

TOURS ARE BY APPOINTMENT ONLY

DO NOT DISTURB TENANT



LEASED

AVAILABLE

Trailer Parking

Teagarden St

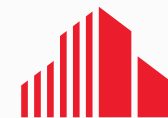
Employee Parking Area

Security Kiosk

FOR SUBLEASE 44 CROSSDOCK DOORS & YARD

3050 TEAGARDEN STREET

SAN LEANDRO, CA



CUSHMAN & WAKEFIELD

CROSSDOCK TERMINAL FOR SUBLEASE

3050 TEAGARDEN ST., SAN LEANDRO, CA

Property Features:

±12,519 SF 44 Door Cossdock Terminal on
±2.8 Acres of Land

Space Available:	±12,519 SF of Warehouse
Loading:	Forty Four (44) Dock Doors
Employee Parking:	±0.5 Acres W/ 55 Striped Parking Stalls
Total Sublease Site Area: (Includes Employee Parking Area)	±2.8 Acres (±121,968 SF)
Office Area:	N/A
Sprinklered:	Yes
Building Length:	±245'
Dock Width:	±51'
Clear Height:	±13' to Eaves
Lot Features:	Fully Paved, Lighted, and Secured
Security Kiosk	On-Site Security Guard for Ingress and Egress of Trucks
Access:	Easy Access to I-880 Via Marina Blvd
Sublease through:	July 31st, 2027
Lease Rate:	Call for Pricing

Note: Do Not Disturb Tenant & Tours Are Appointment Only



INTERIOR



EXTERIOR

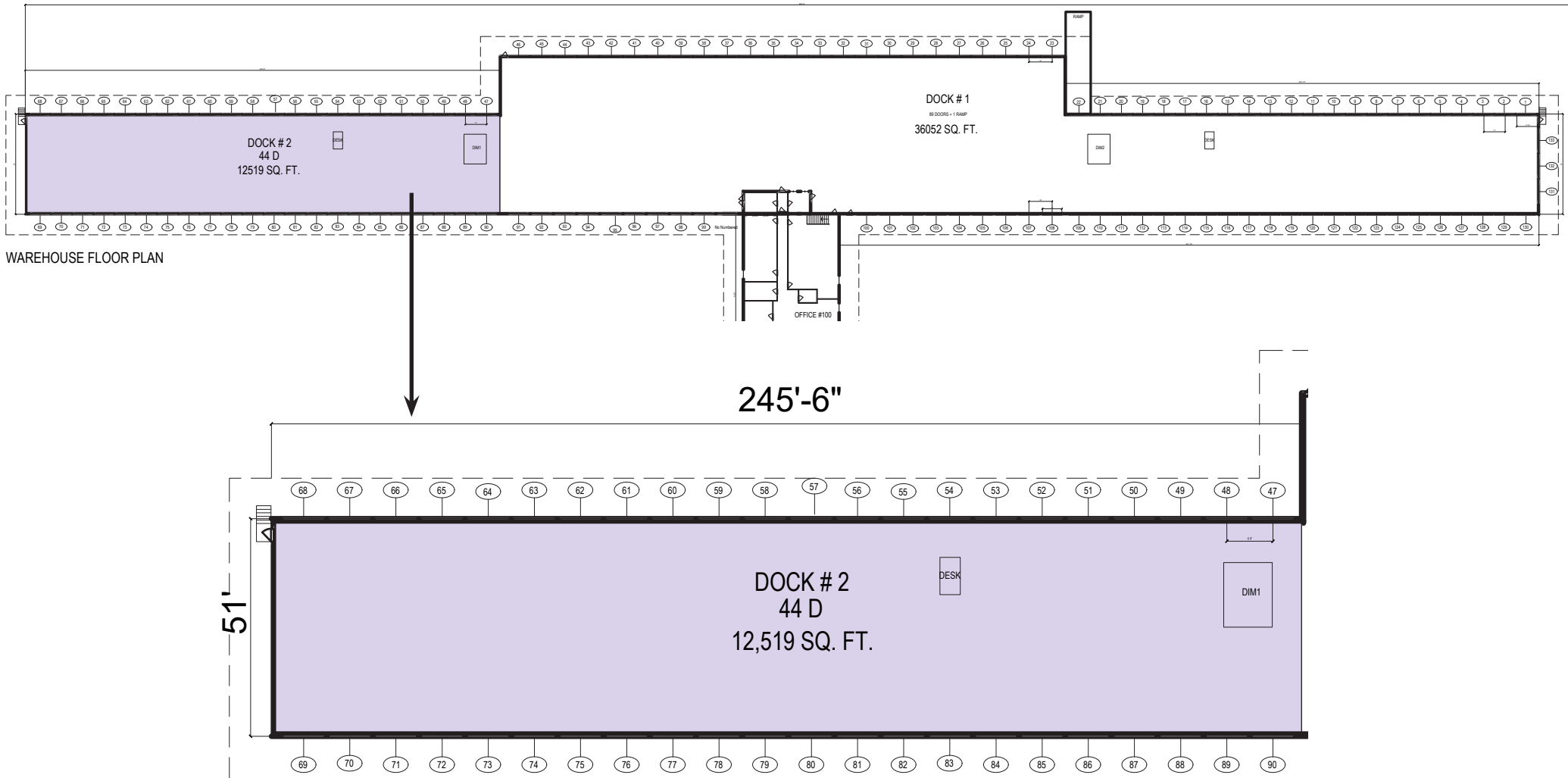
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FLOOR PLAN

■ AVAILABLE



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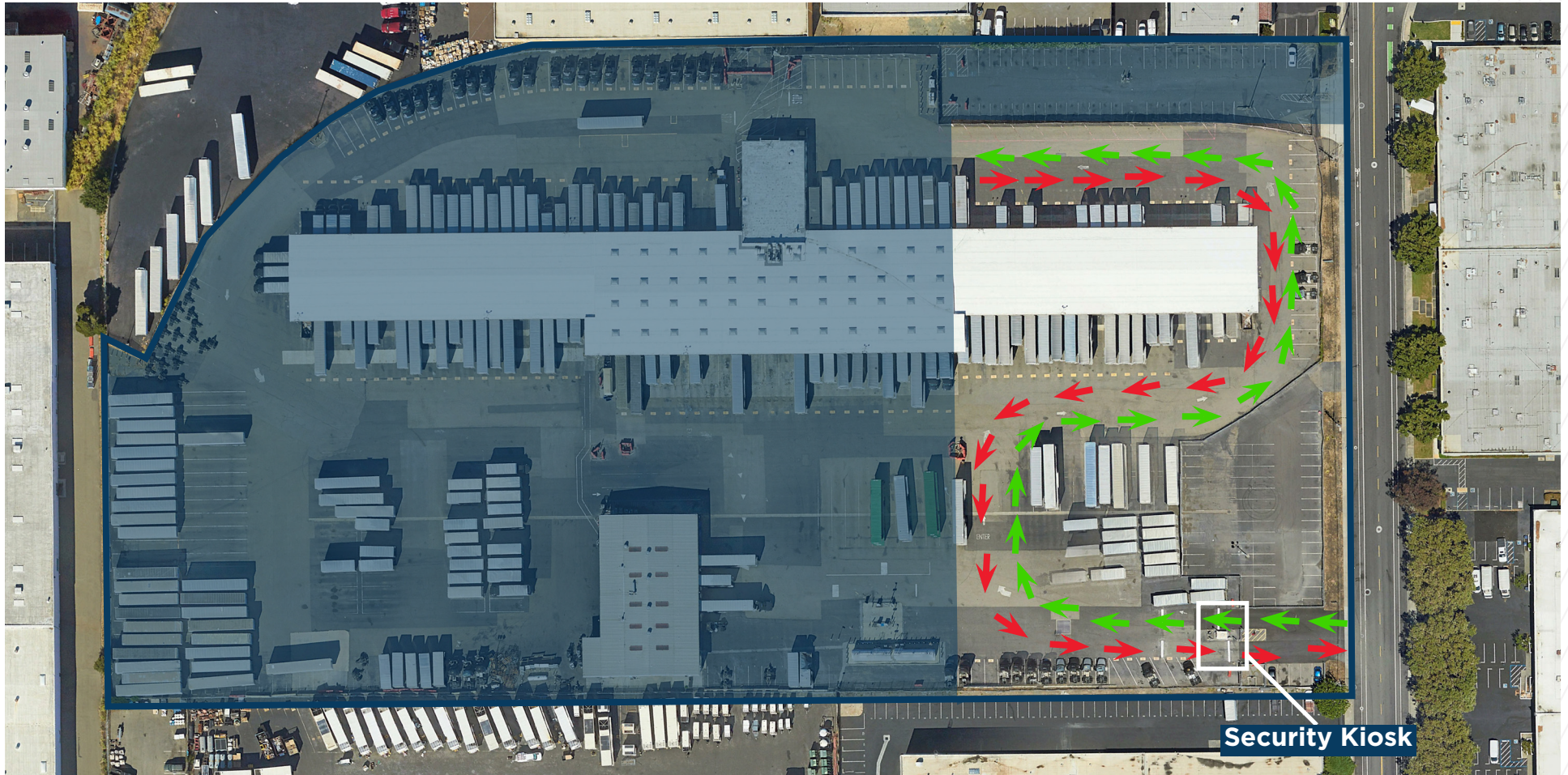
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TRUCK ACCESS ROUTE



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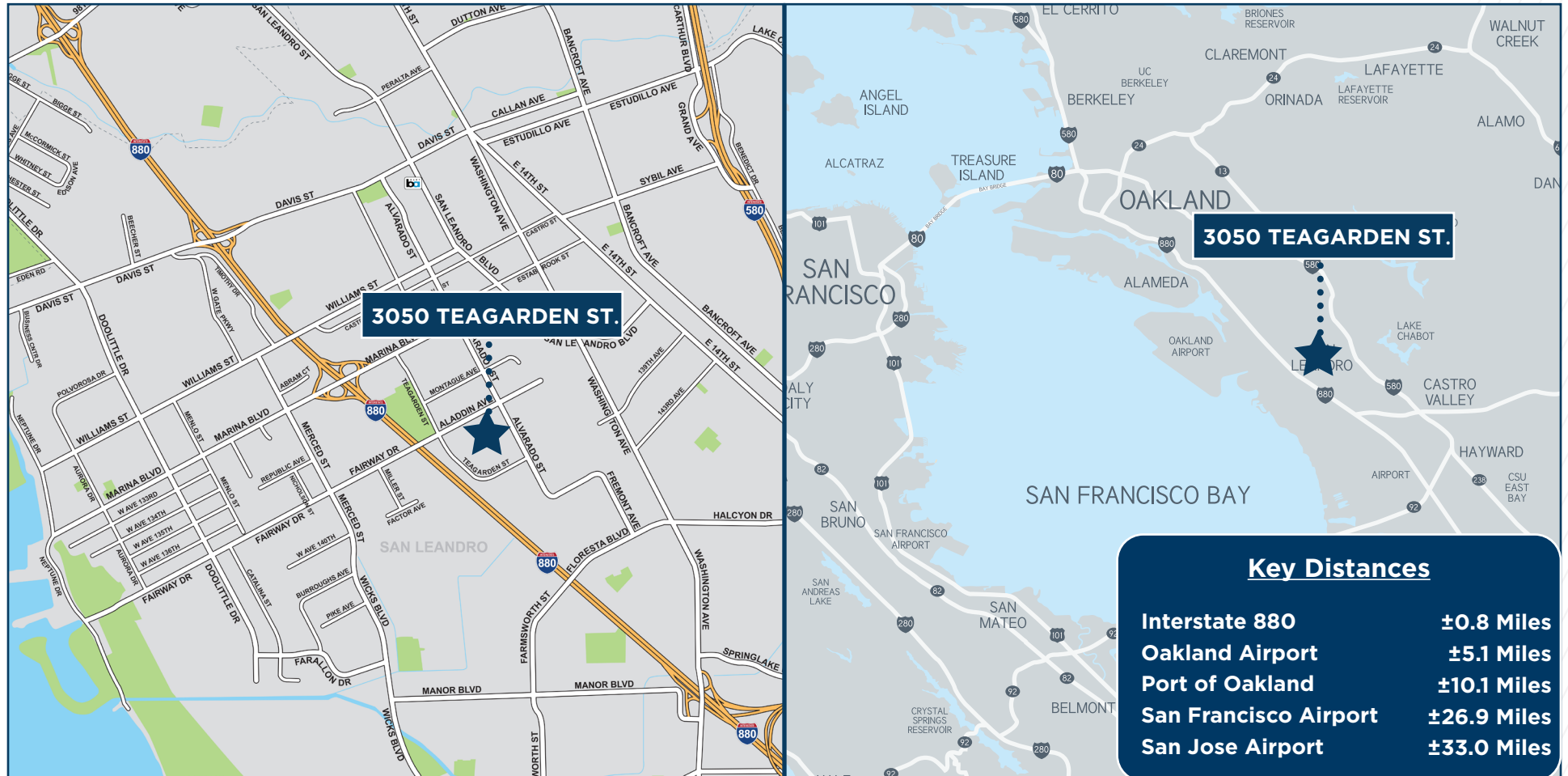
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CROSSDOCK TERMINAL FOR SUBLEASE

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LOCAL & REGIONAL MAP



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