1100 West Shaw Avenue • Fresno, California

AVAILABLE FOR LEASE

Approximately ±910 Square Feet

- FREE Reserved Covered Parking
- WALK TO FIG GARDEN VILLAGE
- Close Proximity To Freeway 41 & 99
- Competitive Full Service Rents
- Local Owners

ROBERT ELLIS
LEASING AND INVESTMENT, INC.

ROBERT ELLIS
PHONE: 559/228•8900
DRE LICENSE #00870649

MITCH WEIBERT
PHONE: 559/355•0841
DRE LICENSE #02198339

7502 NORTH COLONIAL AVENUE, SUITE 101 ▪ FRESNO, CALIFORNIA 93711
rellis@reli1.com ▪ mweibert@reli1.com ▪ www.reli1.com

This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. This above information, while not guaranteed, has been secured from sources we believe to be reliable.

PROPERTY INFORMATION

Location: Property is situated on the West Shaw Corridor at the northwest corner of West Shaw and Harrison Avenues within walking distance of Fig Garden Shopping Center, restaurants and banks.

Description: Single story building, lots of windows, mature landscaping, abundant parking and very well maintained.

Space Available:

Suite	Rentable Sq. Ft. *	Rent Per Month	Description
#136	±910	$1,595.00	2 Private Offices, Reception Area, Conference/Break Room, Reception Area

ALL UTILITIES AND JANITORIAL SERVICE INCLUDED

** Square footage includes prorata share of common area.*

1st Year Lease Rate: $1.75/sq. ft. - Full Service

Terms: Negotiable

Zoning: R-P (residential professional office)

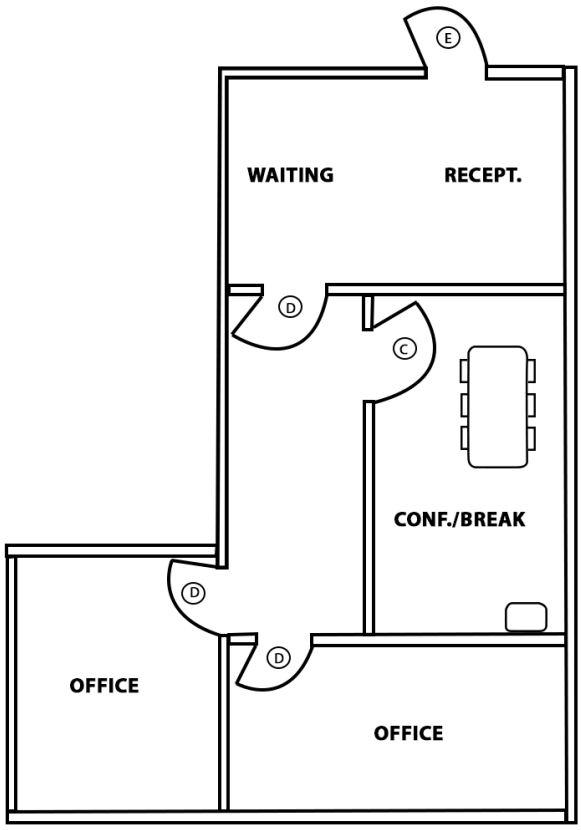
PARKING: 1 FREE COVERED RESERVED STALL PER SUITE, INCLUDED IN RENT

This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. This above information, while not guaranteed, has been secured from sources we believe to be reliable.

1100 West Shaw Avenue • Fresno, California

FLOOR PLAN

Suite 136 - ±910 sf



ROBERT ELLIS
LEASING AND INVESTMENT, INC.

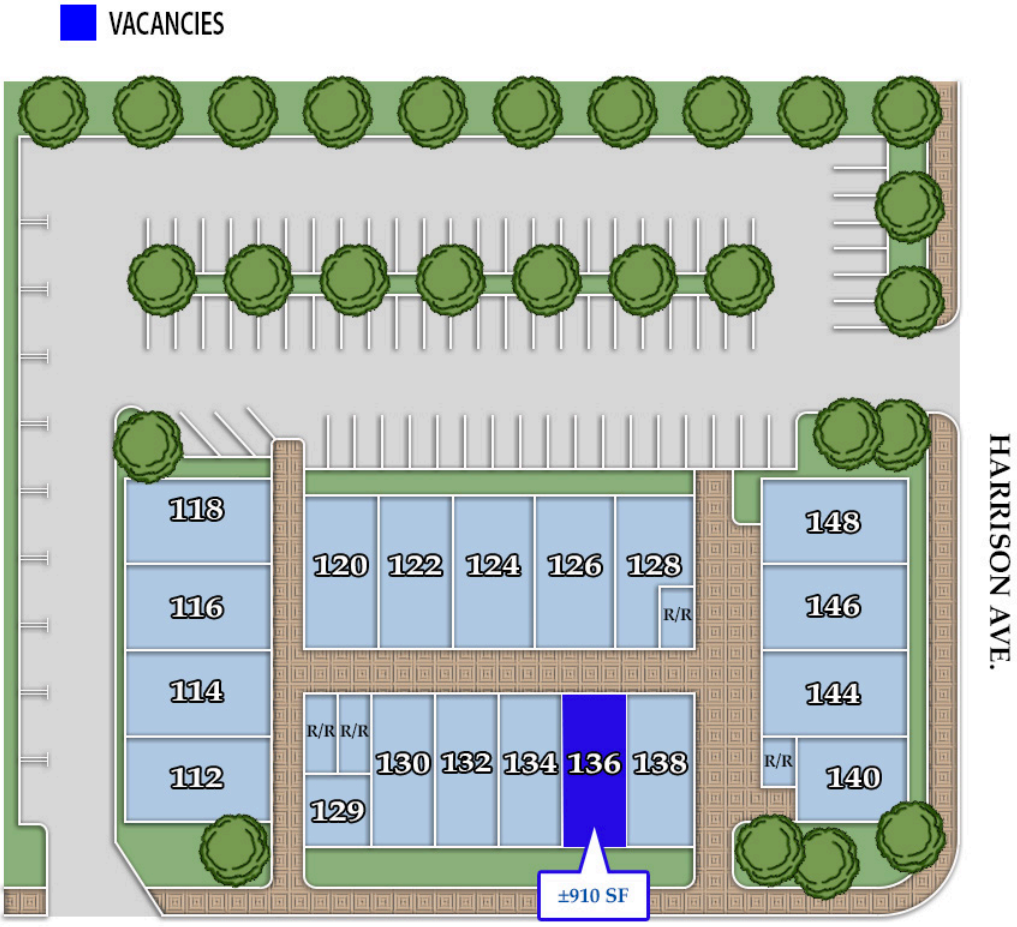
ROBERT ELLIS
PHONE: 559/228-8900
DRE LICENSE #00870649

MITCH WEIBERT
PHONE: 559/355-0841
DRE LICENSE #02198339

7502 NORTH COLONIAL AVENUE, SUITE 101 ▪ FRESNO, CALIFORNIA 93711
rellis@reli1.com ▪ www.reli1.com

This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. This above information, while not guaranteed, has been secured from sources we believe to be reliable.

SITE PLAN



ROBERT ELLIS
LEASING AND INVESTMENT, INC.

ROBERT ELLIS
PHONE: 559/228-8900
DRE LICENSE #00870649

MITCH WEIBERT
PHONE: 559/355-0841
DRE LICENSE #02198339

7502 NORTH COLONIAL AVENUE, SUITE 101 ▪ FRESNO, CALIFORNIA 93711
rellis@reli1.com ▪ www.reli1.com

This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. This above information, while not guaranteed, has been secured from sources we believe to be reliable.

LOCATION AERIAL

ROBERT ELLIS
LEASING AND INVESTMENT, INC.

ROBERT ELLIS
PHONE: **559**/228-8900
DRE LICENSE #00870649

MITCH WEIBERT
PHONE: **559**/355-0841
DRE LICENSE #02198339

7502 NORTH COLONIAL AVENUE, SUITE 101 ▪ FRESNO, CALIFORNIA 93711
rellis@reli1.com ▪ www.reli1.com

This statement with the information it contains is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described above shall be conducted through this office. This above information, while not guaranteed, has been secured from sources we believe to be reliable.