

FOR LEASE > ±66,535 SF WAREHOUSE/DISTRIBUTION SPACE
WITH FENCED/SECURED YARD



Winton Industrial Center

2820 W. WINTON AVE | HAYWARD, CA



Property Description

±66,535 SF high image warehouse/distribution unit with fenced/secured yard area located at the Winton Industrial Center. Facility is expandable by increments of ±10,250 SF up to a total of ± 148,692 SF.

Property Features

- > ±5,242 square feet of office space
- > Eighteen (18) dock-high doors
- > Two (2) grade level doors
- > Recently upgraded warehouse lighting
- > ±22' - ±24' clear height
- > ±48' x ±60' typical column spacing
- > Fully sprinklered (0.33 GPM/3,750 SF)
subject to verification
- > Skylights
- > Large secure yard area for parking/drop lot/staging
- > 400 amps, 277/480 volts, 3-phase electrical service
(subject to verification)
- > Convenient access to I-880 and Highway 92
- > Cross-dock loading configuration with inclusion of
expansion square footage

Lease Rate: \$0.44 psf/month, NNN (current operating expenses \$0.125/psf)

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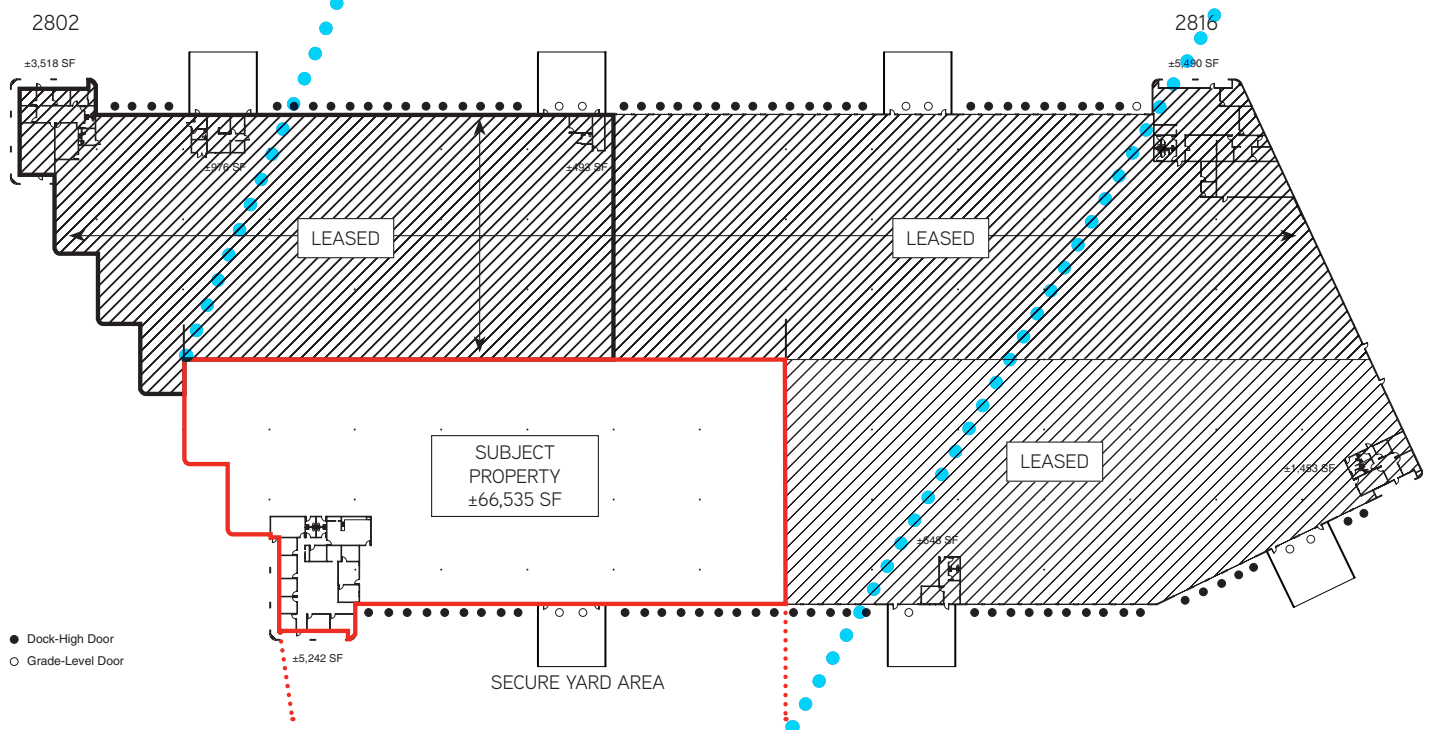
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