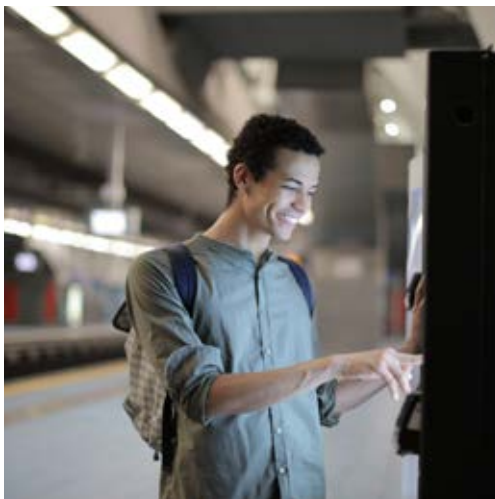




**BANK OF
AMERICA
MONROVIA, CA**




VALUEROCK

BANK OF AMERICA

230 S. Myrtle Avenue, Monrovia, CA



PROPERTY DETAILS

Building Square Feet:	10,664
Acres:	0.55
Year Built:	1954
Lease Term:	15 yrs



KEY HIGHLIGHTS

- Irreplaceable single-tenant building with over-sized private parking field
- Adjacent to several major daily crowd generators including Pavilions and Monrovia Community Center
- Located in the heart of a high-traffic area

Contact: **Ralph Ongkeko** | (855) 367-8877 | rongkeko@valuerockrealty.com | valuerockrealty.com
18301 Von Karman Avenue, Suite 850, Irvine, CA 92612

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