



FIABCI
Motel/Hotel Specialists, Inc.
8050 N. Palm Avenue, Suite 300
Fresno, CA 93711

EXECUTIVE SUMMARY

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|------------------------|--|
| 1. Property Type: | Vacant, commercial lot |
| 2. Address & Location: | 303 E. Fir Avenue, Fresno, CA
Herndon & Fwy. 41
(APN: 303-180-55) |
| 3. Parcel Size: | Approx. 1.48 acres; or approx.
64,469 SF |
| 4. Zoning & Usage: | Commercial designation. |
| 5. Price: | \$1,500,000 |

Remarks: The location of this lot has one of the best windows in Fresno for visibility; located at the off ramp of Fwy. 41 & Herndon Avenue. It is perfect for a high-profile office or hotel; or it could be developed in conjunction with the contiguous lot to the north (which is also listed for sale and contains 1.88 acres). Total for both lots is approximately 3.36 acres. Submit all offers; seller motivated.

Contact:

Roger M. Story

(559) 285-5744

roger@inncome.com