SVN
FORTUNE REAL ESTATE

MEDICAL OFFICE SPACE-FOR LEASE

7812 E GATEWAY BLVD
EL PASO, TX 79915

Laura Salome, CCIM
Managing Director
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Clinic Space In I-10 Frontage

OFFERING SUMMARY

Available SF:	1,069 - 5,600 SF
Lease Rate:	$18.00 SF/yr (NNN)
Lot Size:	1.23 Acres
Year Built:	2007
Building Size:	35,271 SF
Zoning:	C4

PROPERTY OVERVIEW

Large Clinic space available in multi tenant Medical Office on Gateway Blvd East. Large waiting room, several exam rooms...this space is designed for a larger medical clinic and is available for immediate lease.

PROPERTY HIGHLIGHTS

- Large Clinic available for Immediate Occupancy
- Class A space with little or no T.I. needed
- I-10 Frontage with traffic counts in excess of 250,000 vehicles per day
- 5 minutes to Del Sol Hospital
- Multi Specialty Medical Office Building
- Underground and covered Parking

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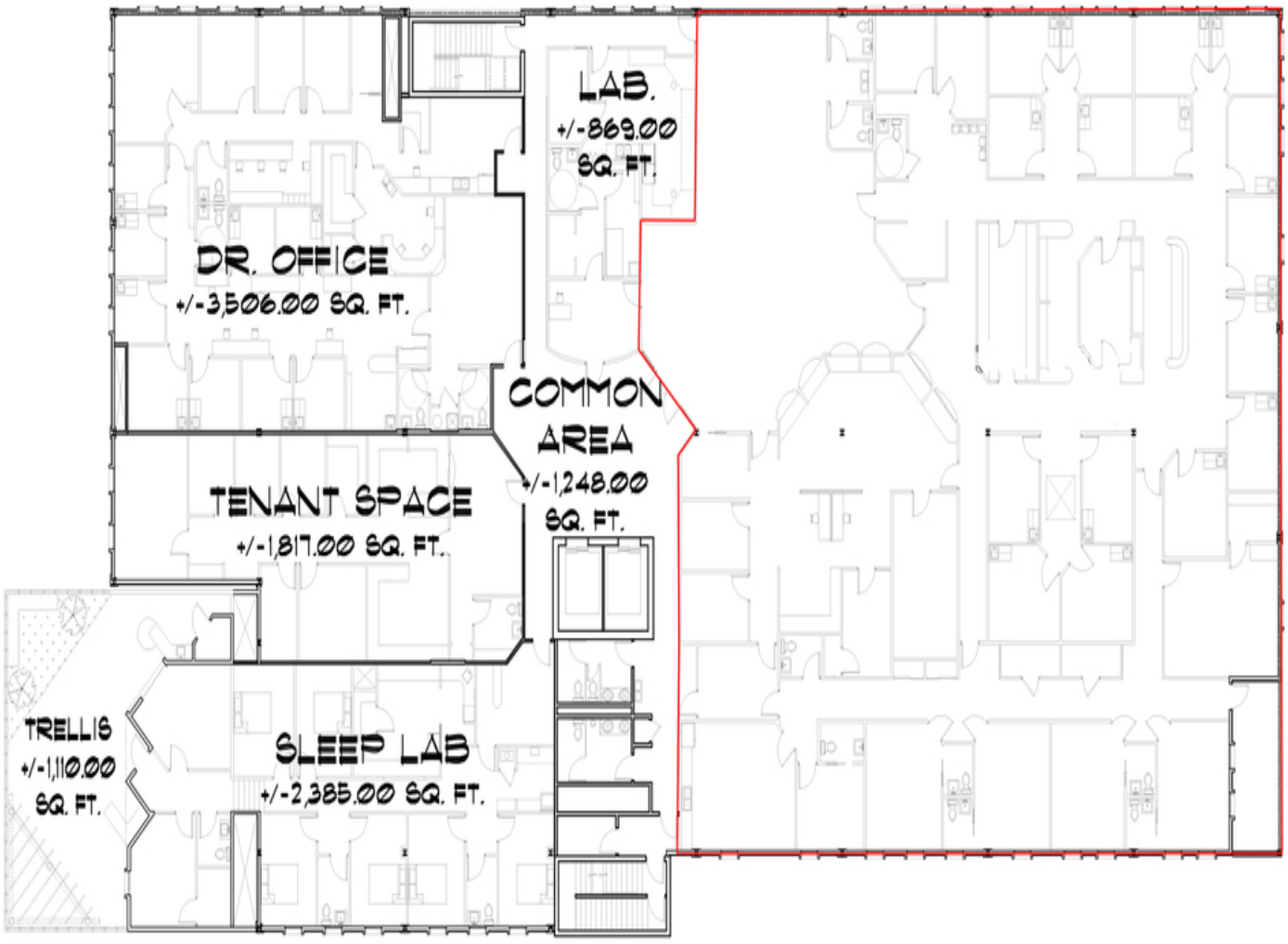
Floor Plan



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