

Northpointe Shopping Center

Suites for Lease

1663/1643 N Schnoor Ave Ste 107 Madera CA

1663 N Schnoor Ave
Ste 107 - 1002 SF

AVAILABLE

BLANKENSHIP

*Opulent
Nutrition*

CAZADORES
MEXICAN GRILL

PRO-PT
PHYSICAL THERAPY

1643 N Schnoor Ave
Ste 107 - 1002 SF

Foster & Parker
INSURANCE

AVAILABLE

Sapore
Italian Restaurant

JJ NAILS & SPA

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Visalia- 4840 E Mineral King Ave #214, Visalia CA 93292

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COMMERCIAL

Northpointe Shopping Center Suites for Lease

1663/1643 N Schnoor Ave Ste 107 Madera CA

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OFFERING SUMMARY

PROPERTY DESCRIPTION



Northpointe Shopping Center is the address Madera has wanted for years, and two suites just came available.

Suite 1663 N. Schnoor Ave #107 is a built-out office suite with a conference room, a break room, and multiple private offices, plus a bullpen for team workstations. The suite runs 1,310 SF and is ready for a professional services tenant who needs private offices and a room to bring clients into.

Suite 1643 N. Schnoor Ave #107 is 1,002 SF of open floor plan with a break room and no interior walls to build around. It fits a single open office, a training room, or any service use that wants flexibility from day one.

Both suites sit inside Northpointe Shopping Center, Madera's strongest retail address, with shared parking and visibility across the rest of the center. Madera sits on the Highway 99 corridor, the route that ties Fresno, Madera, Visalia, and Tulare together, and Northpointe's central Madera position puts both suites within easy reach of it.

Offering Summary

Lease Price:	TBD
Building Size:	Suite 1663 - 1,310 SF Suite 1643 - 1,002 SF

Highlights

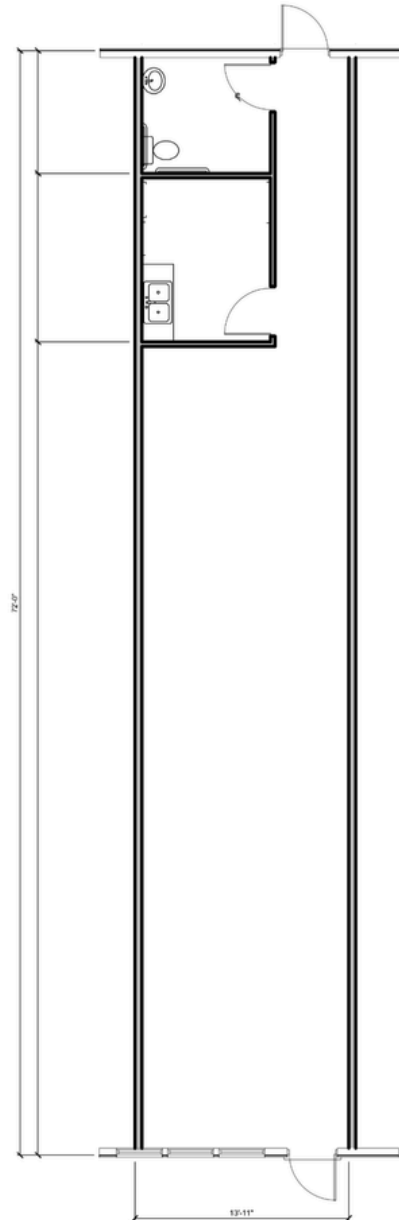
- Established Madera business location
- Professional commercial suite
- Functional layout for service-based businesses
- Accessible for clients and employees
- Surrounded by residential and commercial uses
- Strong owner-user or tenant potential
- Flexible for professional office, medical, financial services, or service-based tenants
- Professional business environment

PROPERTY FEATURES

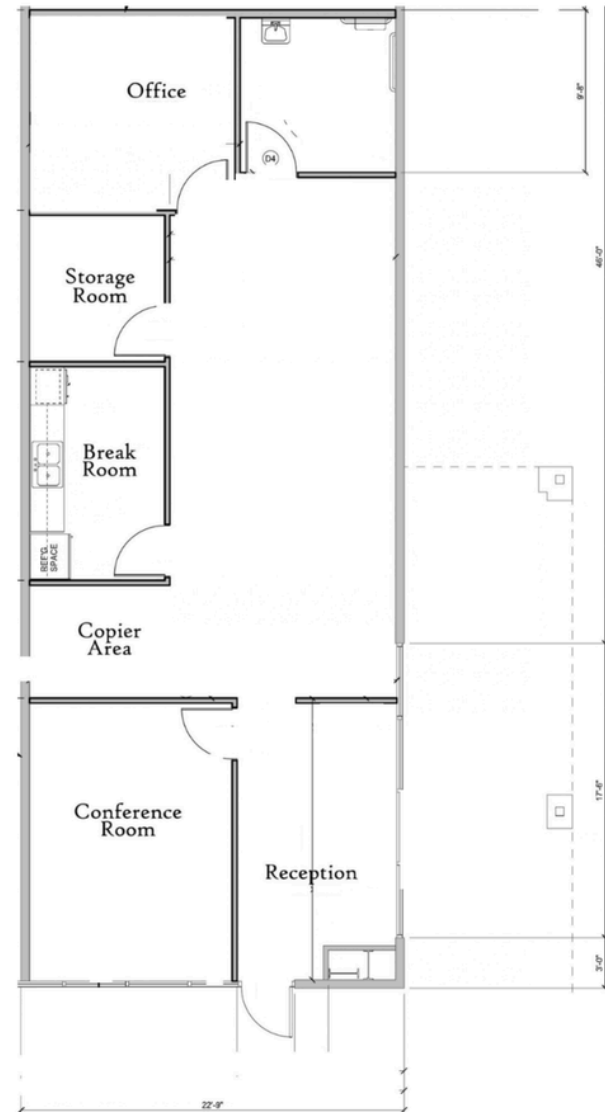
- » **Retail/Office Suitability** – Ideal for retail, therapy, professional office, or service-oriented users.
- » **Professional Environment** – Offers a business-oriented setting appropriate for client-facing uses
- » **Convenient Location** – Positioned along N Schnoor Avenue with easy access to surrounding Madera neighborhoods.
- » **Established Commercial Setting** – Located among other professional and service businesses.
- » **Client-Friendly Access** – Convenient location for customers, patients, and employees.
- » **Flexible Commercial Use** – Adaptable for a variety of professional and service-related operations.
- » **Nearby Amenities** – Close to shopping, services, dining, and other commercial conveniences.
- » **Owner-User Potential** – Attractive for businesses seeking a dedicated professional location.
- » **Healthcare-Friendly Setting** – Existing use demonstrates compatibility with medical and wellness operations.
- » **Central Madera Access** – Provides connectivity to nearby residential and commercial areas.



1643 N Schnoor, Suite 107



1663 N Schnoor, Suite 107



FLOORPLAN



Northpointe Shopping Center Suites for Lease

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