

Colliers

Accelerating success.

Esсен Restaurant
Coming Soon

FOR LEASE

2024 N. Van Ness Blvd.
Fresno, CA 93704

Retail/Office Space for Lease
Approximately 1,800 SF Available

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2024 N. Van Ness Blvd. Fresno, CA 93704

PROPERTY OVERVIEW

Located at 2024 N. Van Ness Blvd., this ±1,800 SF space sits at one of Fresno's most walkable intersections, just steps from N. Echo Avenue's thriving restaurant and retail corridor. Just down the block from a mix of established neighborhood favorites and close to Fresno High School, this location offers strong visibility and built-in foot traffic for the right tenant.

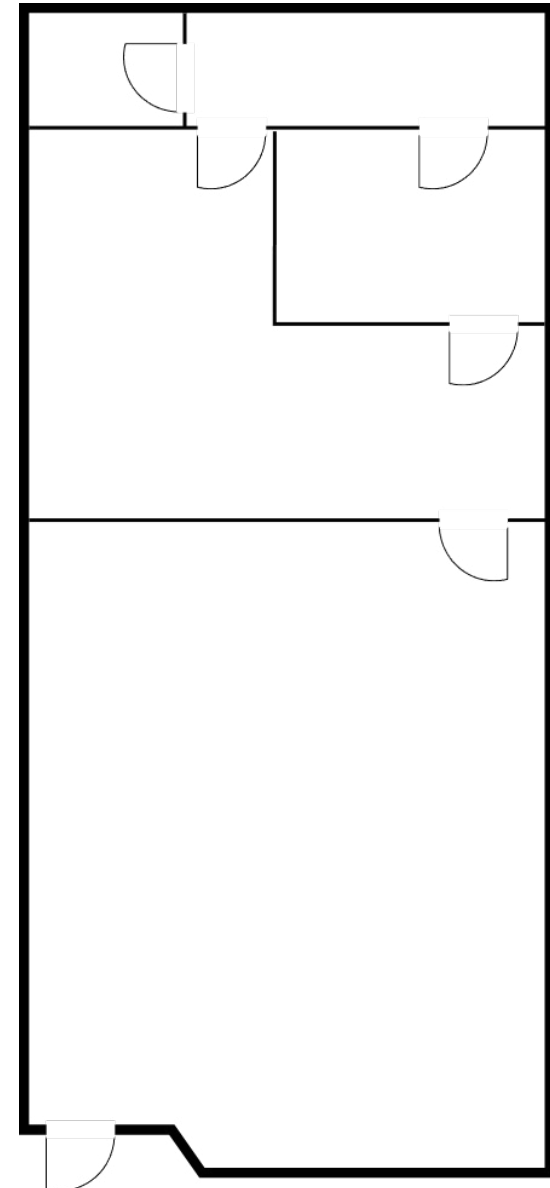
PROPERTY SUMMARY

Size:	±1,800 sq. ft.
Lease Rate:	\$3,200/month
Lease Terms:	Tenant responsible for gas, electricity, water, sewer, garbage, and maintenance of the A/C and heating units

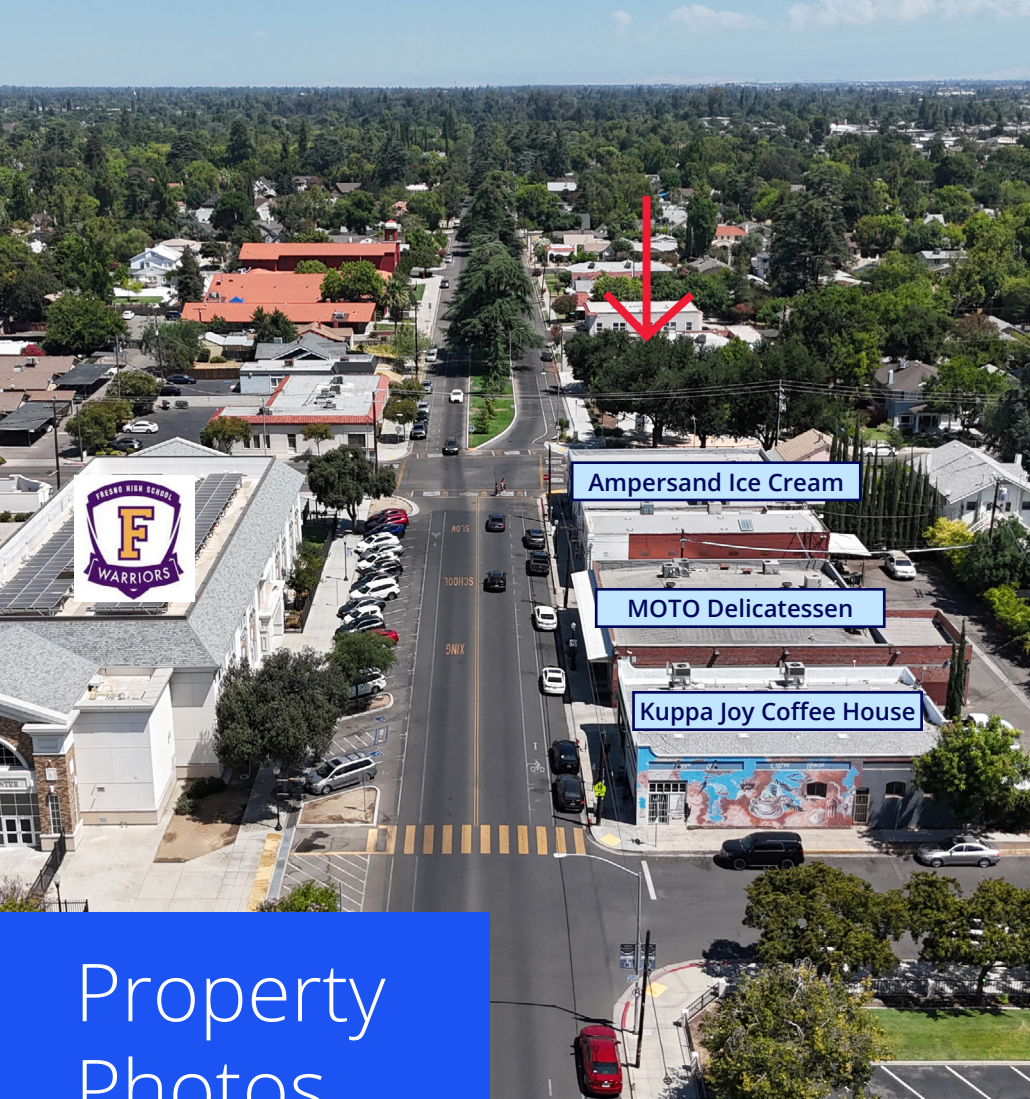
PROPERTY HIGHLIGHTS

- ±1,800 SF of commercial space in a highly walkable, high-visibility location
- Located in the heart of N. Echo Avenue's thriving restaurant and retail corridor, near Ampersand Ice Cream, MOTO Delicatessen & Bodega, and Kuppa Joy Coffee House
- Directly across from Trolley Park, adding pedestrian activity and neighborhood charm
- Close proximity to Fresno High School, consistent daily traffic
- Essen Restaurant coming in 2026 to the suite adjacent to subject space
- Limited availability in the immediate area

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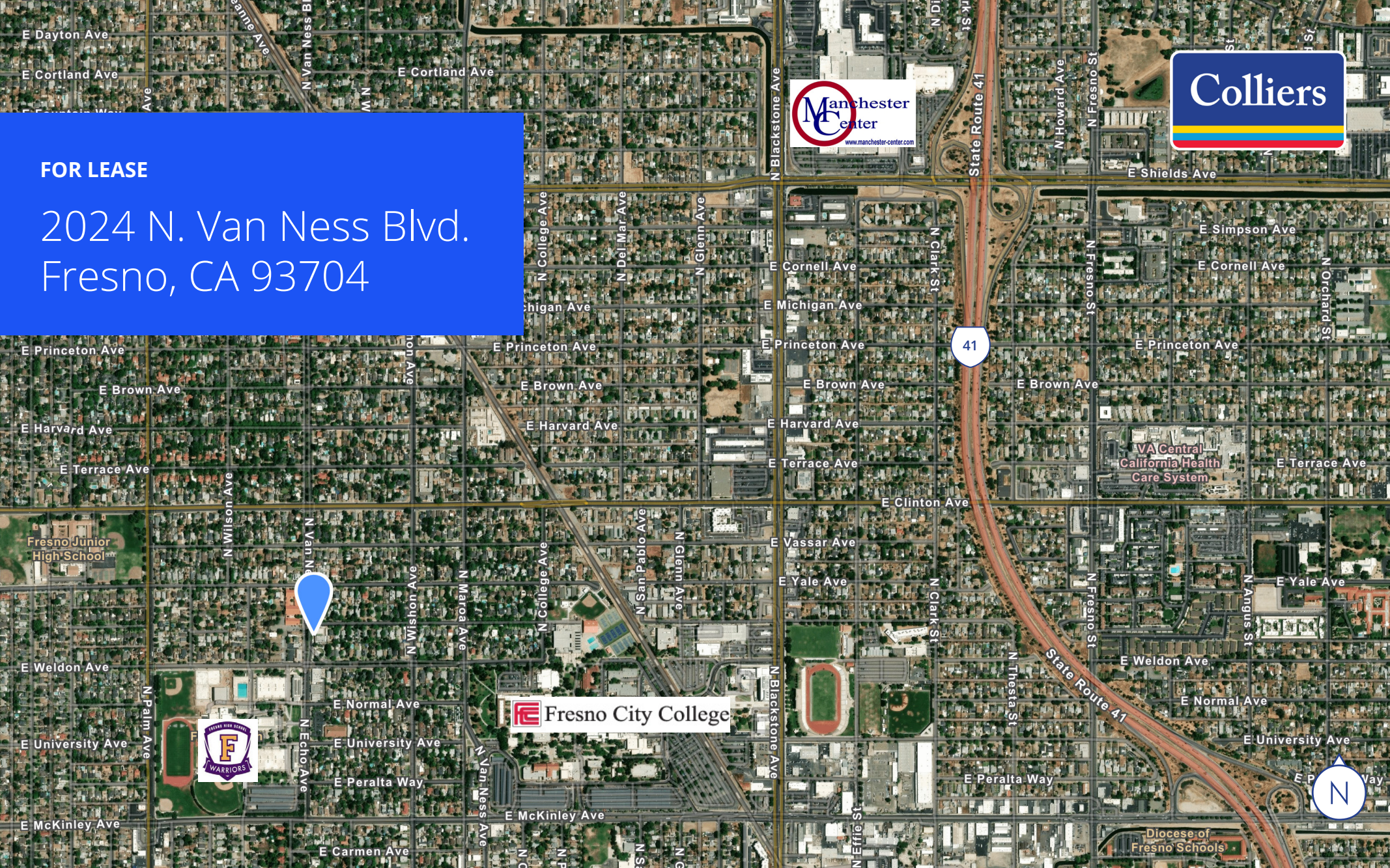


Floor Plan not to Scale



Property Photos





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Fresno City College

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