



- Excellent Betteravia Frontage and location
- Space Available: 1,642 sq. ft. Showroom/Commercial space
- Zoning: CM
- Lease Rate: **\$1.15/sq. ft.; Price Reduction \$1.10/sq. ft. mod gross**
- ***Also, the opportunity to lease warehouse/storage in adjacent facility***
- Immediately Available

1,642 sq. ft. of highly visible showroom/commercial space available for lease. Subject property has excellent street visibility and is zoned to allow multiple uses. Ample shared parking.

Property Characteristics	
APN:	117-340-042
Legal Description:	Per title report
Land Use Zone:	CM
Parcel Gross Square Feet	.78 acres
Shared Standard and Handicapped Parking:	+/- 30 spaces
Unit Size:	1,642 sq. ft.

