

# FOR SALE

Warehouse Facility 2222 S East Ave Fresno CA



## Description

Located on the southside of Fresno, CA in a well-established industrial area.

Ready to Lease condition starting on 7/1/2022

Rent As-Is condition

Close access to 41, 99 and 180 Highway

### Address:

2222 S East Ave Fresno CA

### Contact Person:

Robin Wong Property Manager

408.915.5519

robin@ehjmanagement.com

# FOR SALE & FOR LEASE



## Building Information

Built-up Area: 52,931 sf total  
(47,711sf Warehouse)  
(5,220sf Office)

Vacant: single tenant building

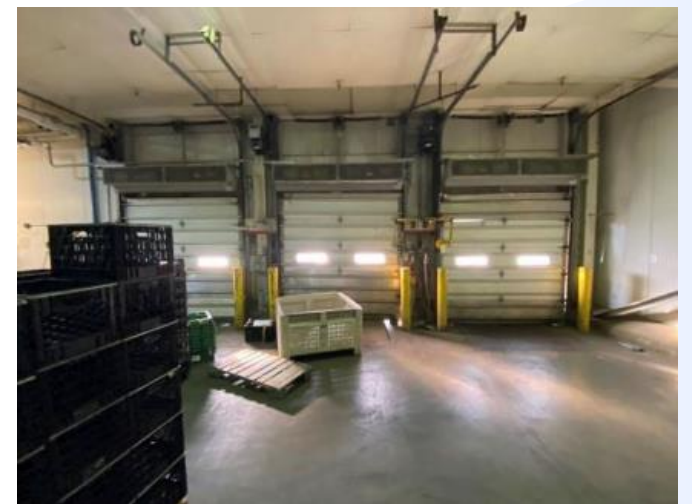
Land size: 4.98 acres

Zoning:

Docks: 5 dock High Overhead Doors  
3 Grade Level Overhead Doors

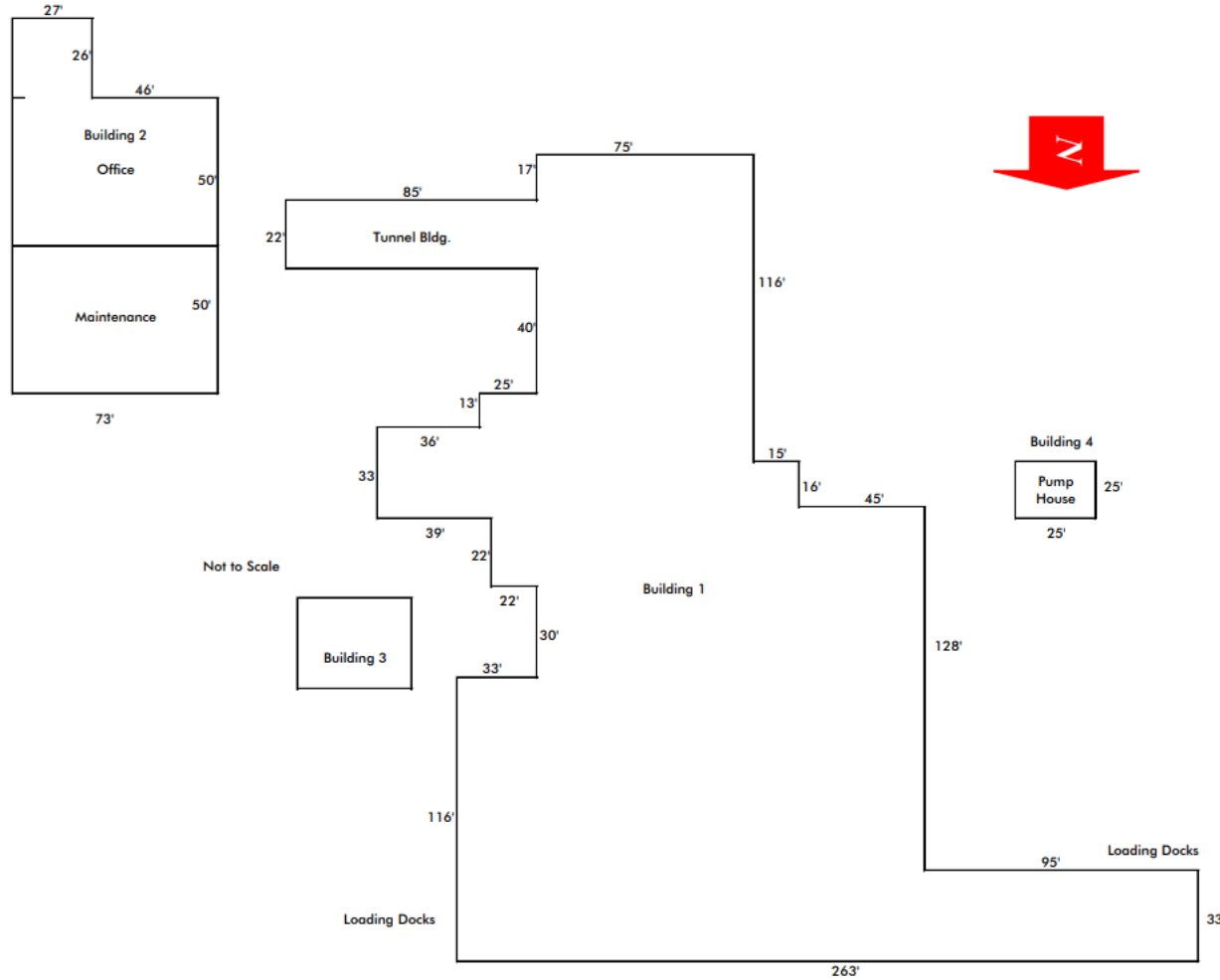
Clear Height: 15' – 30'

Power: 100 amp and 200 amp



**\$3,500,000** Asking Price

# BLUEPRINT



Provided For Illustrative purposes only.

## Layout Plan

Warehouse Facility  
2222 S East Ave  
Fresno CA

# WAREHOUSE & OFFICE



## Warehouse & Office Interior and exterior picture display



# THE MAP



**Easily access to 41, 99  
and 180 highway**

**Located in established  
industrial location**

**Nearby strong user:  
AMAZON, GSK, ULTA**

