# **AVAILABLE FOR LEASE** 6,630± SF | OFFICE SPACE 724 N. BEN MADDOX WAY For information, please contact: **MARTIN ZEEB MARK SHELTON** SENIOR VICE PRESIDENT SENIOR ASSOCIATE t 559-625-2128 t 559-625-2128 zeeb@aol.com mshelton@pearsonrealty.com



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**PROPERTY INFORMATION** 

6,630± SF Available Space: Suite A: 2.400± SF Suite B: 1,500± SF Suite C/D: 2,730± SF

**Property Type: Professional Office** 

**Zoning:** CSO (Commercial Service Office)

APN: 098-150-040 (Tulare County)

#### PROPERTY OVERVIEW

Well-located office building just north of Highway 198 and minutes from Downtown Visalia. The 6,630± SF building can serve a single tenant or be demised into up to three suites, each with a private entrance. The property offers ample parking and is secured by a gated entry after hours. Lease rates are negotiable based on term. Suite Details

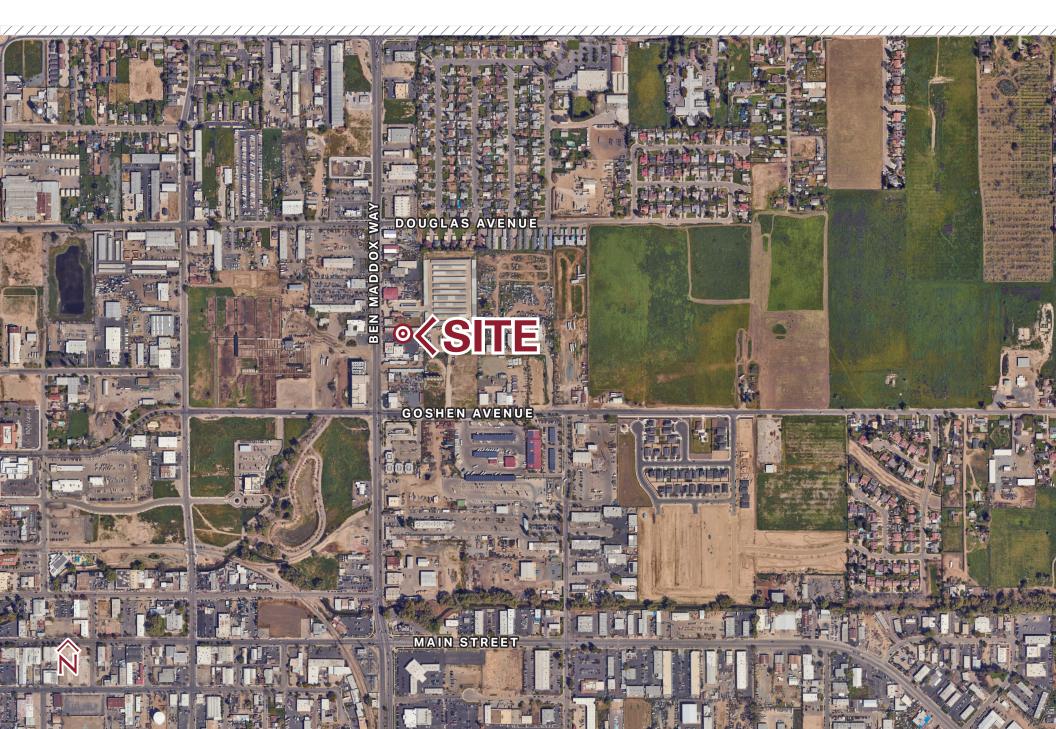
- Suite A 2,400± SF: Reception area, three private offices, multiple open work areas, storage, restroom, and kitchen.
- Suite B 1,500± SF: Reception area, two private offices or conference rooms, three open work areas, restroom, and storage.
- Suite C/D 2,730± SF: Reception area, two offices, breakroom, restroom, and large 54' x 27' open area ideal for meetings or cubicles.

Call for details or to schedule a showing.





724 N. BEN MADDOX WAY, SUITES A, B, C & D VISALIA, CA



## AVAILABLE FOR LEASE OFFICE BUILDING

### 724 N. BEN MADDOX WAY

VISALIA, CA

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