

# ANDREASEN MEDICAL PLAZA AND SURGERY CENTER

±13,221 SF INVESTMENT SALE

LEASED TO FINANCIALLY STRONG MEDICAL TENANTS  
CAN BE SOLD TOGETHER OR SEPARATELY



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CONCOURS STREET BLDG 1.  
ONTARIO, CA 91764

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CONCOURS STREET BLDG 3.  
ONTARIO, CA 91764

## OFFERING SUMMARY

ADDRESS	3333 Concours Street, Bldg 1. 3333 Concours Street, Bldg 3. Ontario, CA
APPROXIMATE SIZE	8,181 Sq. Ft. / 5,040 Sq. Ft.
ZONING	EVC-C2
PARCEL	0210-521-01-0000 / 0210-521-03-0000
YEAR BUILT	2006
APPRX. OFFERING PRICE	\$7,353,000
APPROX. PRICE PER SF	\$544
CAP RATE	5.80%
OCCUPANCY	100%



## INVESTMENT HIGHLIGHTS

-  The property is strategically located in Ontario, just off I-10 at Haven Avenue exit
-  Extremely secure investment with 100% leased to excellent credit tenant's
-  The Ontario International Airport is less than 3 miles away
-  Established medical office market



Request Confidentiality Agreement

For More Information, Please Contact:

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