

BRAND NEW, TURN-KEY DENTAL SUITE FOR LEASE

Fremont Times Square

46356 Warm Springs Blvd. #808, Fremont, CA 94539



HIGHLIGHTS

- Approx. 1,557 Square Feet brand new, turn-key dental suite
- Includes 5 exam/patient rooms with plumbing sinks, large lab & storage & private office
- All equipment and fixtures for sale at \$299,000
- Fremont Times Square is located at the intersection of Mission Blvd. and Warm Springs Blvd. within a mile of highways 880 and 680
- The center is anchored by Marina Food Supermarket
- Excellent street visibility facing Warm Springs Blvd. & main entrance
- Less competition with HOA restrictions for dental usage
- Monthly rental rate: \$3.25/SF + NNN



2009 DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Total Population	8,547	58,527	156,978
Average H.H. Income	\$113,473	\$133,358	\$114,777

Please contact the following agents for more information:

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