

PROFESSIONAL OFFICE SPACE | AVAILABLE FOR LEASE

**9477-9499 FORT WASHINGTON ROAD,
FRESNO, CA 93730**

RIVERVIEW PROFESSIONAL CENTER



RIVERVIEW PROFESSIONAL CENTER PROPERTY DESCRIPTION

PROPERTY DESCRIPTION

Located at Fort Washington and Friant Road, Riverview Professional Offices are a single-story Tuscan styled office complex. The offices are in a great northeast Fresno location, offering the user flexibility and a quiet professional work environment. A mixed-use commercial project that features updated paint and landscaping for its users.

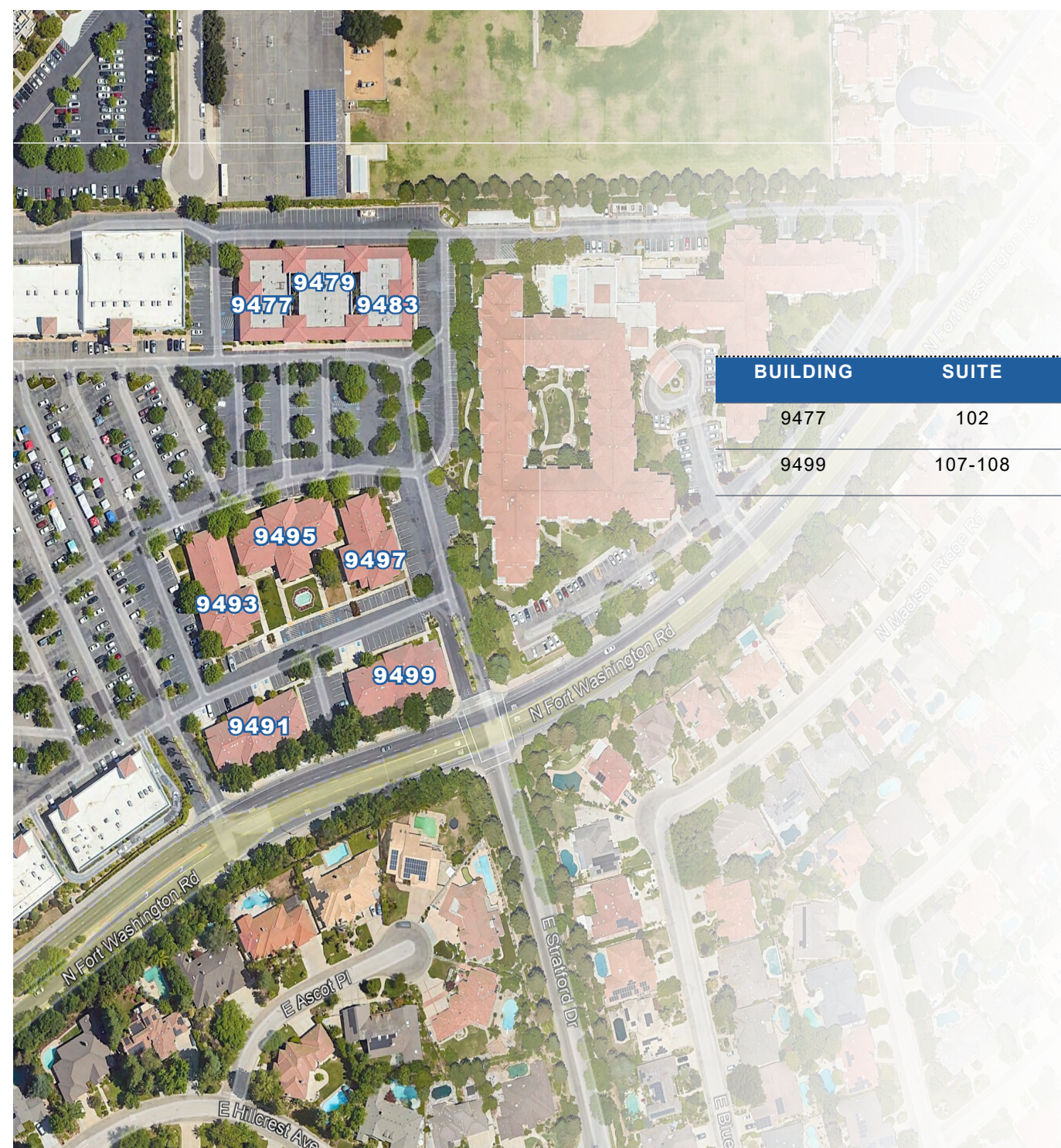
PROPERTY HIGHLIGHTS

- Situated in high-growth area
- Upscale architecture & lush landscaping
- Densely populated high-income area with low crime rate
- 40,000 cars per day on Friant Road
- Offices connected to retail center with restaurants, grocery store, fitness center and variety of national and local tenants
- Across from Woodward Park

PROPERTY INFORMATION

TYPE	Office/Medical
MARKET SECTOR	Woodward Park
AVAILABLE AREA	2,318-2,567 ± RSF
MOVE-IN-DATE	Immediately
LEASE RATE	Call Agent for Pricing
EXISTING TENANTS	Sakanaya Restaurant, Sport Clips Haircuts, Starbucks, Starving Artist Restaurant, Fort Washington Fitness

RIVERVIEW PROFESSIONAL CENTER PROPERTY AVAILABILITY



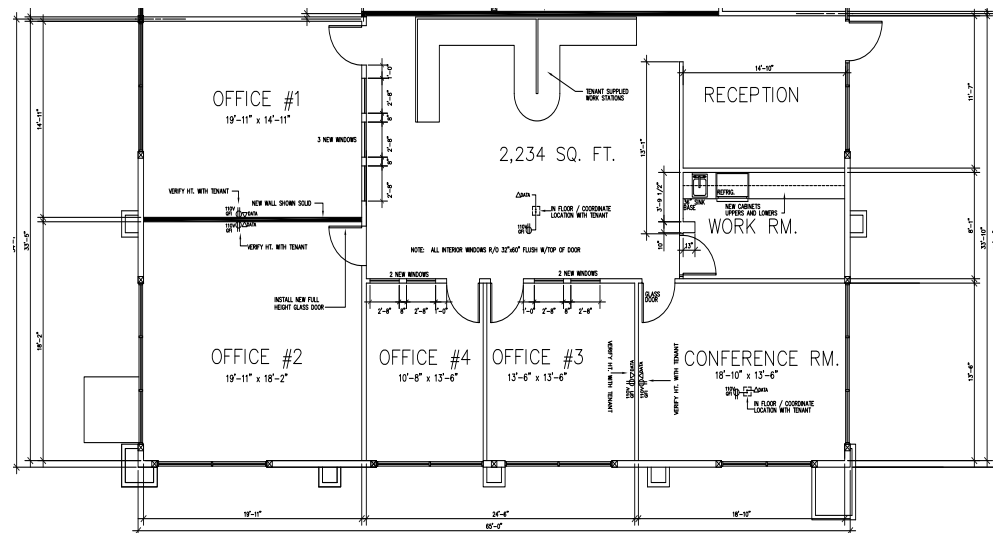
BUILDING	SUITE	RSF	AVAILABLE
9477	102	2,318± SF	Immediately
9499	107-108	2,567± SF	Immediately

RIVERVIEW PROFESSIONAL CENTER

AVAILABLE SPACES

9477 | SUITE 102

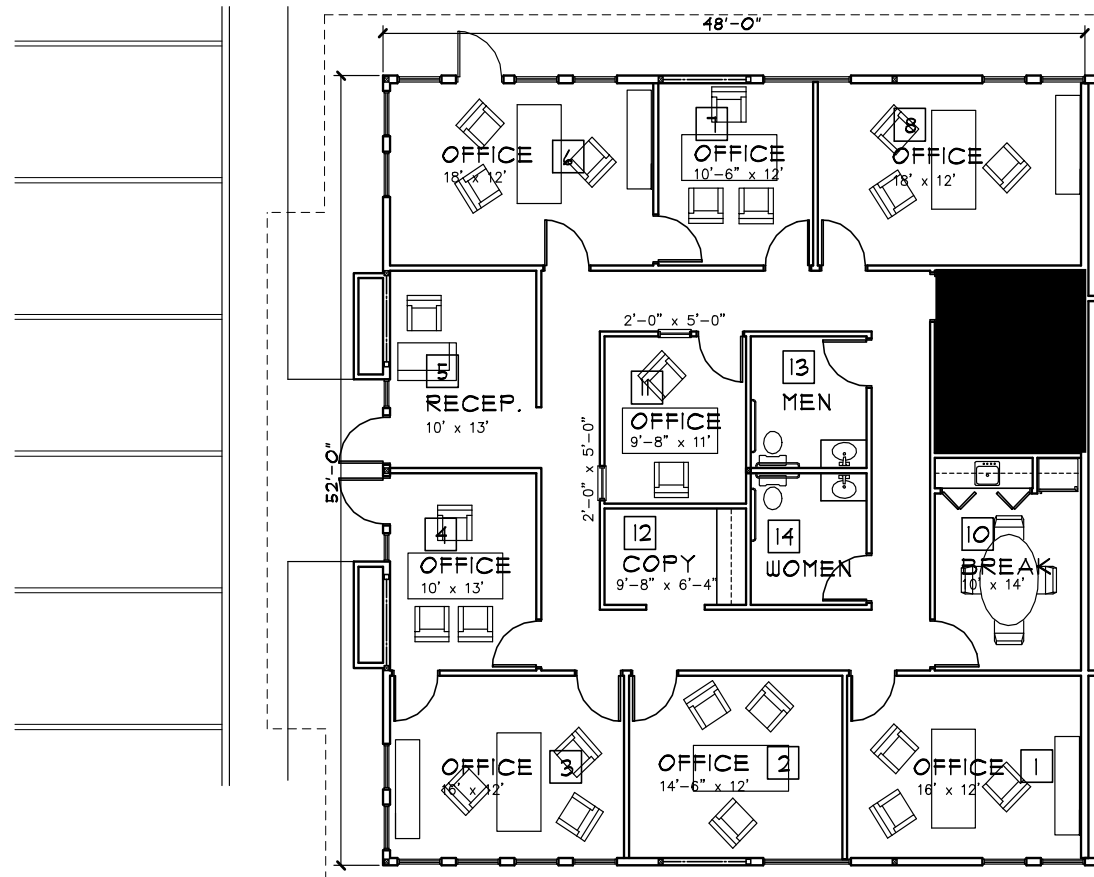
2,318± RSF



RIVERVIEW PROFESSIONAL CENTER
AVAILABLE SPACES

9499 | SUITE 107-108

2,567± RSF



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All information, representations and projections indicated in this brochure are based on information supplied by the owner or sources deemed reliable and are not warranted by FORTUNE ASSOCIATES. DRE 02210729



RIVERVIEW PROFESSIONAL CENTER PROPERTY LOCATION

RIVERVIEW PROFESSIONAL
CENTER

FORT WASHINGTON ROAD

CHAMPLAIN DRIVE

FRIANT ROAD

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CONTACT

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