



# FOR LEASE

**7621 N. Del Mar Avenue  
Suite 102  
Fresno, California**



- ◆ Office development located in Woodward Business Park
- ◆ 5,061 Rentable Square Feet
- ◆ Includes 1,099 Square Feet of Warehouse Area with roll up door
- ◆ Upgraded interior office finishes
- ◆ Near Shops at Riverpark

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**For Further Information Please Contact:**

**GARRY OWENS  
JUSTIN TANCREDI**

**Russell G. Smith, Inc  
(559) 449-2424**

**FOR LEASE**  
**Custom Office with Warehouse area**

**7621 N. Del Mar Ave.**  
**Suite 102**  
**Fresno, California**

- LOCATION:** 7621 North Del Mar Ave., Suite 102
- AREA:** West Side of Del Mar near Fallbrook Ave.
- AVAILABLE:** 5,061 Rentable/ 4,739 Useable Square feet  
Includes approximately 1,099 square feet of improved warehouse with roll up door.
- LEASE RATE:** \$1.25 per square foot per month gross. Tenant to pay utilities and janitorial services. 3% annual increases
- IMPROVEMENTS:** Office improvements are upgraded and exceed those traditionally seen in the market.
- AVAILABILITY:** Current Tenant is owner of the building and will vacate within approximately 30 to 60 days from mutual execution of a lease.
- FLOORPLAN:** See attached plan

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**For Further Information Please Contact:**

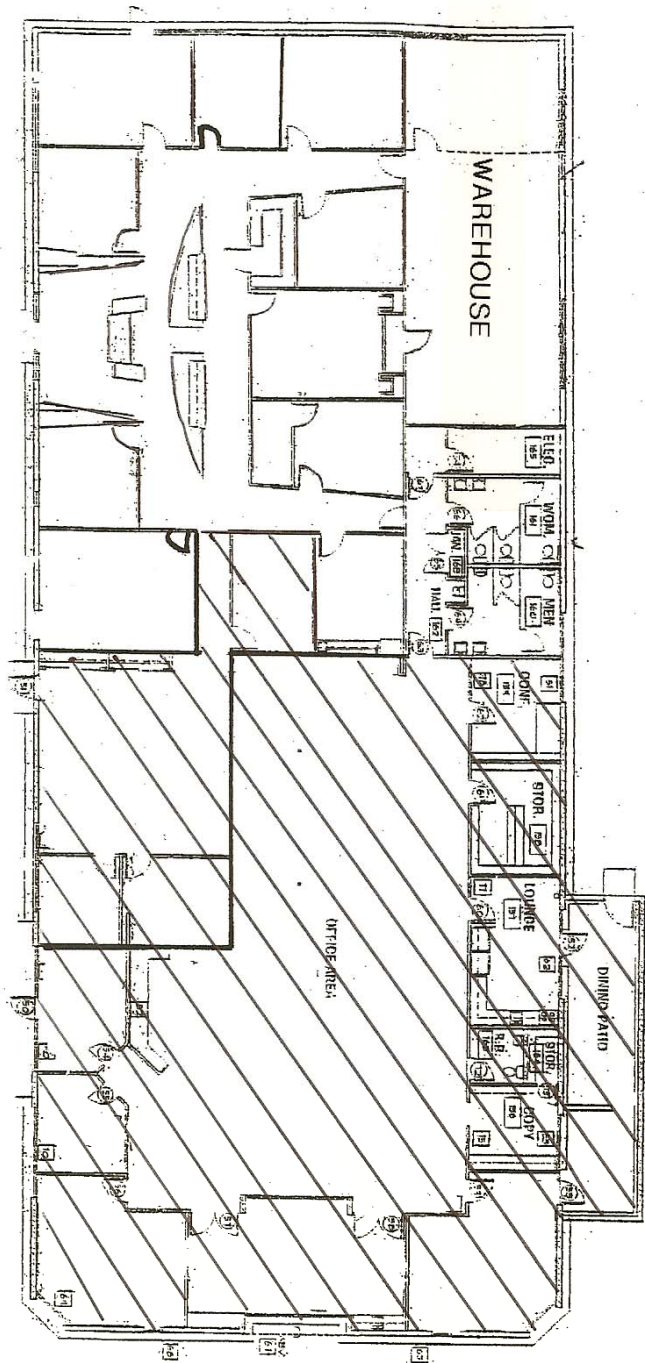
**GARRY OWENS**  
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**SUBJECT** →

SUITE 102

SUITE 101



**Floor Plan**





**7621 N. Del Mar Aerial View**