



R6580 73 Second St., S.O. \$15/SF Annual Comm.

Bet: Valley Rd. & Academy St.

Total building: 6200SF

New one floor contemporary, masonry & steel studs. ✓

Taxes & outside maintenance incl. in base year rent.

3 rooms on 1st floor approx. 2787SF divided into 3 separate rooms: a)878SF b)1079SF c)830SF. Space may be leased individually or as a package. Remainder of building currently used as a doctor's office.

Elec. heat pump

No garage, paved drive

Terms of rental: For lease terms - contact L.R.

Attractive new professional office space ideally situated near all transportation. Tenant supplies own elec. & heat. Five year lease available w/ options. Ideal for doctors, dentists, lawyers, accountants or businessmen; large parking lot - total 17 spaces. Subject to errors & omissions.

\*(Commission payment - Contact L.R.)

LR: SING 467-1555 110030002/50031003 (CB 3 - \$82)\*

Owner: CN - Berkeley Corp., c/o L.R.

APPTS. VIA SINGER, 467-1555.