

# BANK OWNED



1146 Olivewood Drive | Merced, CA

## CONTACT EXCLUSIVE AGENTS:

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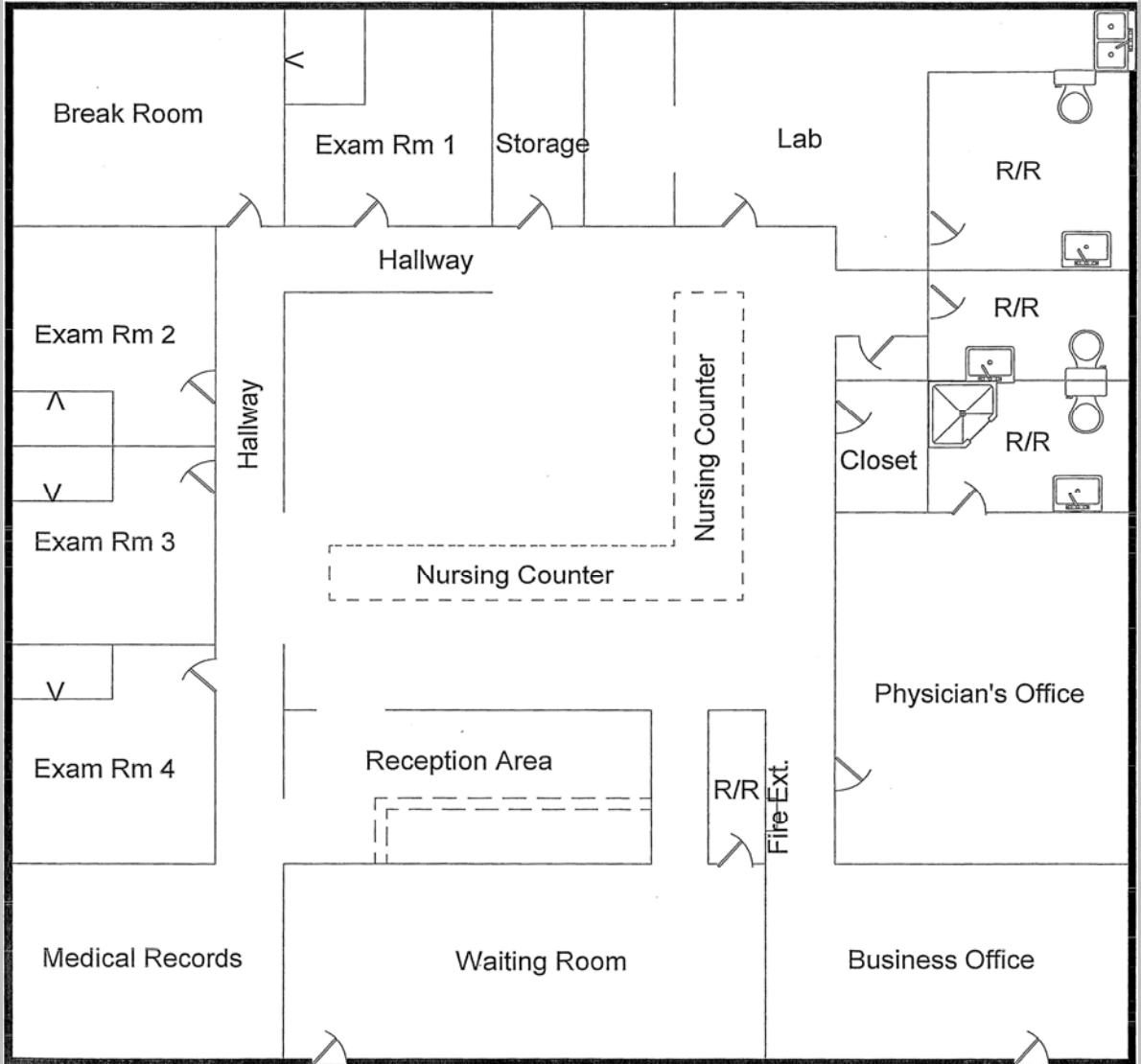
COSOL COMMERCIAL REAL ESTATE  
2020 STANDIFORD AVE., SUITE D-1  
MODESTO, CA 95350

PHONE: (209) 521-1591  
FAX: (209) 521-0142

- Approximately  $\pm$ 2,360 SF Medical Office Condo
- Layout Includes Waiting Room, Nurses Station, Several Exam Rooms, Four Restrooms, Lab, Medical Records Office, and Break Room
- Located In The Olivewood Office Condominium Project
- Priced Below Replacement Costs
- "Turn Key" Medical Office
- Large Parking Lot Located Within The Office Complex (Ratio 1:200)

**Sales Price: \$245,000**





**FLOOR PLAN**

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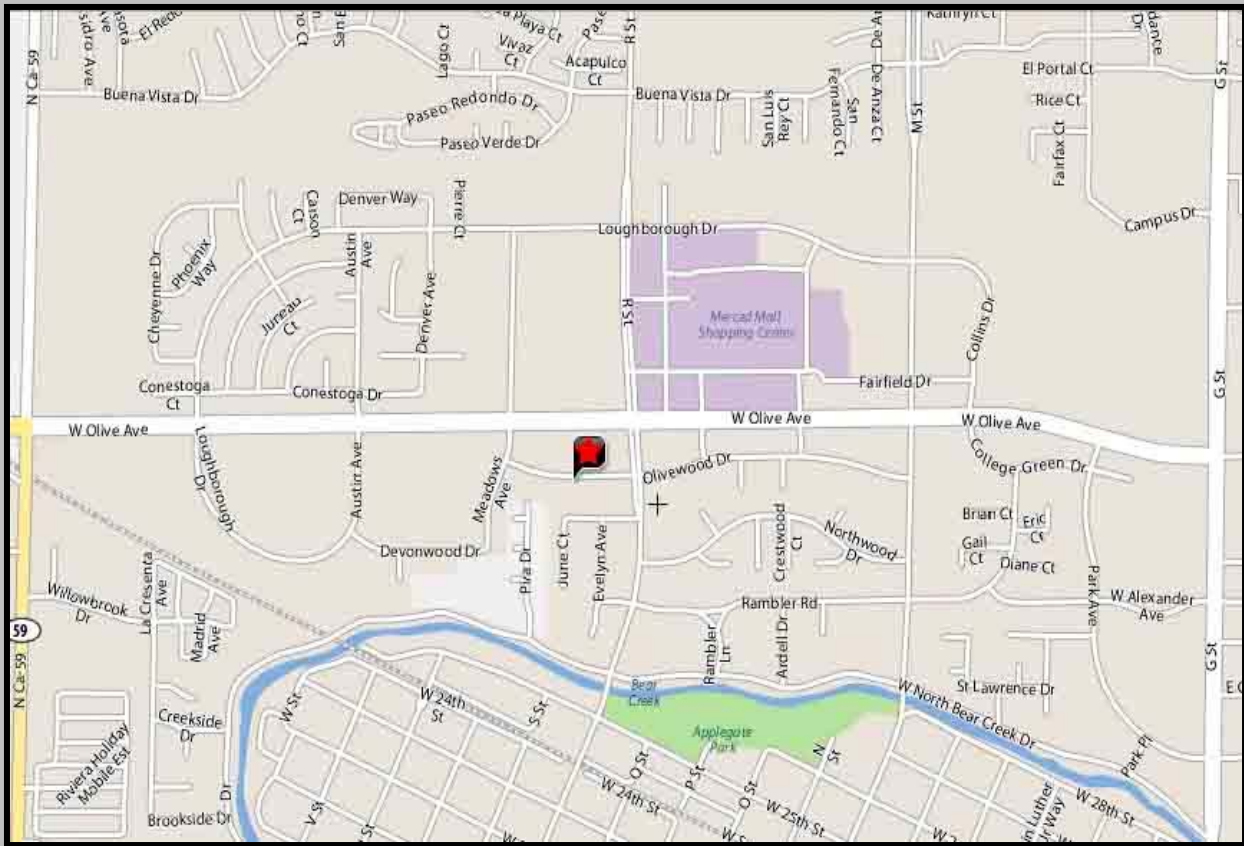
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