

665

WHITNEY STREET
SAN LEANDRO, CA

Improvements Complete, Ready for Occupancy

Free-Standing Industrial Building

For Lease
±24,242 SF

SRMERNST
development partners

 **CUSHMAN &
WAKEFIELD**



Above Standard Operating Systems and Infrastructure

// BUILDING SPECS

BUILDING SIZE

±24,242 SF

OFFICE SPACE

±4,862 SF ON 2-FLOORS

CLEAR HEIGHT

20'-22'

POWER SERVICE

600 AMPS, 480V

LOADING DOORS

2 TOTAL, ONE (1) OVERSIZED
AND AUTOMATIC
DOCK HIGH POSSIBLE

PARKING

20 STRIPED (RE-PAVED LOT)

SITE SIZE

±0.78 ACRES

YEAR BUILT

1970 (RENOVATED JUNE
2023)

GAS SERVICE

HEAVY

ROOF

NEW ROOF IN 2021

ZONING

CITY OF SAN LEANDRO, IG
(GENERAL INDUSTRIAL)

LIGHTING

NEW, HIGH-EFFICIENCY
WITH SOLAR TUBES IN
WAREHOUSE

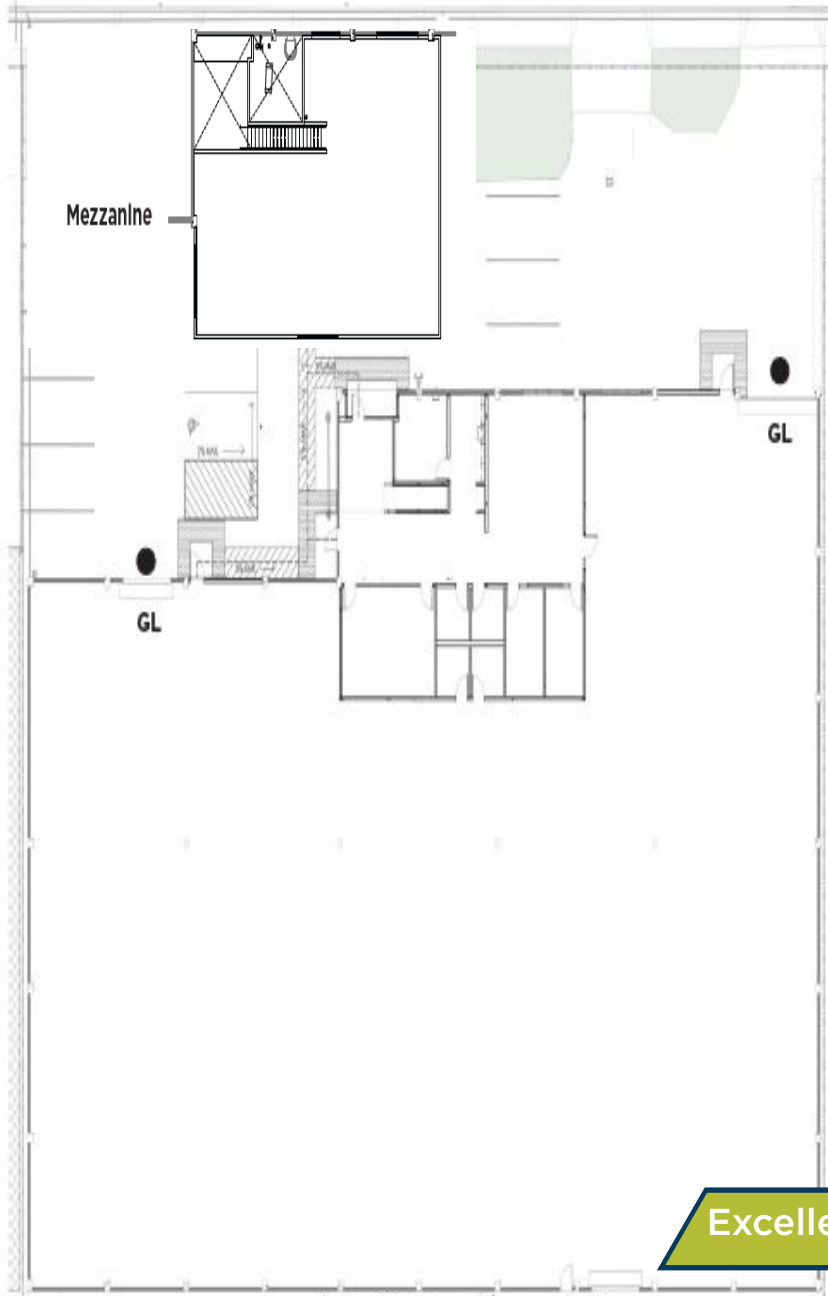
SPRINKLERS

YES

Opportunity for Tenant Improvement Dollars Subject to Term and Credit

// 665 WHITNEY STREET
San Leandro, CA

// FLOOR PLAN



OFFICE FEATURES

- ±4,862 SF of Newly Constructed Space (2-Floors)
- Four (4) Restrooms
- Two (2) Private Offices
- One (1) Large Conference Room
- Bullpen Area
- Kitchenette
- Open Mezzanine
- Great Natural Light
- All New Fixtures and HVAC Throughout

Asking Rate: \$1.65/SF/Month NNN
OpEx: \$0.37/SF/Month
FULL PROCURING BROKER FEE

Excellent Manufacturing and Production Space for the Modern Occupier

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SAN LEANDRO, CA

Free-Standing Industrial Building



CONTACT

TED J. ANDERSON
Managing Director
+1 510 981 5833
ted.anderson@cushwake.com
LIC #01332000

ANDREW SCHMIEDER
Senior Director
+1 510 891 5834
andrew.schmieder@cushwake.com
LIC #01828740

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