Available

±1,770 RSF

Very Clean Small Office Warehouse
Fully Climated Controlled

For Lease

4364 E. Ashlan Avenue, Ste 103
Fresno, California 93726

Centrally located along Ashlan Avenue, just east of Cedar Avenue with easy access to Freeway 168 servicing all of Fresno and Clovis, California.

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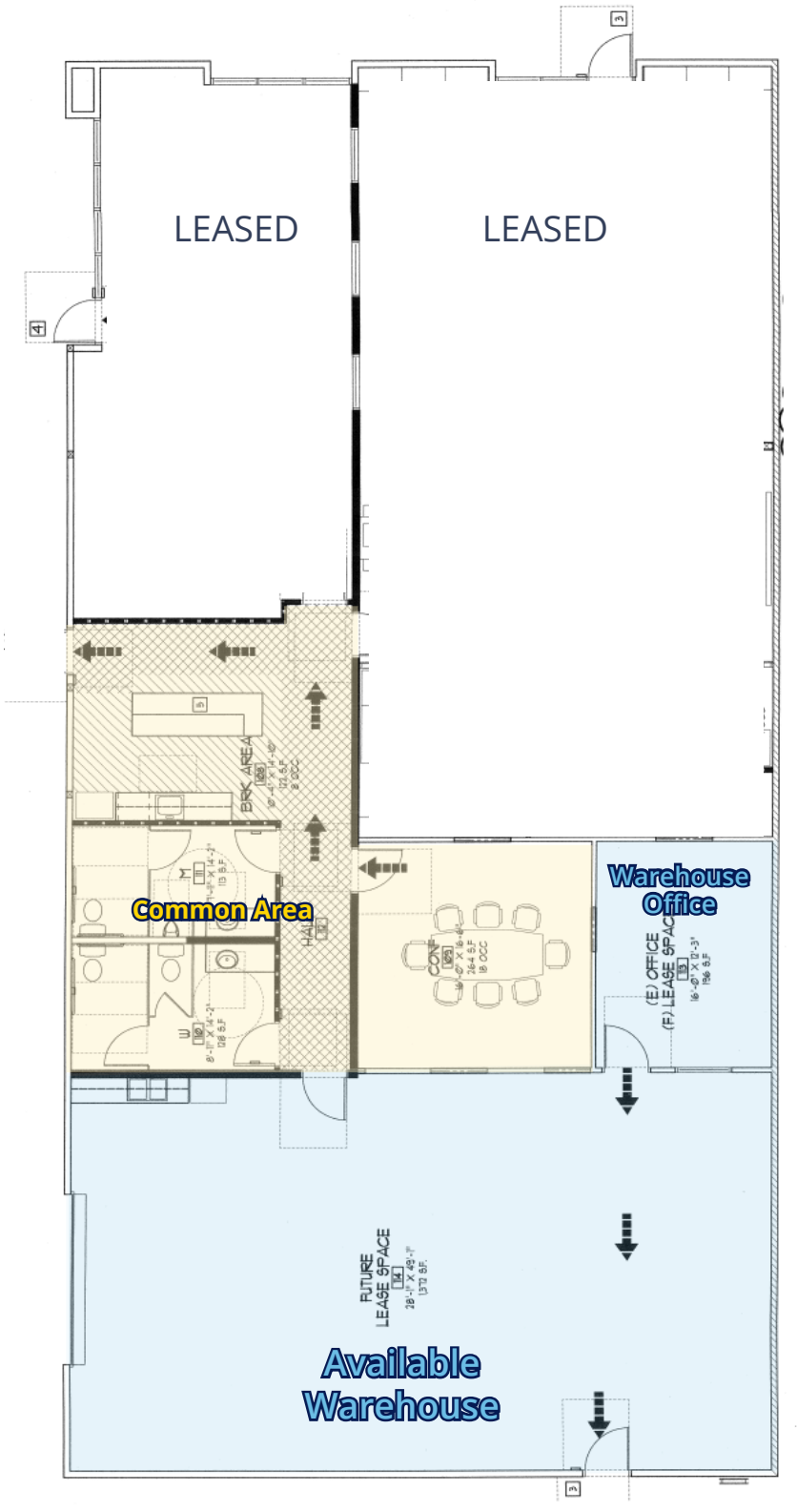
Property Summary

4364 E. Ashlan, Ste 103 | Fresno, CA

Available:	±1,770 RSF (Square footage includes load factor for shared break-room, restrooms and confer-ence room.
Asking Rent:	$2,150.00 per month ($1.21 PSF) plus CAM and separate PG&E meter
Estimated CAM:	$531.00per month CAM includes insurance, property management, pest control, property taxes, alarm, water, sewer and trash
Zoning:	Industrial Light (IL)
Comments:	Highway 168 access less than a block away. Warehouse has one 10' x 12' rollup door and a small office. Fully fenced with security gate with nightly closure. Break room, restrooms, conference room shared with existing tenants. ***Warehouse is fully climate controlled.***



Not to Scale

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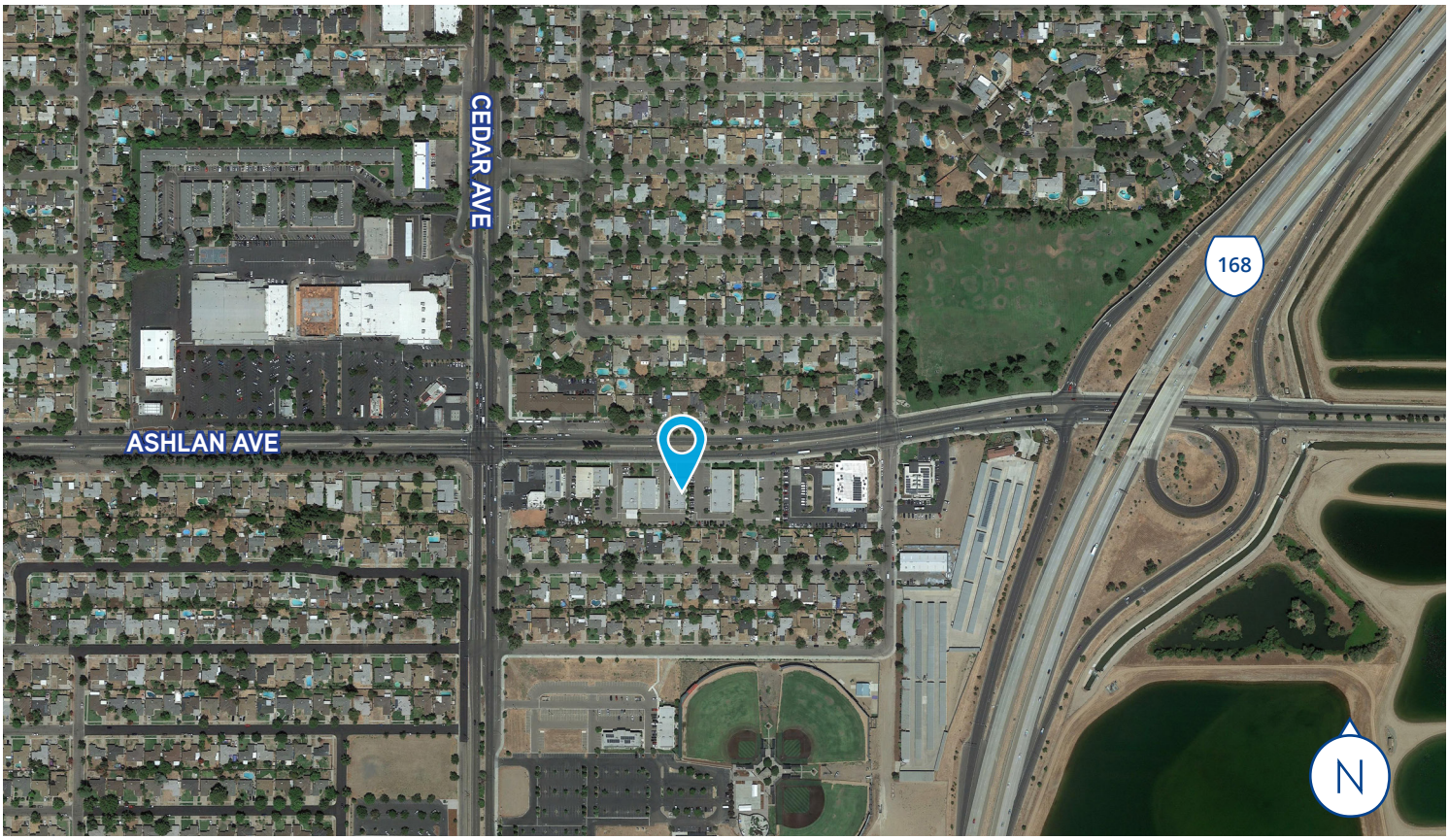

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