

# Shell Medical/ Office Building for Sale or Lease

Office Building

**319** Mall Drive  
Hanford, California

In the Heart of Hanford  
Growth Area and  
Medical Corridor

- Shell medical/office building for sale. Located in one of Hanford's strongest medical office complexes
- Walking distance to Adventist Health Hospital and Hanford Mall
- Prominent pad exposure that fronts Mall Drive
- Rare opportunity and significantly below replacement lease cost



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# Property Summary



Location	319 Mall Drive Hanford, California
Building Size:	±6,654 SF
Sale Price:	\$2,200,000 (\$330 PSF)
Lease Rate:	Negotiable, plus NNN
Parking:	Approximately 5.1 spaces per ±1,000 SF
Lot Size:	±31,066 (per county records)
Year Built:	2010
APN:	011-060-047
Building Signage:	Building signage available
Building:	Shell condition office building complete with several interior restrooms, server room and showers.

## Neighbors:

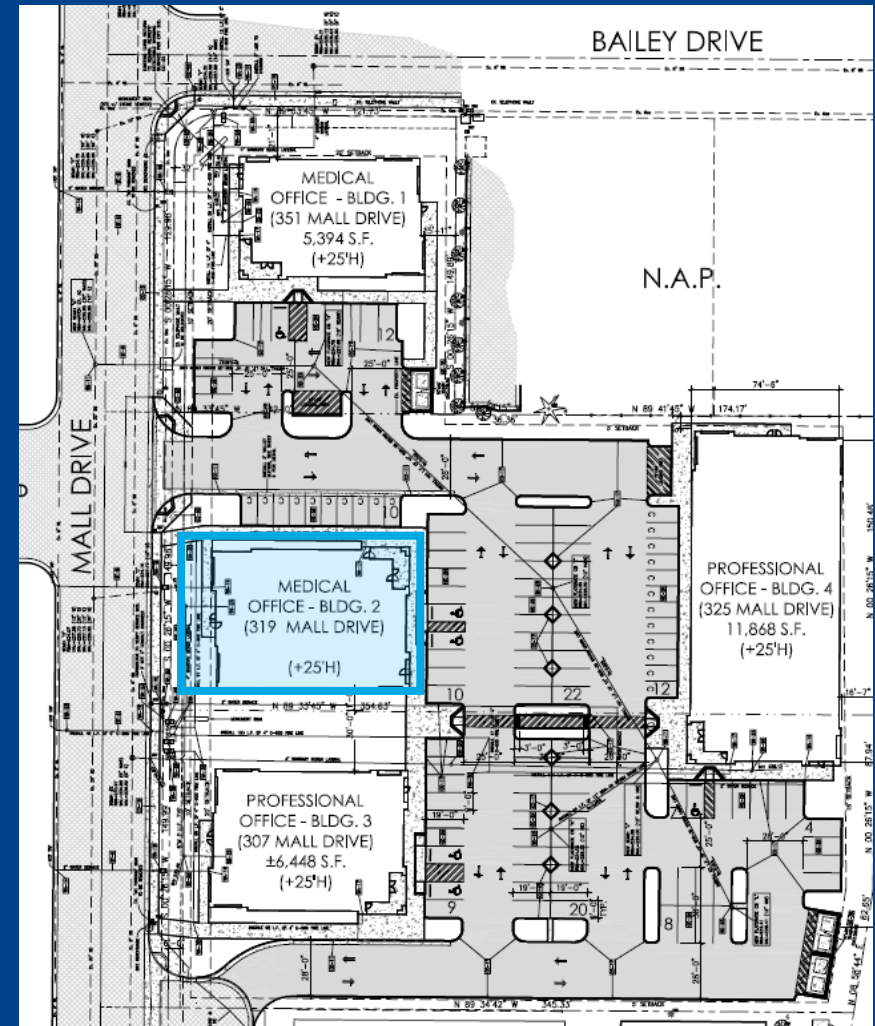
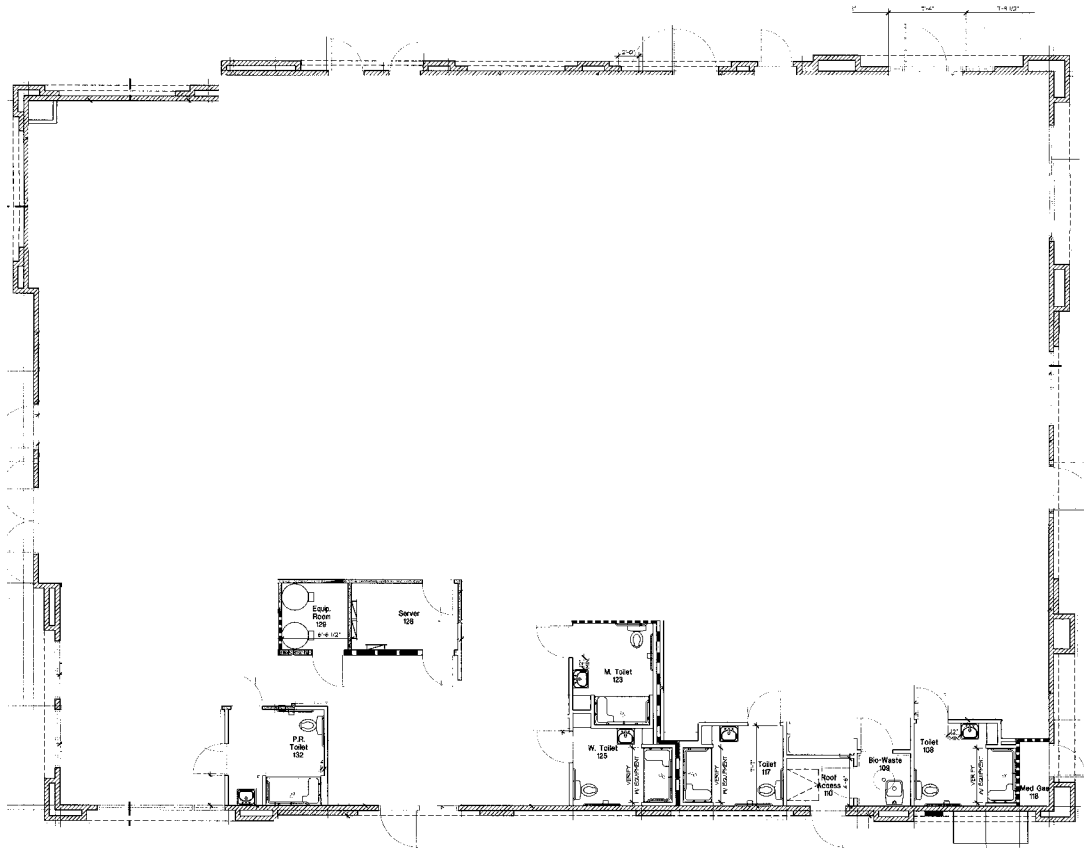


319 Mall Drive | Hanford, CA

# 319 Mall Drive Hanford, CA

Available: ±6,654 Square Feet

# Floor | Site Plans



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HWY 198

Walmart

Doritos Locos

IN-N-OUT

Panera Bread

Target

PETSMART

Starbucks Coffee

ULTA Beauty

Jamba Juice

OLD NAVY

McDonald's

SUBWAY

Hanford Mall

JCP

KOHL'S

SUBWAY

BIG 5 SPORTING GOODS

QUE PASA!

DUNKIN'

PIELOGY

ROSS DRESS FOR LESS

FIVE GUYS

DUNKIN'

Adventist Health Hospital

Z

12th Ave

For Sale Or Lease

319 Mall Drive

Contact Us:

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