

MVP COMMERCIAL

Presents For Sale

PRIME CENTRAL BUSINESS DISTRICT OFFICE/RETAIL OPPORTUNITY

For Sale or Lease

- 4200 sq. ft.
under roof
- On Main
Highway to
Yosemite
- Well maintained
- Was County
Social Services
- Priced to sell at
\$630,000.00



40325 Highway 41, Oakhurst, CA

FOR INFORMATION CONTACT

John Reed-*MVP* Commercial

P. O. Box 338, Oakhurst, CA 93644

559.683.7474 Office 559.683.7393 Fax

jreed@mvpcommercial.com

Fact Sheet

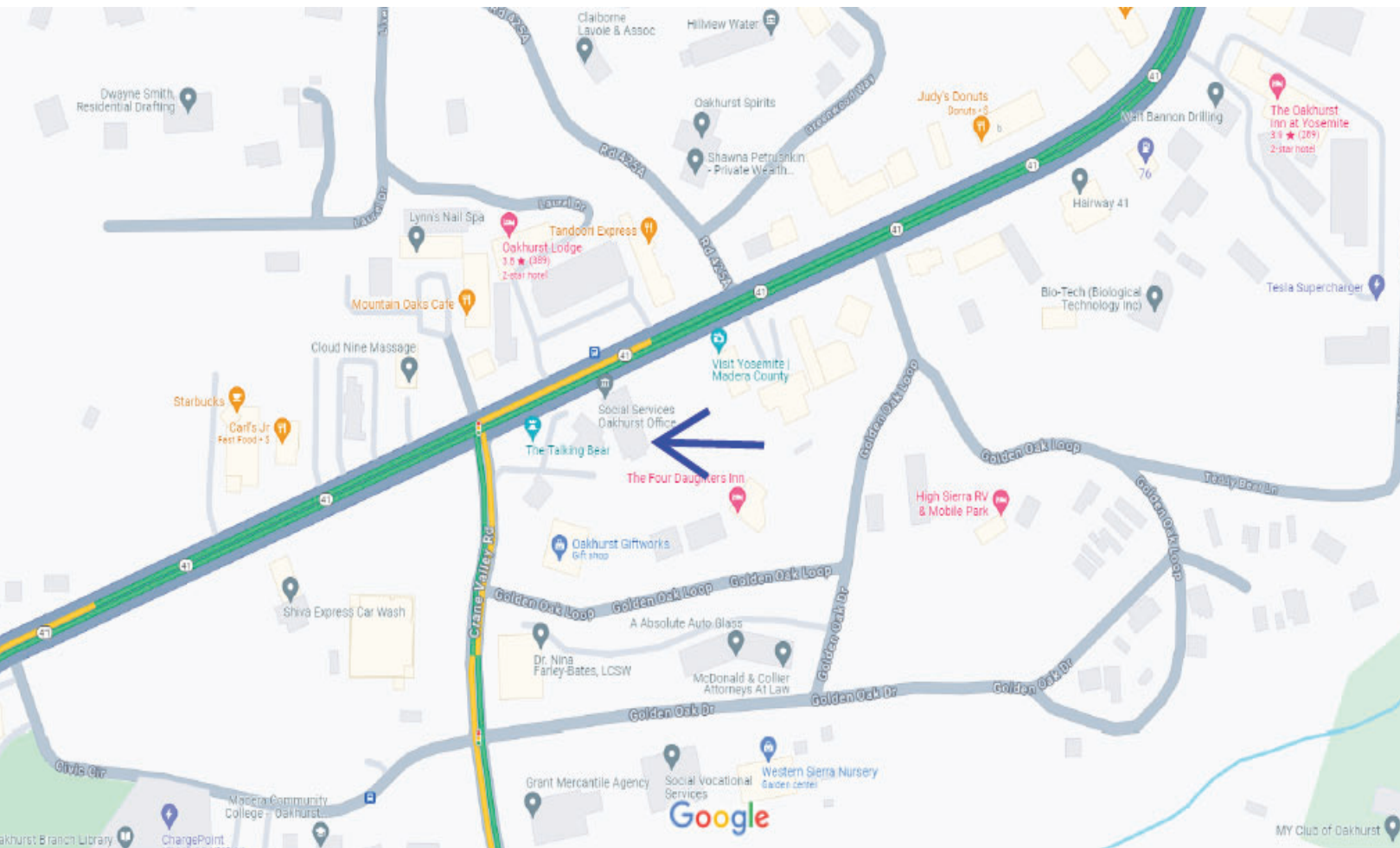
- Strategically located near the intersection of Highway 41, the primary route to Yosemite National Park, and Madera County Road 426.
- Over 2,500,000 tourists visit Yosemite using Highway 41 each year.
- Easy access off the Highway and from Road 426.
- Building has been professionally maintained by Madera County.
- Great visibility and signage.
- Perfect for offices, retail or both. Can be partitioned.
- 4200 total square footage, on 20,037 sq. ft. lot.
- Owner will sell or lease. Call for lease rates.

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40325 Highway 41 Location Map



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40325 Highway 41 Aerial



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