

# Prologis - Armstrong & Carroll

1313 Armstrong Ave. & 1300 Carroll Ave.  
San Francisco, CA 94124 USA



1313 ARMSTRONG AVE.



1300 CARROLL AVE.

**±1.72 AC - ±4.50 AC**  
Warehouse/Yard Space For Lease



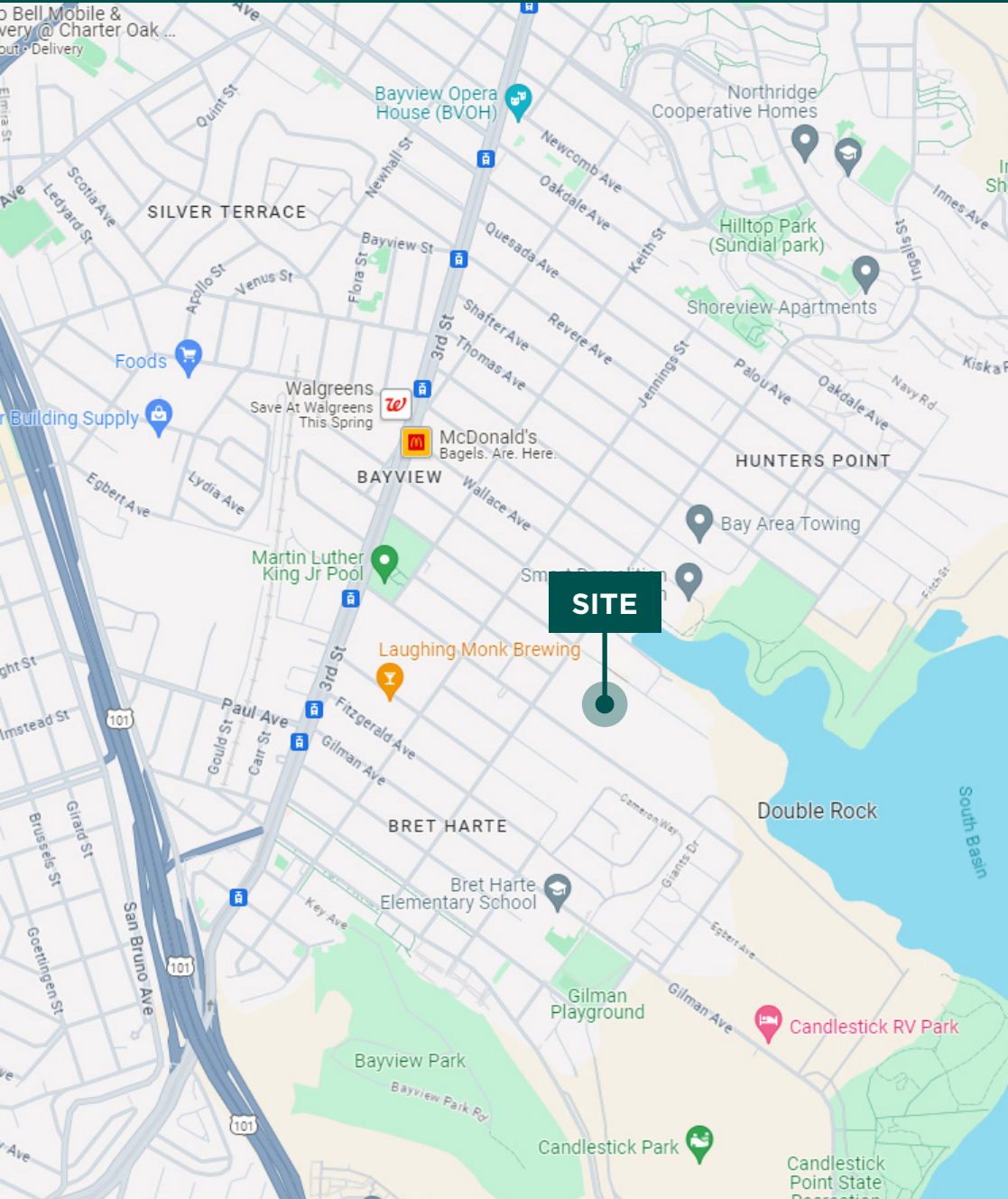
CUSHMAN &  
WAKEFIELD



PROLOGIS®

# Site Map

1313 Armstrong Ave. & 1300 Carroll Ave.  
San Francisco, CA 94124 USA



## LOCATION

- 8.3 Miles to San Francisco International Airport
- 7.4 Miles to Port of San Francisco
- 6.4 Miles to Downtown San Francisco
- 1.7 Miles to Caltrain Bayshore Station
- 4.6 Miles to Glen Park BART Station
- 1.5 miles from U.S. 101, 2.7 miles from I-280 and 4.3 miles to I-80

## SITE HIGHLIGHTS

- ±4.50 AC Total Site
- ±24,700 SF Total Building Area
- ±165,200 SF Open Yard
- ±6,000 SF Covered Yard
- 16 Roll-Up Doors

# Aerial Map

1313 Armstrong Ave. & 1300 Carroll Ave.  
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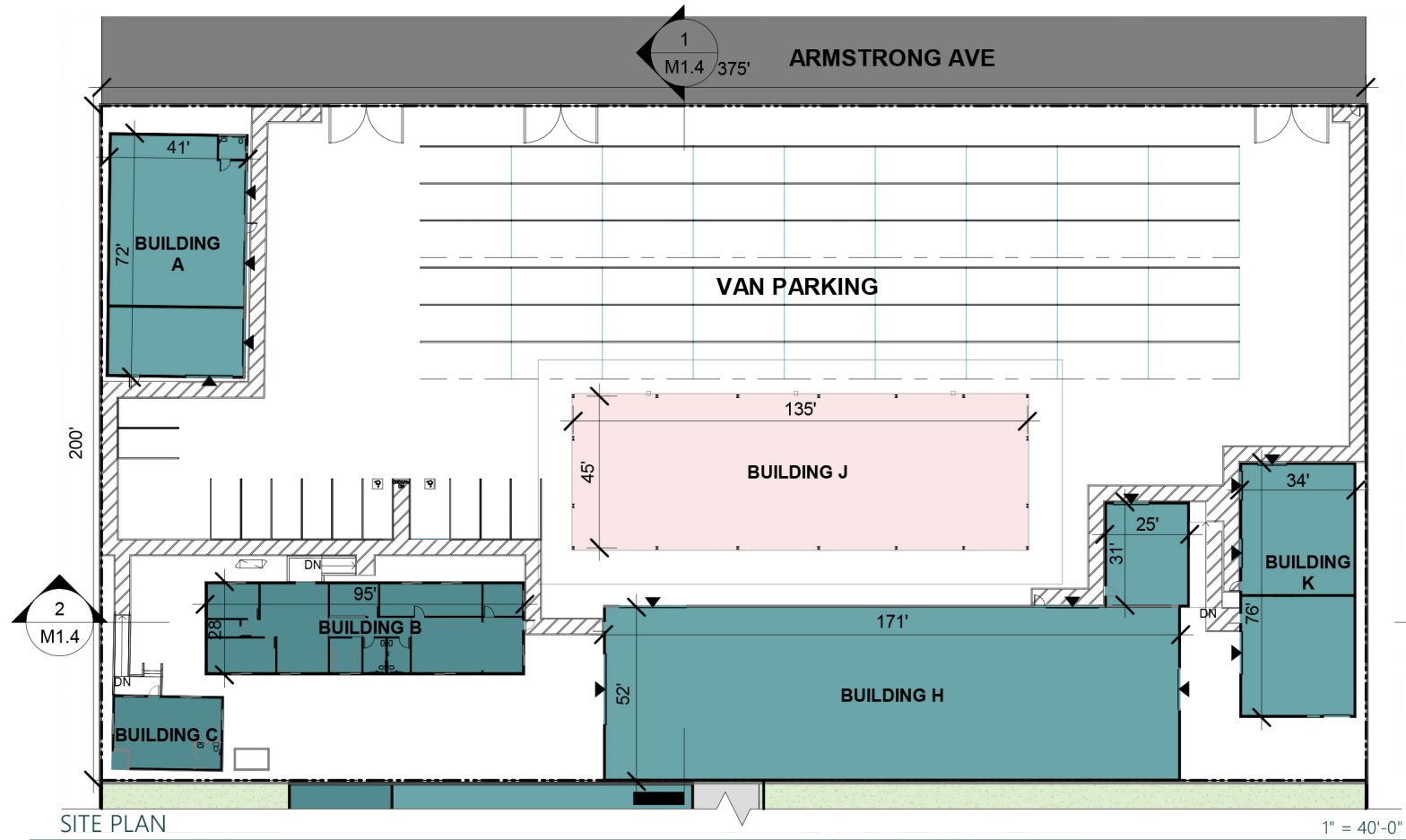
**1313 ARMSTRONG**  
±1.72 AC SITE  
±18,700 SF BUILDING AREA

**1300 CARROLL**  
±2.78 AC SITE  
±6,000 SF BUILDING AREA



# Floor Plans

1313 Armstrong Ave. | ±1.72 AC Site



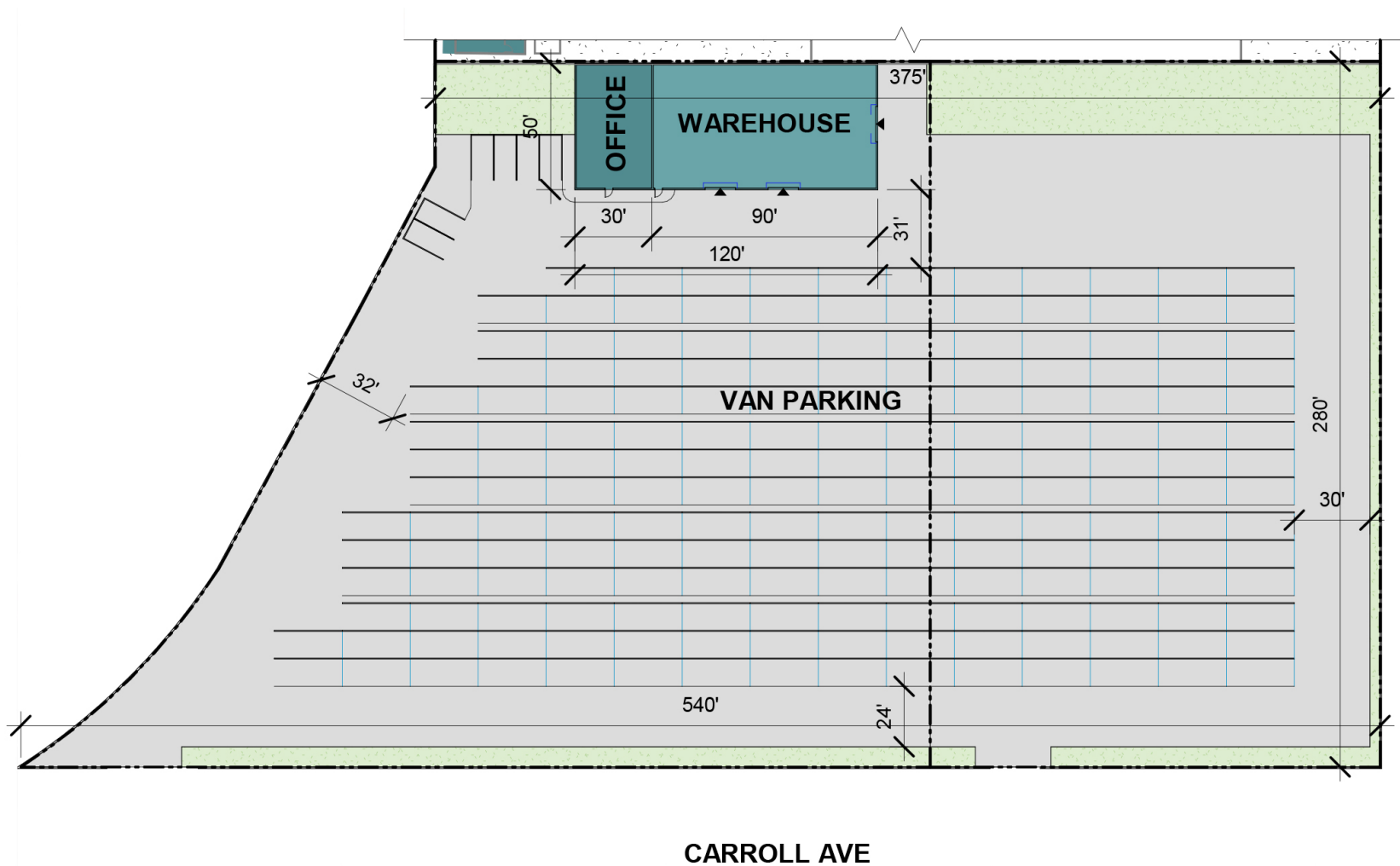
SITE PLAN

1" = 40'-0"

BUILDING	AREA TYPE	CLEAR HEIGHT	AREA	PARKING	
BUILDING A	WAREHOUSE	18'-5" - 22'-2"	2,983 SF	VAN PARKING (11'x27')	FLEET STYLE
BUILDING B	OFFICE	8'-11" - 9'-10"	2,626 SF		
BUILDING C	OFFICE	9'-0"	728 SF		
BUILDING H	WAREHOUSE	18'-5" - 20'-2"	9,717 SF		
BUILDING J	COVERED YARD	19'-0" - 20'-11"	6,301 SF		
BUILDING K	WAREHOUSE	13'-5" - 18'-2"	2,606 SF		
<b>TOTAL</b>			<b>24,962 SF</b>		

# Floor Plans

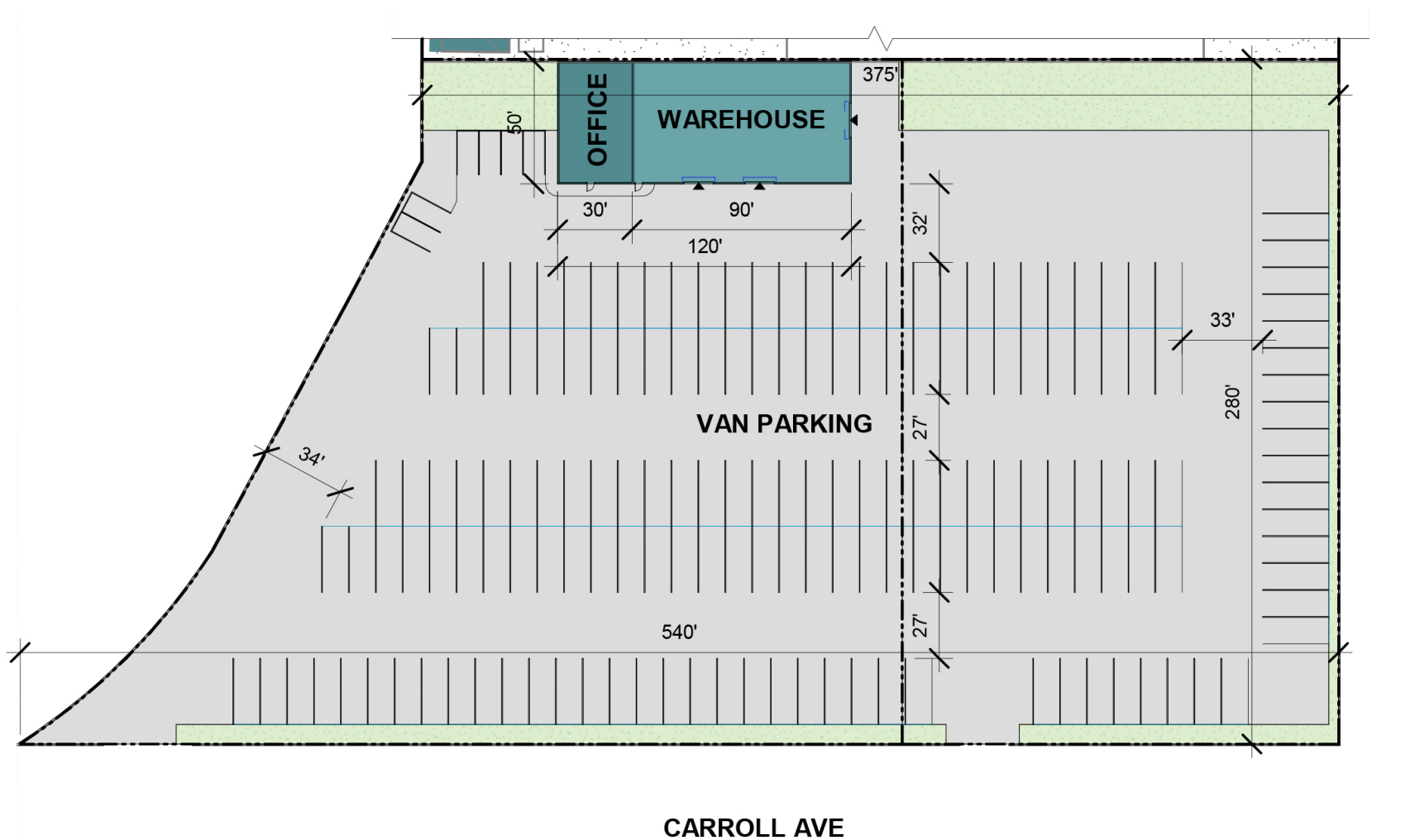
1300 Carroll Ave. | ±2.78 AC Site



BUILDING	AREA TYPE	CLEAR HEIGHT	AREA	PARKING		
CARROLL AVE	OFFICE	9'-0"	1,525 SF	AUTO PARKING (9' X 18')	CODE REQUIRED	6
CARROLL AVE	WAREHOUSE	23'-0"	4,497 SF	VAN PARKING (11'x27')	FLEET STYLE	185
<b>TOTAL</b>			<b>6,022 SF</b>	<b>TOTAL</b>		<b>191</b>

# Floor Plans

1300 Carroll Ave. | ±2.78 AC Site



BUILDING	AREA TYPE	CLEAR HEIGHT	AREA	PARKING		
CARROLL AVE	OFFICE	9'-0"	1,525 SF	AUTO PARKING (9' X 18')	CODE REQUIRED	6
CARROLL AVE	WAREHOUSE	23'-0"	4,497 SF	VAN PARKING (11'x27')	SELF PARKED	166
<b>TOTAL</b>			<b>6,022 SF</b>	<b>TOTAL</b>		<b>172</b>

# Location Map

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JOHN MCLAREN PARK

GLENEAGLES GOLF COURSE

COW PALACE

BAYVIEW PARK

Caltrain  
BAYSHORE STATION

3RD STREET

JENNINGS

CANDLESTICK MIXED-USE DEVELOPMENT (PROPOSED)

HUNTER'S POINT SHIPYARD MIXED-USE DEVELOPMENT (PROPOSED)

SAN FRANCISCO BAY

1313 ARMSTRONG AVE.



1300 CARROLL AVE.



FOR MORE INFORMATION, PLEASE CONTACT:

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