

AVAILABLE

±5,574 SF SECOND FLOOR (ELEVATOR SERVED)

215 W. MAIN STREET

VISALIA, CALIFORNIA



JEFF BISCHOFBERGER
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LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES
CORPORATE ID #00976995

AVAILABLE THE MIX | DOWNTOWN VISALIA

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PROPERTY FEATURES

- TWO-STORY ±11,148 SQUARE FOOT MULTI-TENANT BUILDING
- **±5,574 SQUARE FEET AVAILABLE | ENTIRE SECOND FLOOR SPACE**
- THREE (3) ROLL UP WINDOW DOORS TO PROVIDE MAXIMUM AIR FLOW
- HIGH END RESTROOM FIXTURES & FINISHES
- PLUMBING HOOK UPS AVAILABLE FOR RESTAURANT USE
- FLOOR DRAINS THROUGHOUT KITCHEN / PREP AREA
- ADDITIONAL ±625 SQUARE FOOT BASEMENT STORAGE SPACE AVAILABLE
- 23' CAPTIVE AIR HOOD (TO BE PROVIDED BY LANDLORD)
- FULL BUILDING REHAB COMPLETED IN NOVEMBER 2025
- FIRST FLOOR FULLY LEASED
- STREET PARKING + PARKING STRUCTURE WITHIN WALKING DISTANCE
- MAIN STREET ADDRESS



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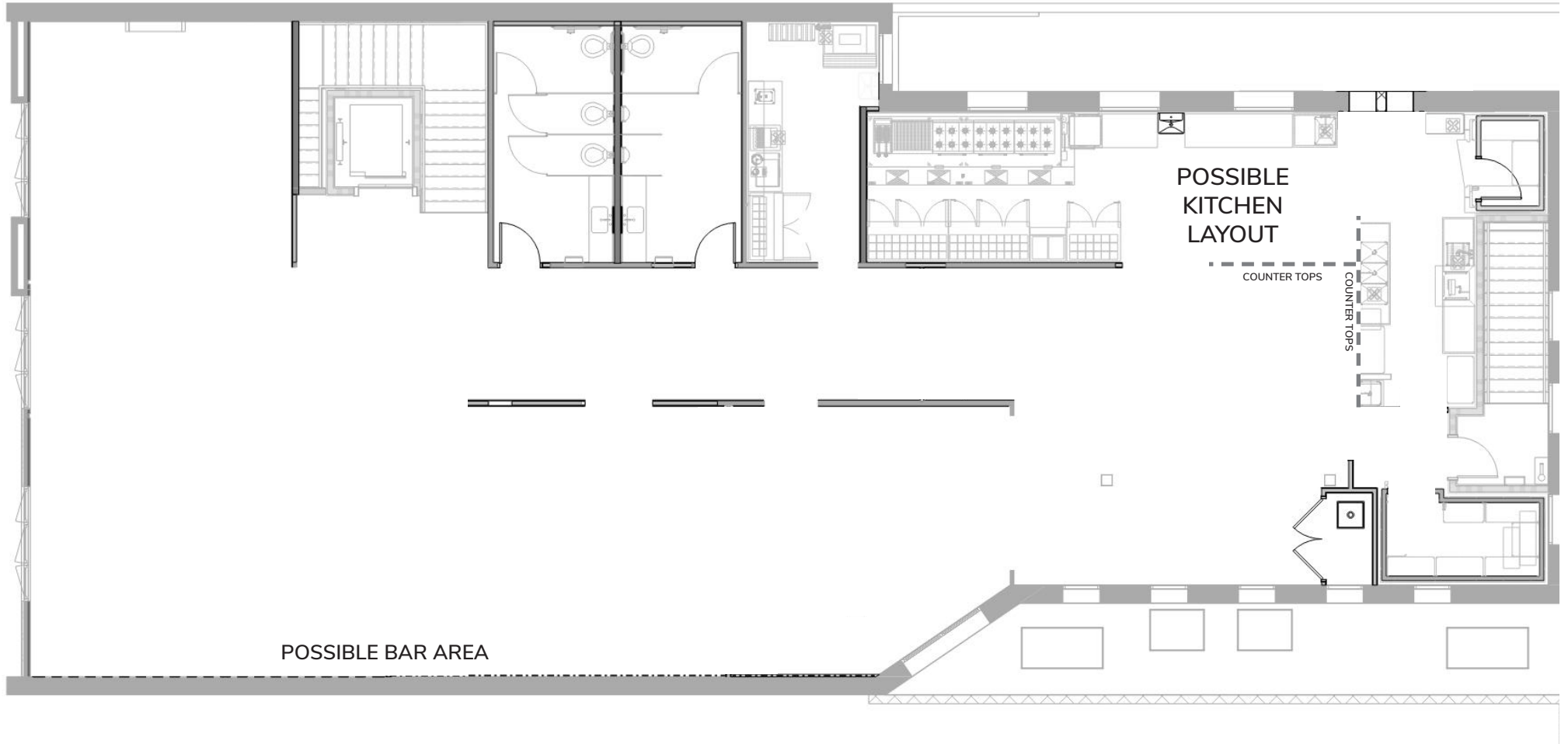
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**SECOND FLOOR
FLOOR PLAN**



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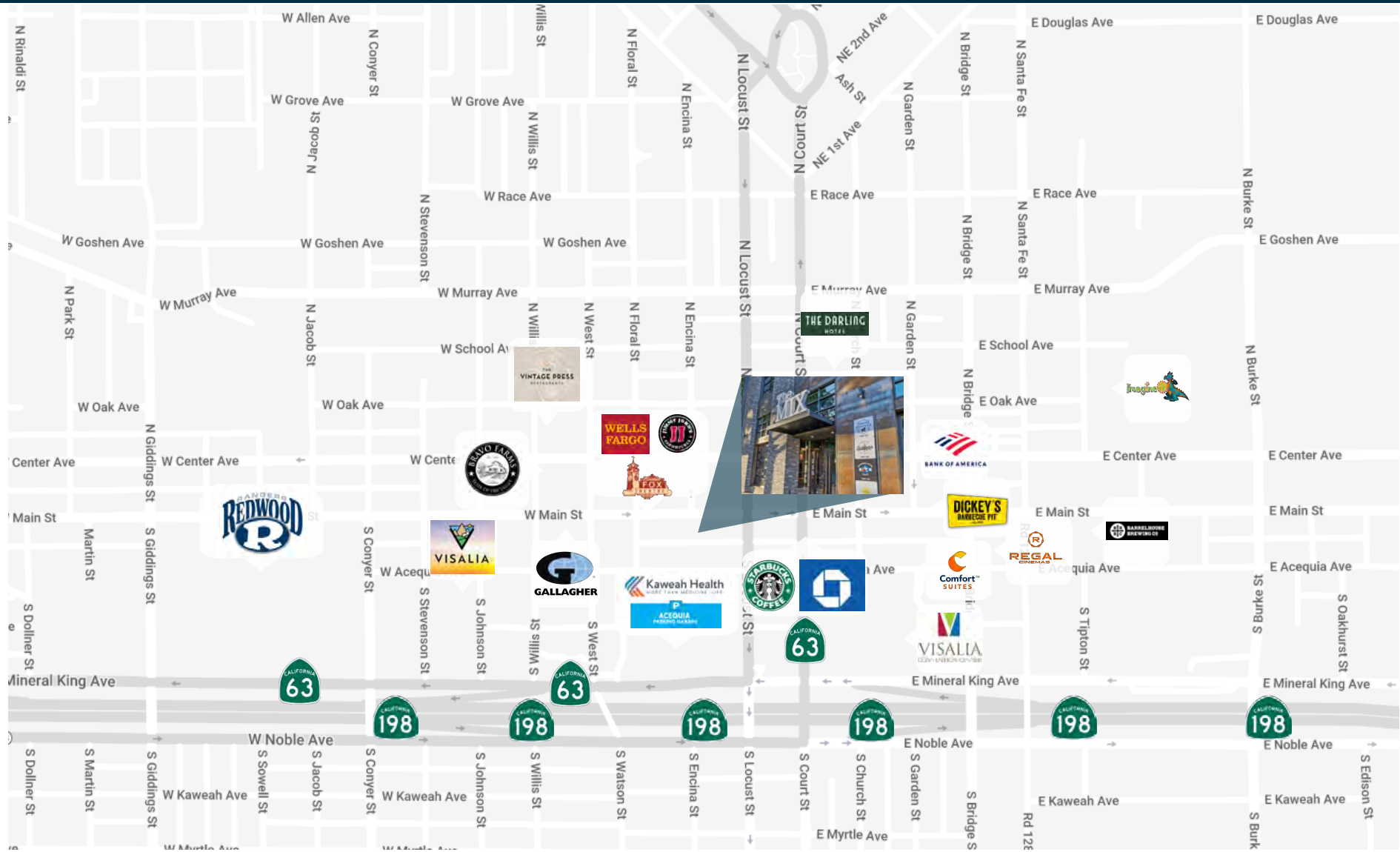
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LOCATION
MAP



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FOR MORE INFORMATION, PLEASE CONTACT:

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