

FOR SALE

Highly Visible Stand-Alone Office/Retail Building



- LOCATION:** 840 E. Almond Ave., Madera. On Almond Avenue near Freeway 99 and Madera Community Hospital.
- PRICE:** \$299,000 (\$109.93/sq. ft.)
- SIZE:** Approximately 2,720 sq. ft. (as per tax assessor).
- LOT SIZE:** Approximately 6,098 sq. ft. (as per tax assessor).
- YEAR BUILT:** 1988 (as per tax assessor).
- ZONING:** PO – Professional Office
- DESCRIPTION:** Formerly used as a medical office. Doctor has retired from his private practice. Three doctors' offices and six exam rooms with sinks.

CONTACT EXCLUSIVE LISTING AGENTS:

STUMPF AND COMPANY

Real Estate

(559) 222-3058

CA BRE Lic. #00533442

The information has been given to Stumpf and Company by the property owner or other sources deemed reliable. We have no reason to doubt its accuracy but we do not guarantee it. All information should be verified prior to purchase.

2045 E. Ashlan Avenue, Suite 102 - Fresno, California 93726-2095
Phone (559) 222-3058 Fresno - (559) 641-6807 Oakhurst - www.stumpfandcompany.com