

INDUSTRIAL SPACE - FOR LEASE
1500 CADER LANE | PETALUMA



1500 CADER LANE
PETALUMA | CA

OFFICE & WAREHOUSE SPACE AVAILABLE
UP TO ±60,000 SQUARE FEET

UP TO 5 ACRES OF YARD/VEHICLE/TRAILER PARKING



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HIGHLIGHTS |

One of the largest industrial lease opportunities in the North Bay, the site is a total of 14.25 acres. Centrally located in Southern Sonoma County with freeway visibility & ample truck and car parking.

Located in Southern Petaluma off of Highway 116 a dedicated truck route. Close proximity to US 101, amenities including restaurants, cafes, coffee and more. Business amenities include Fed-Ex, UPS, postal services and more.



1500 CADER LANE

- Large Site: total of 14.24 acres
- Parking: Abundant truck & vehicle parking
- Clear hight: 24'
- Power: 4,000 amps to the site
- Office: up to 35,000 sf
- Docks: Ability to add additional docks



Labor

- Sonoma County Labor Population: 499,942
- Marin County Labor Population: 259,666



Logistics

- 20 miles to Santa Rosa
- 24 miles to San Rafael
- 26 miles to Napa
- 40 Miles to San Francisco
- 80 Miles to Sacramento



Amenities

- Starbucks
- Mr. Pickles Sandwich Shop
- Pub Republic
- Bright Bear Bakery Plus

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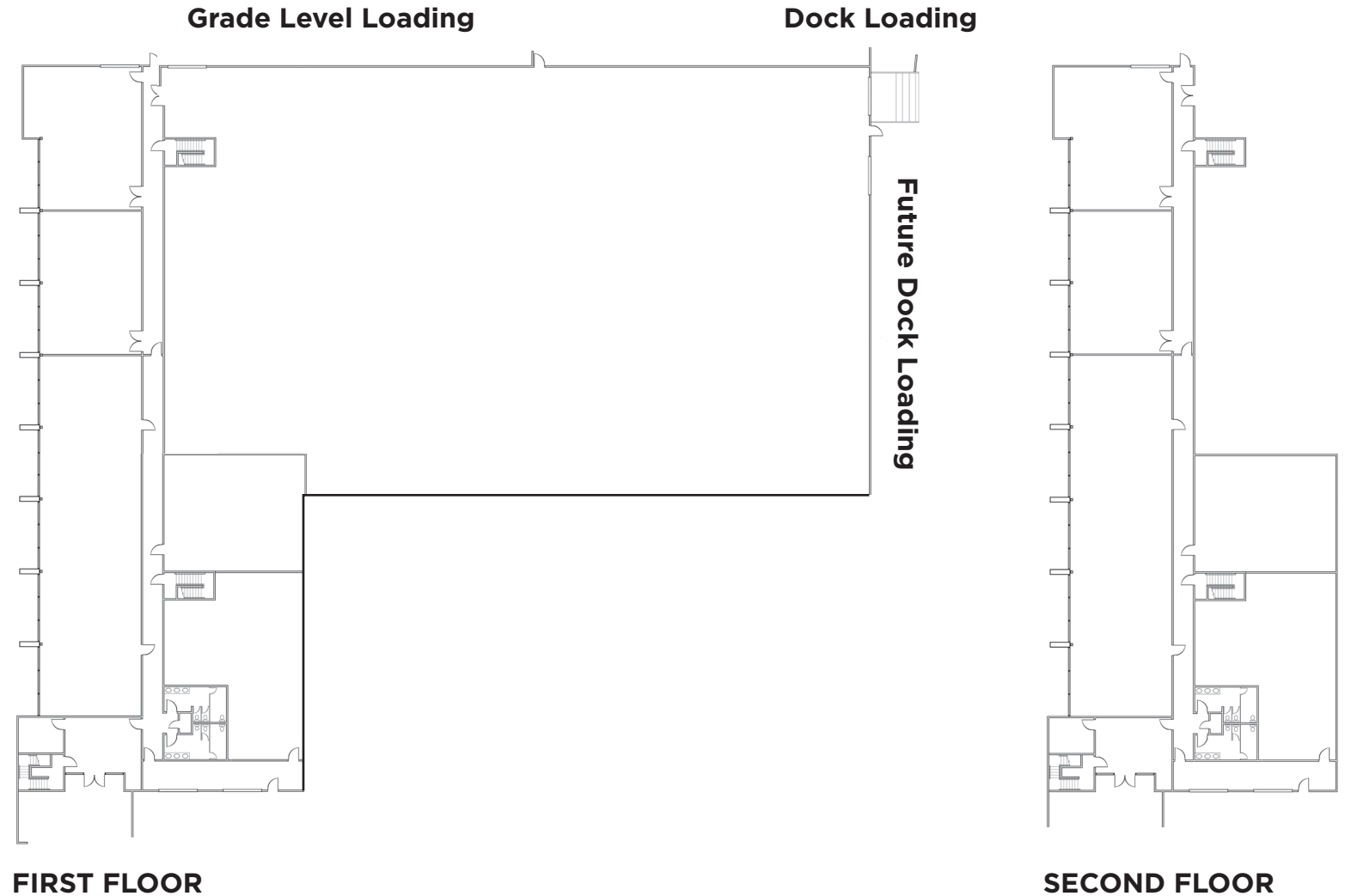
SITE PLAN

1500 CADER LANE | PETALUMA

±60,000 Square Feet
Industrial Space for Lease

SITE FEATURES

- Large Site: total of 14.24 acres
- Parking: Abundant truck & vehicle parking
- Clear height: 24'
- Power: 4,000 amps to the site
- Office: up to 35,000 sf
- Docks: Ability to add additional docks
- Maximum clear height: 24'
- Easy access to Hwy 101 and Hwy 116



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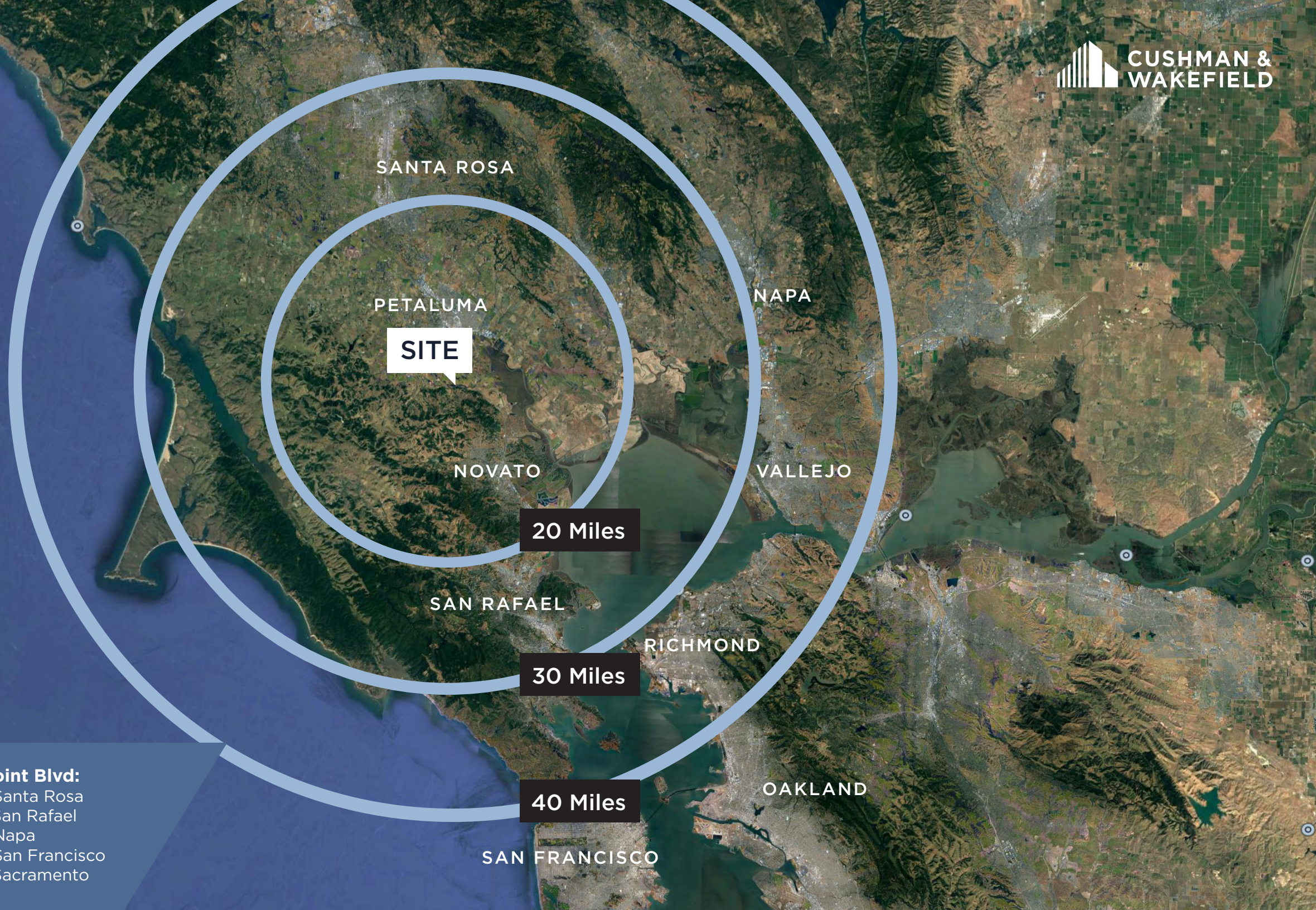
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116

±5 Acres Parking/Yard

-  Space Can Be Demised
-  Future Loading Docks
-  ±5 Acres Parking/Yard



SANTA ROSA

PETALUMA

SITE

NAPA

NOVATO

VALLEJO

20 Miles

SAN RAFAEL

RICHMOND

30 Miles

40 Miles

OAKLAND

SAN FRANCISCO

755 Sount Point Blvd:

- 20 miles to Santa Rosa
- 24 miles to San Rafael
- 30 miles to Napa
- 40 Miles to San Francisco
- 80 Miles to Sacramento