

FOR SALE OR LEASE

LEASE RATE: \$1.55 PSF MG PER MONTH

SALE PRICE: \$446,000.00

1746 GRAND CANAL, STE. 11 & 12

STOCKTON, CALIFORNIA

±2,002 SF OFFICE CONDOMINIUM SUITE



FOR MORE INFORMATION
CONTACT:

LIDDICOAT
Corp. Lic. 02305797



LORIE LIDDICOAT

209.915.9913

Lic. 01952818

Lorie@LiddicoatCRE.com

All information found in this marketing package have been gathered from resources believed to be reliable. Brokers and Agents do not warrant, guarantee or represent the accuracy of the information and recommend that all information be verified prior to a transaction.

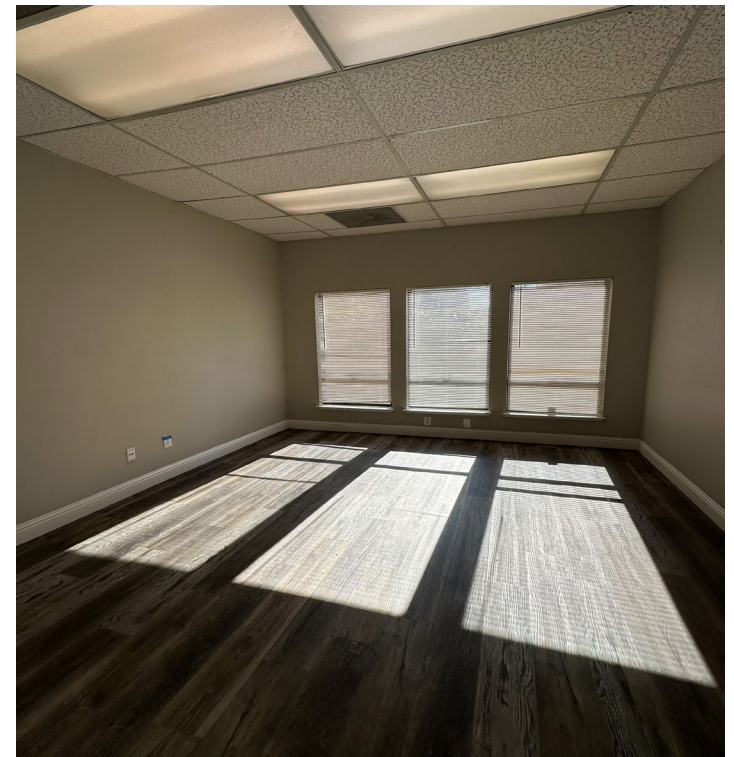
1746 GRAND CANAL STE.11:

SUITE FEATURES:

- Suite Size: ±2,002 SF (combined Suites)
- APN:110-160-110 & 110-160-120
- Open Reception Area
- Bull-Pen / Collaborative Workspace
- Five Large Offices
- Conference Room w/Sink
- Break Room w/ Sink
- Two Restrooms within Suite
- Windows Throughout

±2,002 SF office suite with a very functional layout that can accommodate many different professional users. Windows throughout that bring in natural lighting, restrooms within as well as a breakroom.

Contact listing agent for more information or to schedule a tour.



FOR MORE INFORMATION CONTACT:

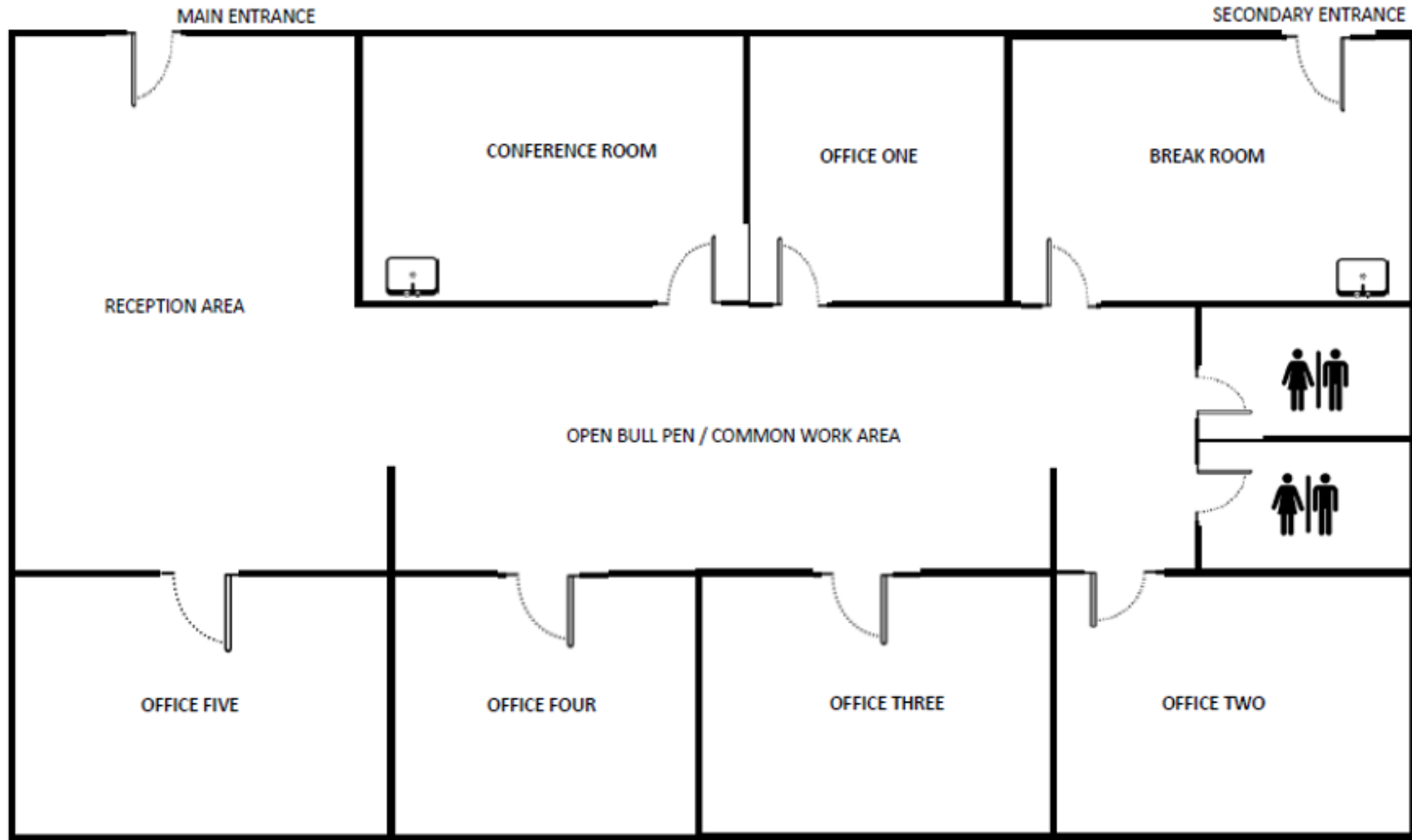
LIDDICOAT
Corp. Lic. 02305797



LORIE LIDDICOAT
209.915.9913
Lic. 01952818
Lorie@LiddicoatCRE.com

All information found in this marketing package have been gathered from resources believed to be reliable. Brokers and Agents do not warrant, guarantee or represent the accuracy of the information and recommend that all information be verified prior to a transaction.

1746 GRAND CANAL, STE. 11 _ FLOOR PLAN



1746 GRAND CANAL, STE. 11 & 12 - ±2,002 SF

**Drawing Not To Scale*

All information found in this marketing package have been gathered from resources believed to be reliable. Brokers and Agents do not warrant, guarantee or represent the accuracy of the Information and recommend that all information be verified prior to a transaction.

FOR MORE INFORMATION
CONTACT:

LIDDICOAT
Corp. Lic. 02305797

CRE

LORIE LIDDICOAT

209.915.9913

Lic. 01952818

Lorie@LiddicoatCRE.com

All information found in this marketing package have been gathered from resources believed to be reliable. Brokers and Agents do not warrant, guarantee or represent the accuracy of the Information and recommend that all information be verified prior to a transaction.

1746 GRAND CANAL, STE. 11 - LOCATION



FOR MORE INFORMATION CONTACT:

LIDDICOAT
Corp. Lic. 02305797



LORIE LIDDICOAT
209.915.9913
Lic. 01952818
Lorie@LiddicoatCRE.com

All information found in this marketing package have been gathered from resources believed to be reliable. Brokers and Agents do not warrant, guarantee or represent the accuracy of the information and recommend that all information be verified prior to a transaction.