



2625 Shadelands Drive Walnut Creek, California 94598

Property Type:	Medical and Dental Office
Location:	Located in one of the largest medical buildings in Shadelands. Very convenient location with free parking for patients. One block from The Orchards shopping center.
Property Description:	Premiere medical building 60,000 sf located in heart of medical area within Shadelands. Single-story and easy access to all suites. Adjacent to Muir, UCSF and other major medical providers.

CURRENT SPACES AVAILABLE

Suite	Area (sf)	Asking Rent	Space Description	Available
2623-B	1,051	\$2.75 psf FS	Interior suite ready for custom design. Ground floor location, very close to parking lot. <i>Can be combined with Suite 2623-A for total of 1,451 sf</i>	NOW
2623-A	400	\$2.75 psf FS	Current office buildout with window access fronting parking lot for easy access to suite. <i>Can be combined with Suite 2623-B for total of 1,451 sf</i>	NOW



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