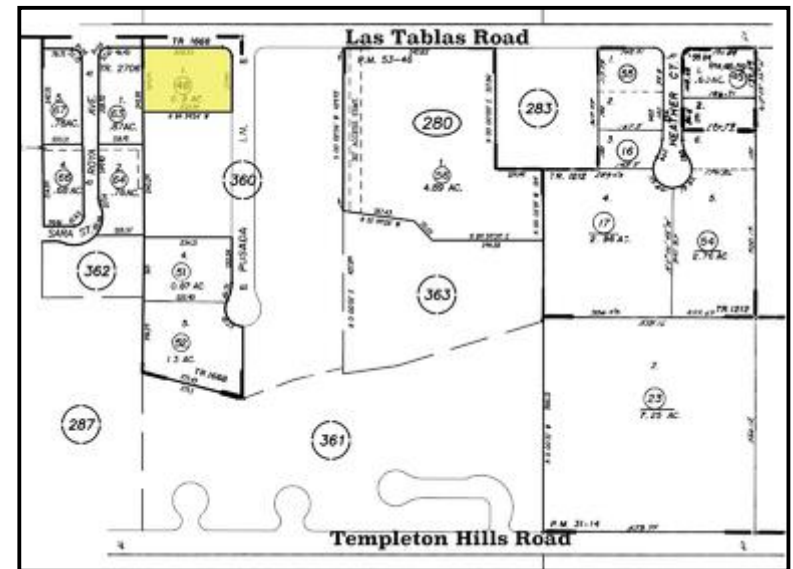


### Property Overview

- Two story office building on the prominent corner of Las Tablas and Posada in the heart of the Templeton Medical District
- +/- 10,000 Sq. Ft.
- Three separate suites all currently leased
- Medical suite coming available soon
- Parking Spaces: 48, 4 of those are handicapped
- Zoning: CR
- APN: 040-280-048
- Sale Price: \$3,200,000

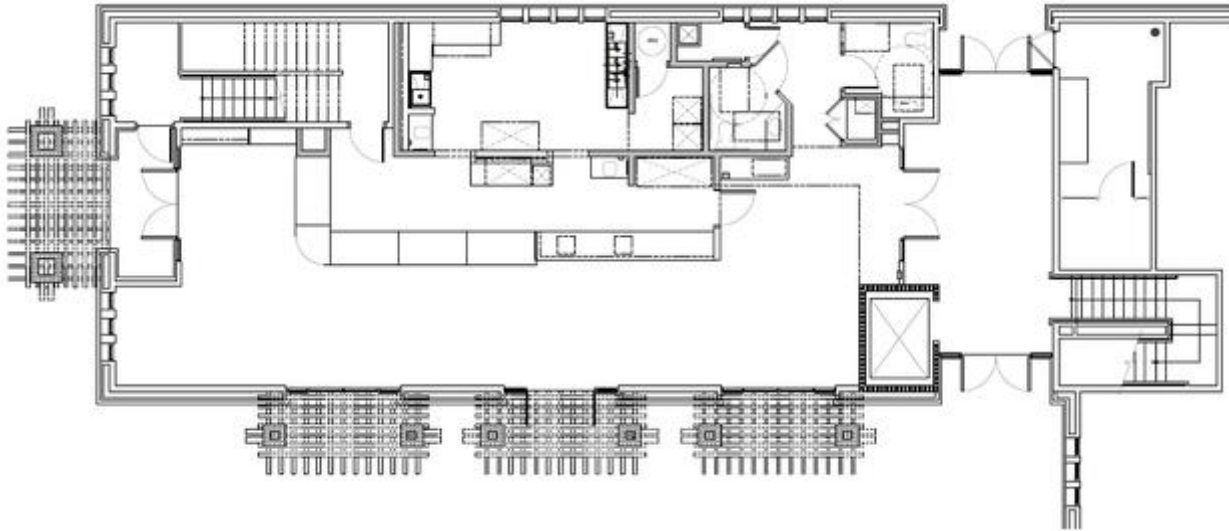




Located 1/2 mile  
from Hwy 101

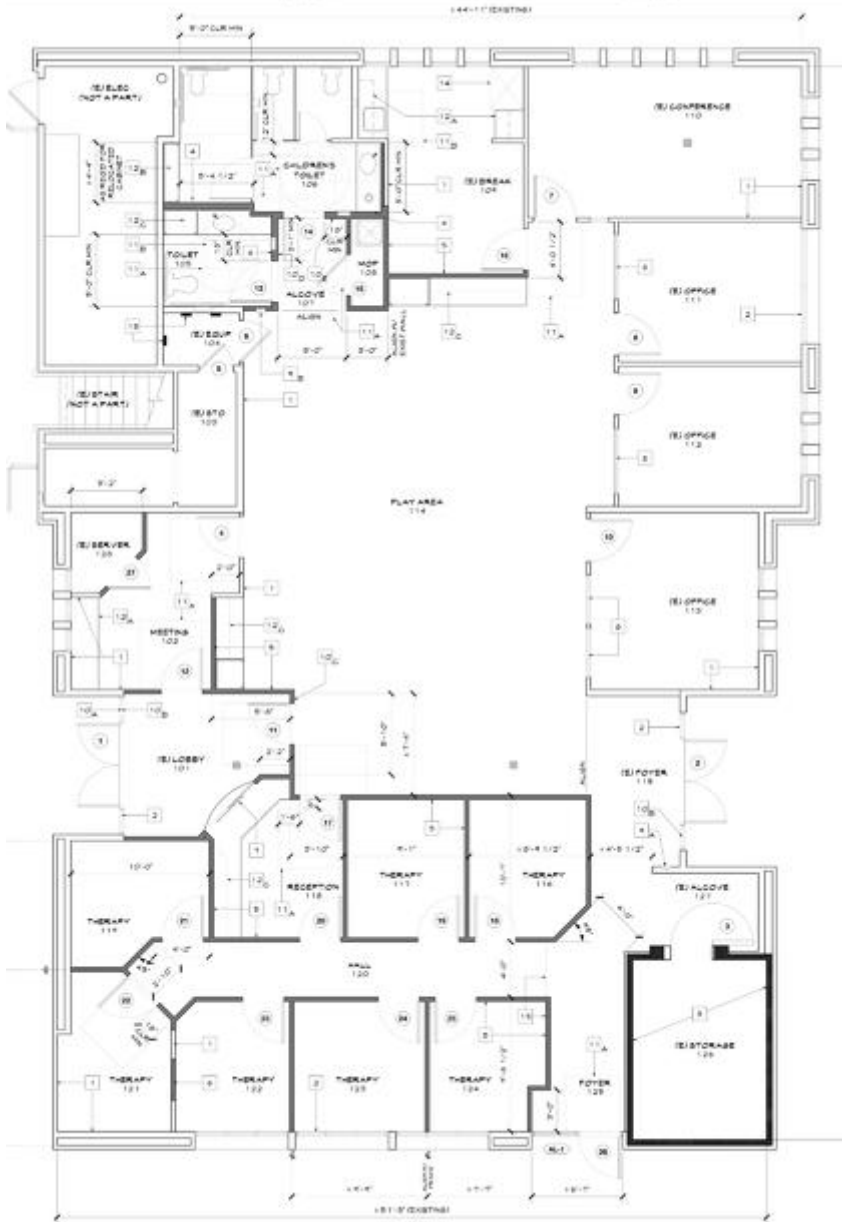


First Floor Restaurant Floor Plan



Suite #	102
Tenant	Jamy's Fine Foods, Inc.
Use	Retail / Restaurant
Suite Size	+/- 2,049 sq. ft.





Suite #	101
Tenant	Pyles & Associates
Use	Autism services for youth and adults
Suite Size	+/- 3,747 sq. ft.



### Second Story Floor Plan



Suite #	200
Tenant	Dignity Health
Use	Medical Space
Suite Size	+/- 3,779 sq. ft.

