

3304-3346 WEST SUSSEX WAY, FRESNO, CA 93722

OFFICE/WAREHOUSE SPACE | AVAILABLE FOR LEASE

3304-3346 WEST SUSSEX WAY
PROPERTY INFORMATION

PROPERTY INFORMATION

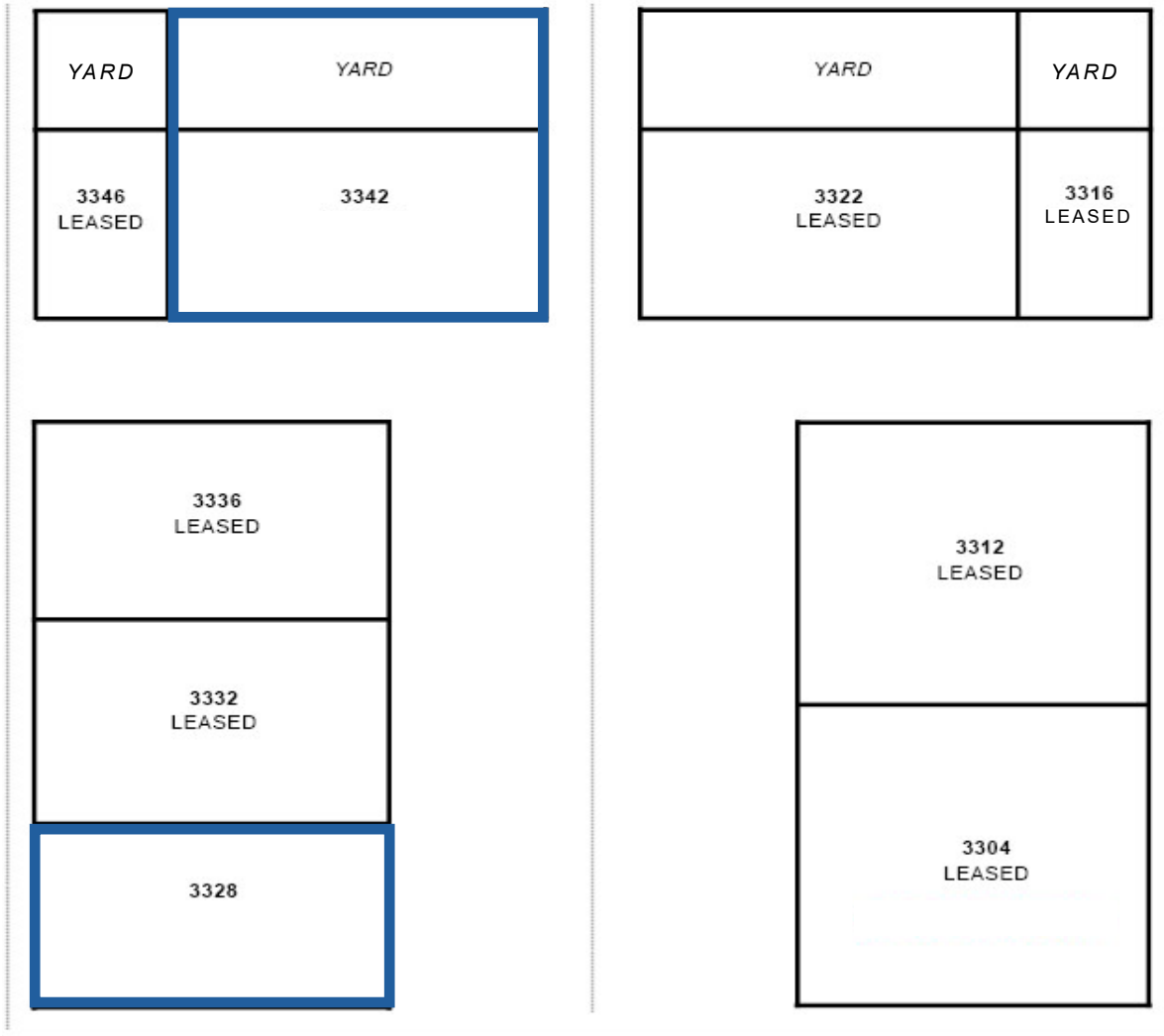
LOCATION	Located south of Ashlan Avenue just East of Highway 99
AVAILABLE AREA	3,360-5,600± RSF
LEASE RATE	\$2,520-\$3,920/Month
CONSTRUCTION	Metal
CLEAR HEIGHT	18'±
GRADE LEVEL DOOR	(2) 12'x14'
ELECTRICAL	3 Phase, 110/220 Volt
ZONING	IL (Light Industrial, City of Fresno)
COMMENTS	High Quality Office/Warehouse Space

PROPERTY AVAILABILITY

SUITE	SIZE	LEASE RATE
3328 SUSSEX	3,360± SF	\$2,520/Month
3342 SUSSEX	5,600± SF	\$3,920/Month



FLOOR PLAN



SPACE DESCRIPTION

3342 SUSSEX

This space includes reception area, private office, two interior restrooms, and the balance of the space is warehouse with an attached fenced yard.

3328 SUSSEX

This space includes reception area, two private offices, interior restroom, and the balance of the space is warehouse.

← W SUSSEX WAY →

3304-3346 WEST SUSSEX WAY
PROPERTY LOCATION



ASHLAN AVENUE

SUSSEX WAY

N MARKS AVENUE

DAKOTA AVENUE



3304-3346 WEST SUSSEX WAY
CONTACT

Exclusively Offered By

BILL DALY

bdaly@fortuneassociates.com

559-930-3260

DRE#01453177

JAMES BITTER

jbitter@fortuneassociates.com

559-916-2603

DRE#02044628

BILL DALY

Vice President - Industrial Division

t 559-930-3260

bdaly@fortuneassociates.com

CA RE Lic. #01453177

JAMES BITTER

Senior Vice President - Industrial Division

t 559-916-2603

jbitter@fortuneassociates.com

CA RE Lic. #02044628

www.fortuneassociates.com | 470 E Herndon Ave, Suite 200 | 559.490.2500

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