FOR SALE - LINDSAY OFFICE PLUS RESIDENTIAL RENTAL PROPERTY

202 S Mirage Avenue, LINDSAY, CA 93247



For Sale • 2,400 SF - Office + Residential Rental Property

MARTY ZEEBZEEB COMMERCIAL BROKERDRE# 00847045- 559.625.2128 x11 - zeeb@aol.com



Visalia's Most Respected Commercial Real Estate Firm 132 N. Akers St., Visalia, CA 93291 • (559) 625-2128

LISTING HIGHLIGHTS

Former CPA office with a small residential rental in back. For sale for \$299,000 or lease for \$1,800 per month. The office is approximately 1,800 sf and the residential rental approximately 600 sf. The small rental is currently leased for \$610 per month.

SALE PRICE:	\$299,000
TYPE:	OFFICE + RESIDENTIAL
SF:	2,400 SF





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DEMOGRAPHICS

1 Mile	3 Mile	5 Mile
10,587	72,322	131,771
26.1	30.9	31.8
25.6	30.3	31.0
27.2	32.6	33.5
	10,587 26.1 25.6	10,587 72,322 26.1 30.9 25.6 30.3

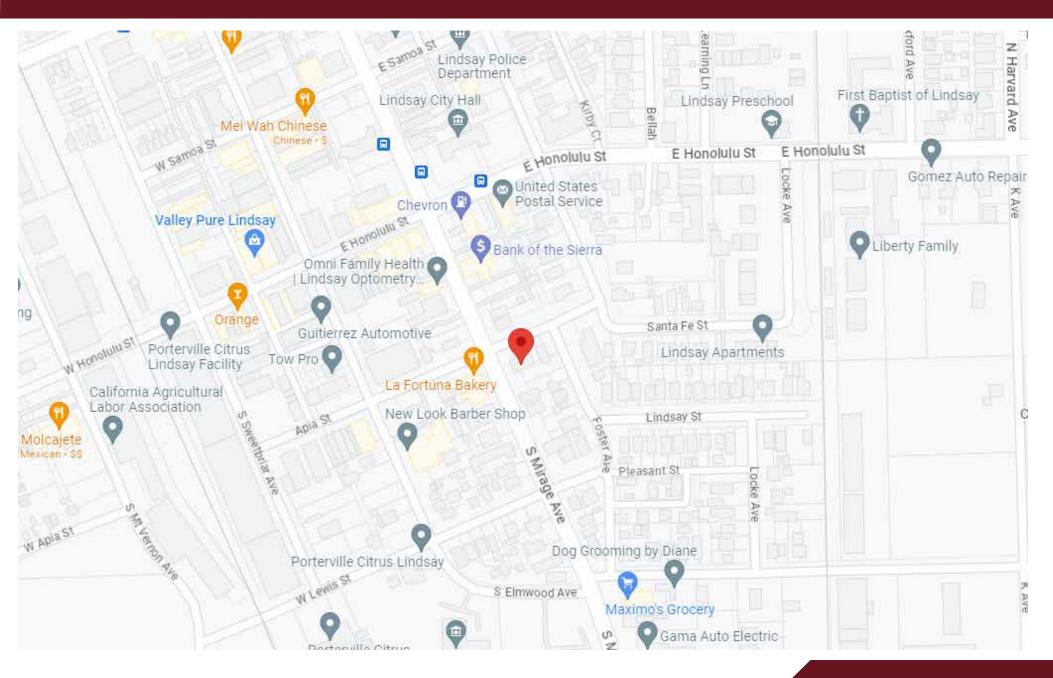
HOUSEHOLDS	1 Mile	3 Mile	5 Mile
Total Households	2,906	22,900	43,502
# of Persons per HH	3.6	3.2	3.0
Average HH Income	\$48,244	\$64,358	\$66,694
Average House Value	\$177,045	\$263,934	\$276,893



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