

PRICE REDUCTION!!!
FOR SALE OR LEASE
MEDICAL/DENTAL/GENERAL OFFICE
411 Fourth Street; Wheatland, CA



- APN: 015-243-019
- Lot Size: 0.4635 acres (20,191sf)
- Zoning: C-2 Commercial
- Improvements: 2,510sf± fully built out medical office. Six (6) exam rooms plus xray and triage (see attached floorplan).
- Lease Price: \$2,500.00/month NNN
- Sales Price: ~~\$239,500.00~~ **\$199,000** Cash or terms acceptable to Seller
- Comments: This property has great onsite parking, is in great shape and ready to open for clients. Grab this great opportunity!

FOR FURTHER INFORMATION CONTACT

Fred Northern
(530) 671-0000
CA RE LIC#01075027

The above information was furnished by the owner and/or from public records and is believed to be reliable. However, this information is not warranted or guaranteed accurate or correct, and no warranty or guarantee is expressed or implied. All information is subject to independent verification by prospective Buyer's/Tenant's to determine to their satisfaction the suitability of the property for their intended use.

COMMERCIAL REAL ESTATE BROKERAGE AND DEVELOPMENT



411 4th St, Wheatland, CA 95692

Wheatland

HIGHWAY 65

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