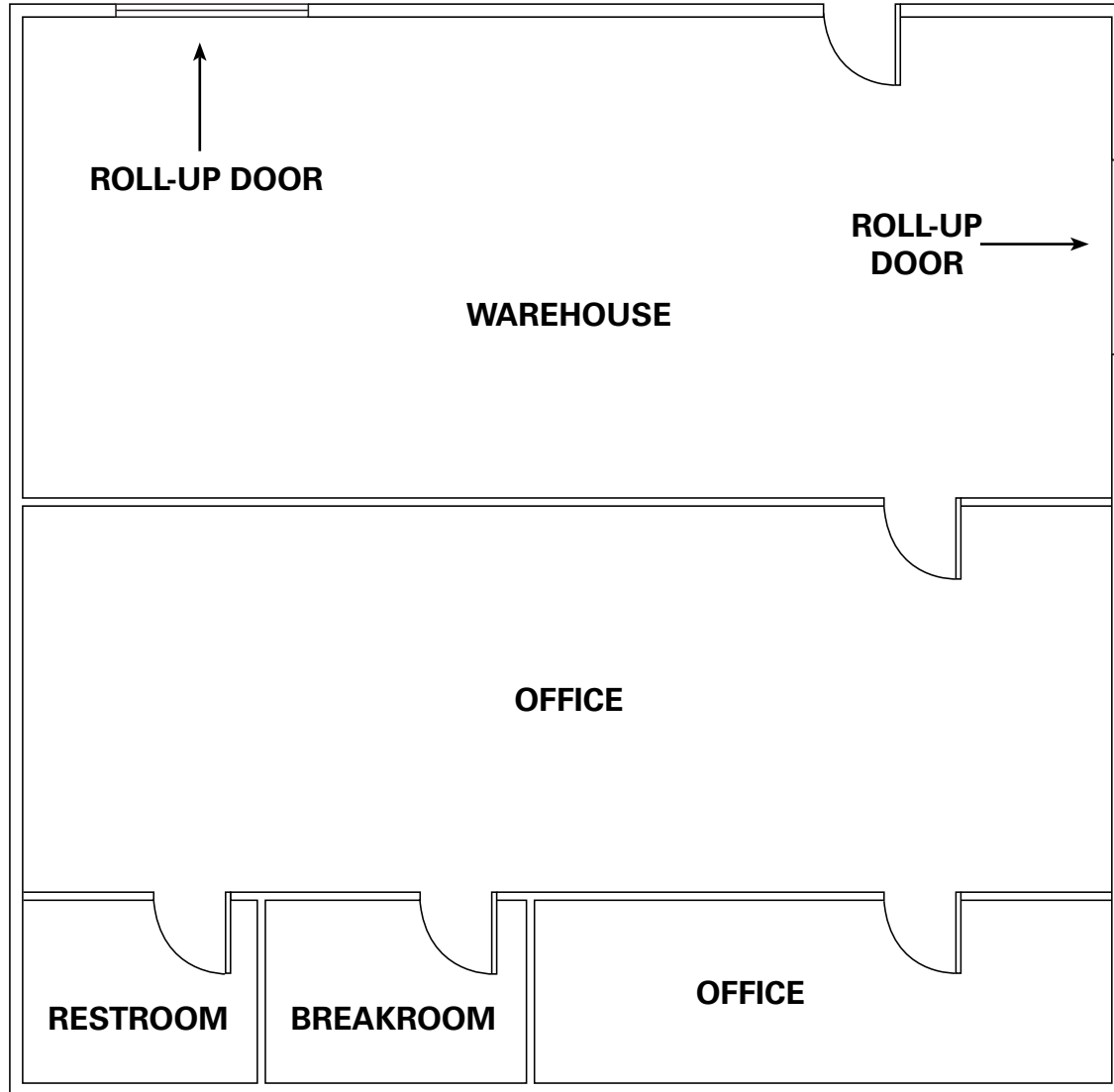
- Rare Office/Warehouse
- Gated Parking
- Additional Land Available
- Alarm and Security Cameras Installed
- 2 Grade-Level Doors

\$2,950 (Monthly)
ASKING RENT

Industrial Gross
LEASE TYPE

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FLOOR
PLAN





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