



# FOR SALE | MEDICAL OFFICE BUILDING

## \$2,095,072

MAIN OFFICE  
831.476.2222

WEBSITE  
[jrparrish.com](http://jrparrish.com)

ADDRESS  
2959 Park Ave. Suite E  
Soquel, CA 95073

FOR MORE  
INFORMATION  
CONTACT  
EXCLUSIVE  
LISTING AGENT

Matt Shelton  
831.247.1510  
[matt@jrparrish.com](mailto:matt@jrparrish.com)  
DRE#00879054

Rachael Shelton  
831.558.8383  
[rachael@jrparrish.com](mailto:rachael@jrparrish.com)  
DRE#01916810



550 WATER STREET • SANTA CRUZ, CA

- First Time on the Market
- Excellent Rental History
- Fully Leased
- Cap Rate            6.25%

- Building Area            5259 Sq Ft
- Projected Net Monthly    \$10,911.87
- Projected Net Annual    \$130,942.44
- Value                        \$2,095,079





# EXTERIOR PHOTO

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550 WATER STREET • SANTA CRUZ, CA

- Five Tenants
- 5259 SF Rentable Space
- \$130,942.44 Net Projected Annual Income

# SITE PLAN

MAIN OFFICE  
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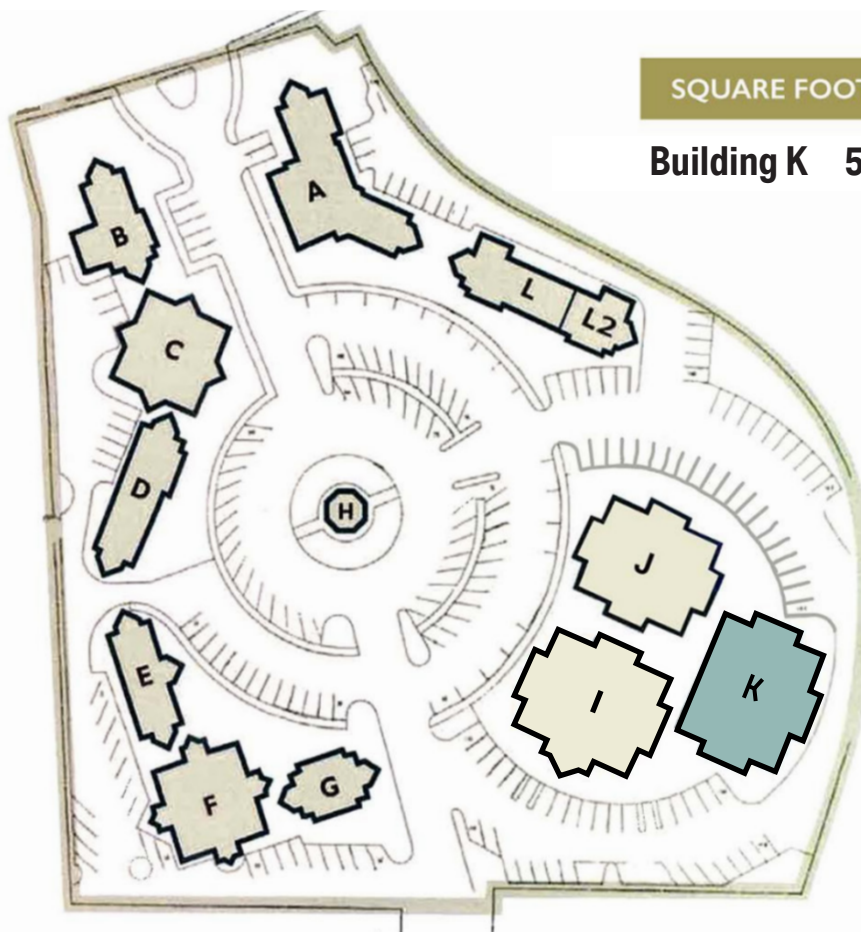
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SQUARE FOOTAGE

Building K 5259 sf

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JR PARRISH COMMERCIAL REAL ESTATE  
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