

FOR LEASE

1524 McHenry Ave

MODESTO, CA 95350



PROPERTY HIGHLIGHTS

- + Up to $\pm 10,000$ SF Office
- + 9 Spaces ranging from $\pm 1,200$ SF to $\pm 3,900$ SF
- + Covered Front-Entrance
- + Close Proximity to Nearby Hospitals
- + Excellent access to public transportation
- + Onsite property management, security 7 days/week, day porter

**LEASE RATE:
\$2.35/MO FULL
SERVICE**

**FULLY
BUILT-OUT**

**OFFICE &
MEDICAL**

KRISTY RUPP

Lic. 02004522

+1 209 985 3502

kristy@centerracapital.com

CENTERRA
Properties

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1524 McHenry Ave
Modesto, CA 95350

PROPERTY PHOTOS



KRISTY RUPP

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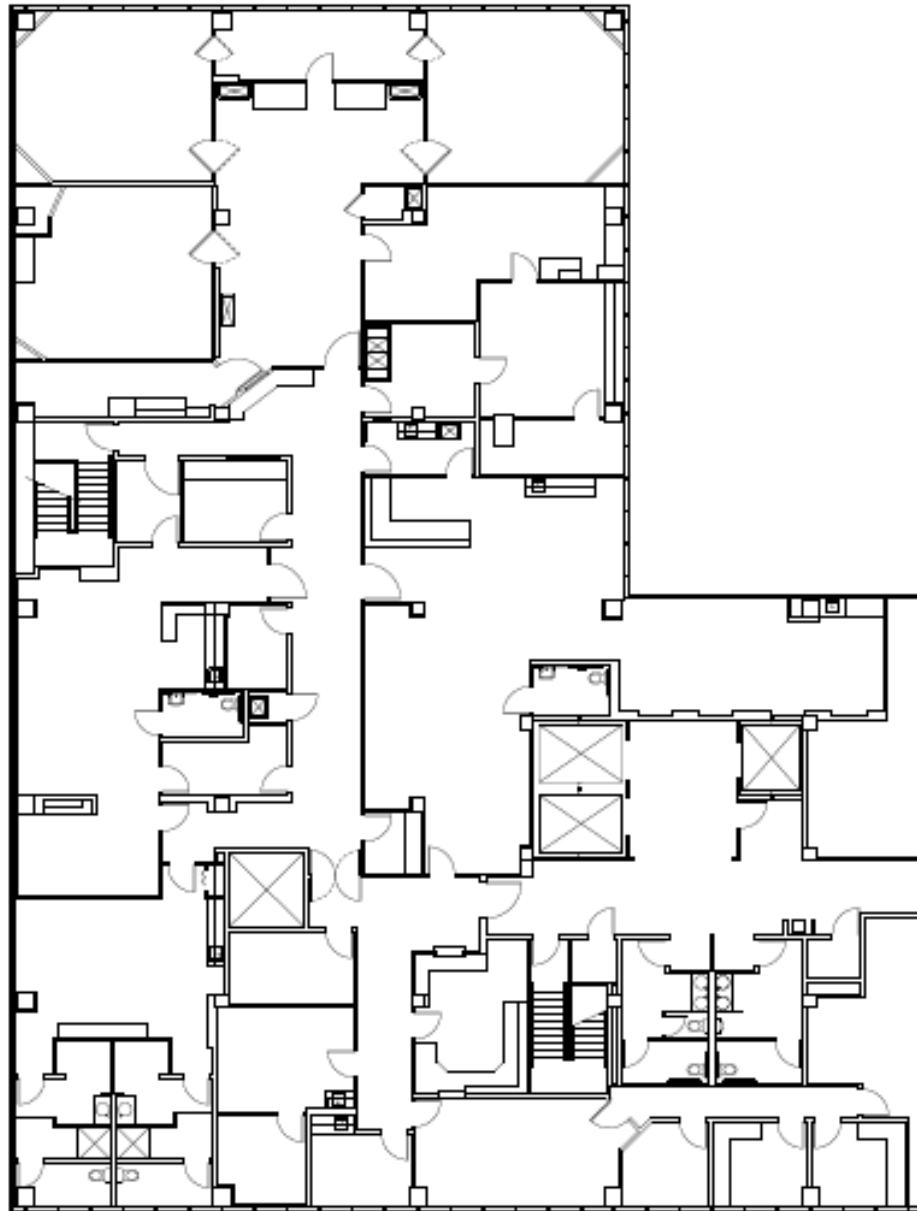
kristy@centerracapital.com

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1524 McHenry Ave
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FLOOR PLAN (2nd Floor Surgery Center)



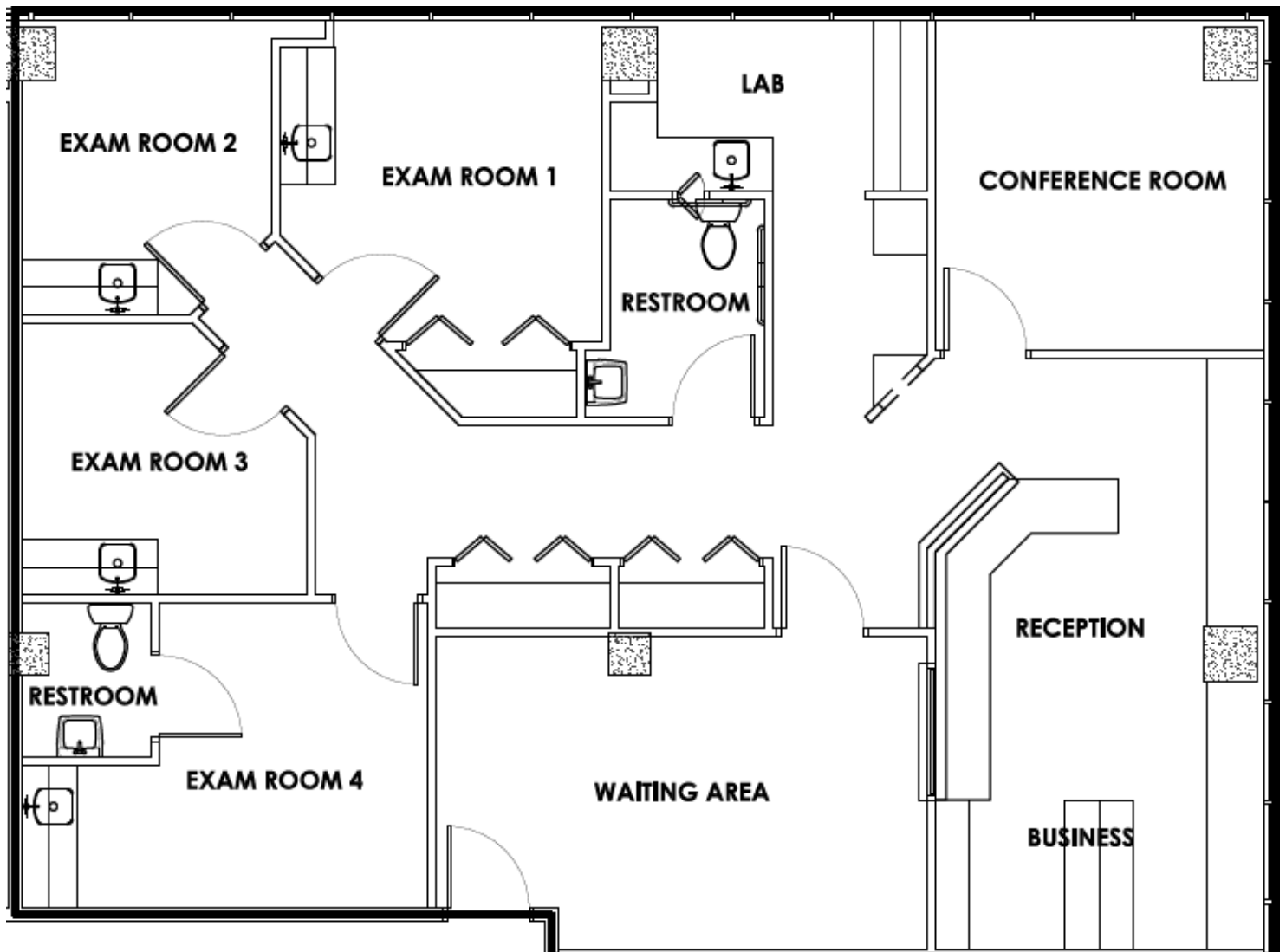
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1524 McHenry Ave
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FLOOR PLAN (Suite 370)



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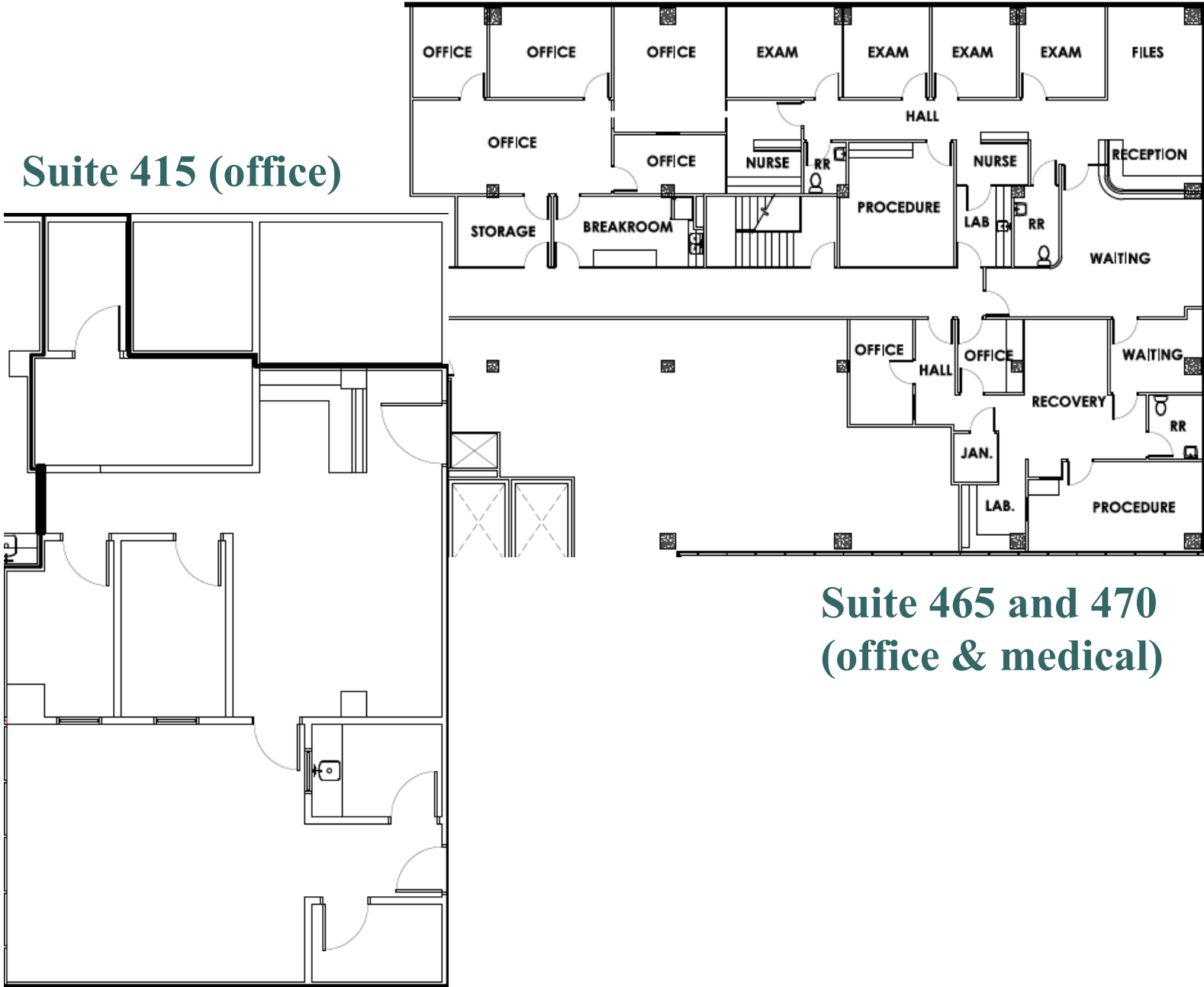
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1524 McHenry Ave
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FLOOR PLAN (4th Floor)

Suite 415 (office)



Suite 465 and 470
(office & medical)

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