



FOR SALE OR LEASE

SWQ N. Brawley Ave. & W. Figarden Dr.

4065 W. Figarden Drive
FRESNO, CA

TONY CORTOPASSI, LIC# 0143706
Managing Director
+1 559 433 3549
tony.cortopassi@cushwake.com

9 E River Park Place E
Suite 101
Fresno, California 93720
phone: +1 559 433 3500
cushmanwakefield.com



PROPERTY DESCRIPTION



Section Snapshot:

TOTAL SIZE

±14,910 SF
±6,935 SF
±6,935 SF

ADDRESS

4065 W. Figarden Dr. Fresno, CA

YEAR BUILT

2020

ZONING

Commercial Office
(General)

TONY CORTOPASSI, LIC# 0143706

Senior Director

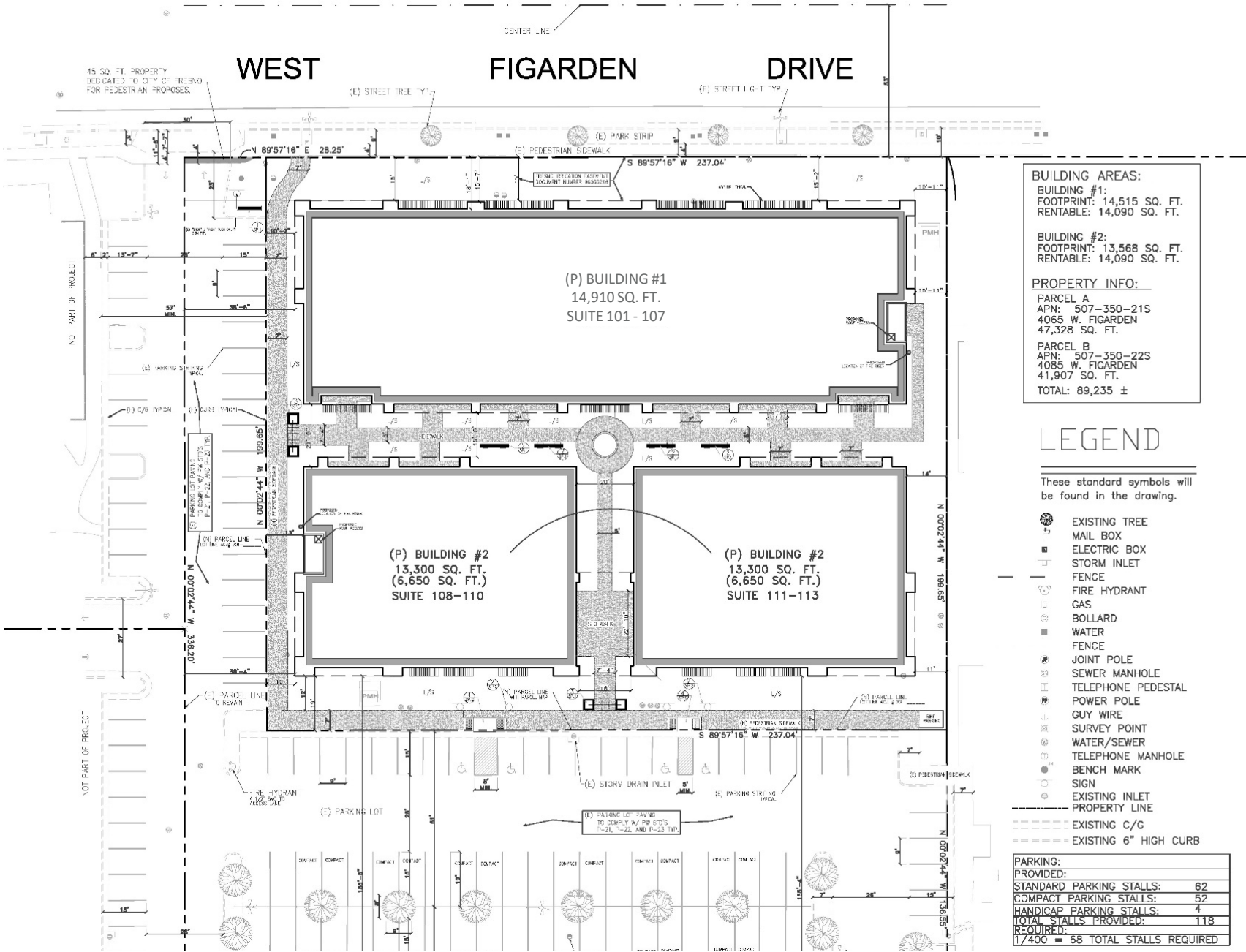
+1 559 433 3549

tony.cortopassi@cushwake.com



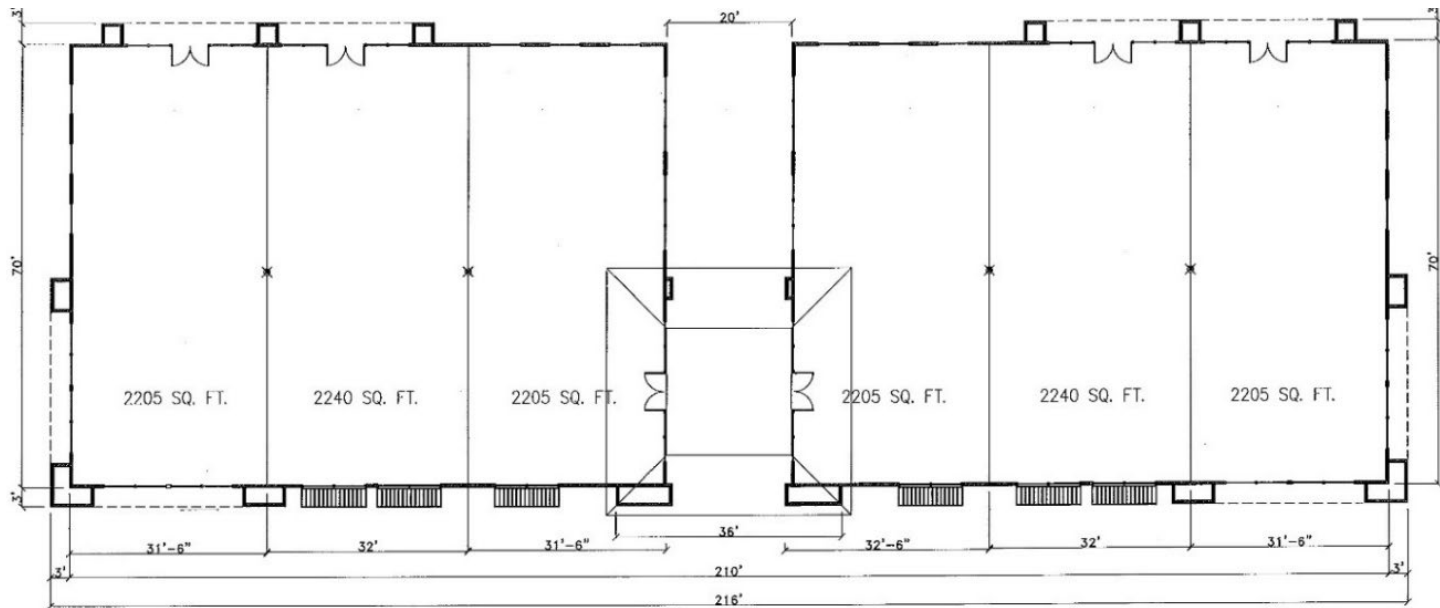
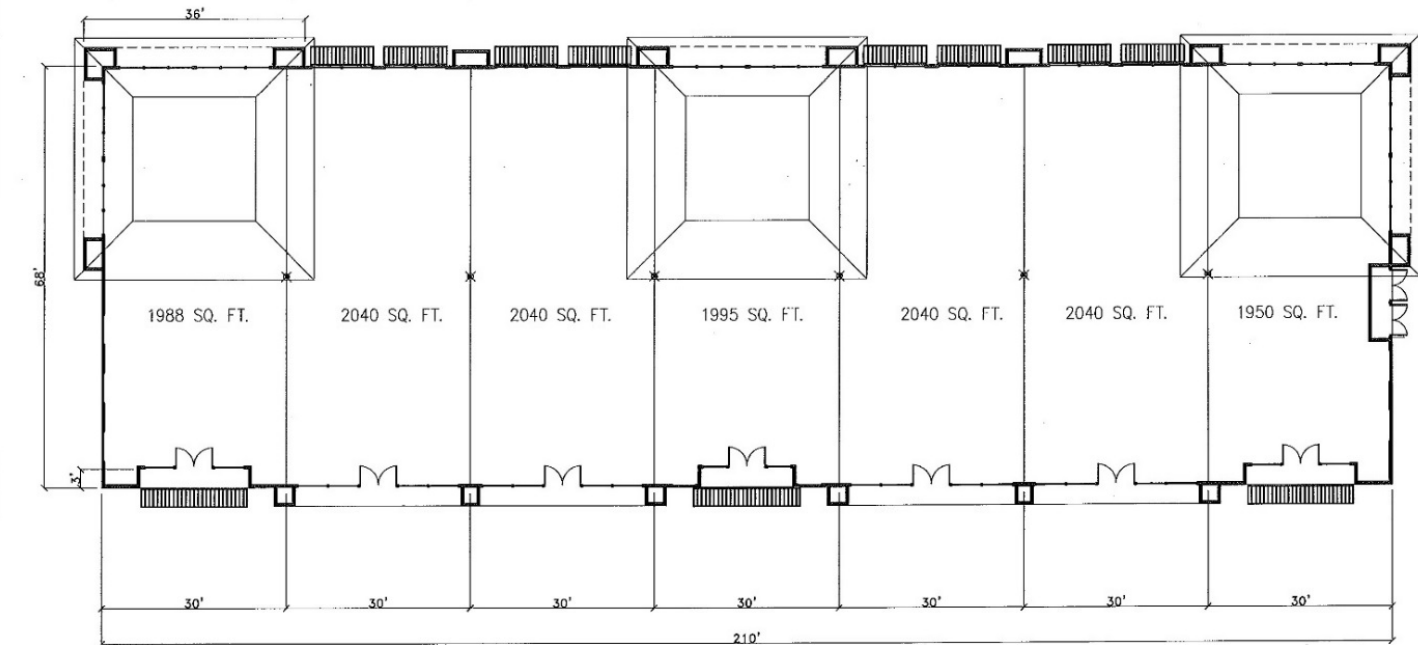
Location	4065 W. Figarden Drive Fresno, CA
Sale Price	Inquire with broker
Lease Rate	\$1.65 PSF NNN
Available	±14,910 SF ±6,935 SF ±6,935 SF <i>*Can be divisible as small as ±1,990 SF units for purchase or lease.</i>
Area	Newly Constructed Office Buildings available in the Figarden Loop Neighborhood, located in the Southwest quadrant of N. Brawley Avenue and W. Figarden Drive.
APN	507-350-36S & 507-350-37S & 507-350-38S
Year Built	2020
Parking	Surface Parking 4:1,000
Highlights	<ul style="list-style-type: none">• Brand New Construction• 3 New Office Buildings• Walking distance to event center, parks and retail• Condo Map (Allows for a variety of sizes)• Street Frontage

SITE PLAN



Cushman & Wakefield Copyright 2020. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

CONDO MAP



AERIAL



SITE LOCATION

FIGARDEN
ELEMENTARY

FIGARDEN
LOOP
PARK

LOGAN
PARK

Cushman & Wakefield Copyright 2020. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special conditions imposed by the property owners. As applicable, we make no representation as to the condition of the property (or properties) in question.

TONY CORTOPASSI, LIC# 01413706

Managing Director

+1 559 433 3549

tony.cortopassi@cushwake.com

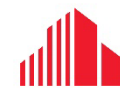
9 E River Park Place E

Suite 101

Fresno, California 93720

phone: +1 559 433 3500

cushmanwakefield.com



**CUSHMAN &
WAKEFIELD**

Cushman & Wakefield Copyright 2020. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.