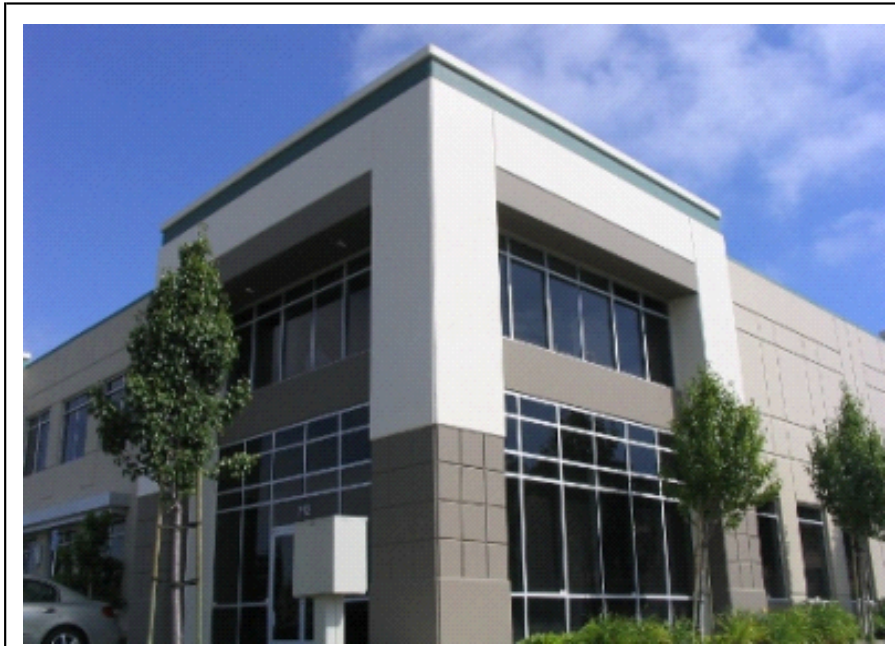


EG10193 - Real Estate

Northern California

[Click HERE to contact us about this business!](#)

Appraised at \$1,650,000, this 9,100 sf commercial building encompasses three units, formerly housed a medical testing lab and is for sale for only \$1,000,000. The units have a common second floor but there may be sub division possibilities for a developer / landlord. Market rate rent for the combined units should be \$193,200 annually. The building is situated in commercial park focused on medical and biotech research. The facility itself could be used as light manufacturing / assembly/ office / medical / and or biotech research applications.

**9,100 sf commercial condo in Hercules, CA****Recast Earnings** (Not Verified By Business Team)**Financial Data Not Available****Operations**

Number of Employees	Full Time	Part Time	Licenses Required
Non-Owners	0	0	
Owners	0	0	

Hours of Operation N/A

**Price/Terms****Lease**

Asking Price	\$1,000,000	Monthly Rent Including NNN	\$0
Down Payment	\$1,000,000	Expires	
Inventory (included)	\$0	Option	No
		Size (sq.ft.)	9100
Real Property Available	Yes	New Lease Available	No

**Miscellaneous**

Type of Organization	C Corp	Training	-
Reason for Sale	Divestiture		

Disclaimer: The information provided herein is compiled from information provided by the seller(s). Business Team (CA BRE 01160661) makes no representation as to its accuracy or reliability. Prospective buyer(s) should rely upon their own verification and that of their financial advisors with respect to this information.