

175 SYLVESTER RD

SOUTH SAN FRANCISCO, CA 94080

EXISTING 4,000 AMPS AT 480/277 POWER



±74,562 SF

WAREHOUSE/OFFICE WITH YARD FOR LEASE

PROPERTY HIGHLIGHTS

LOCATION

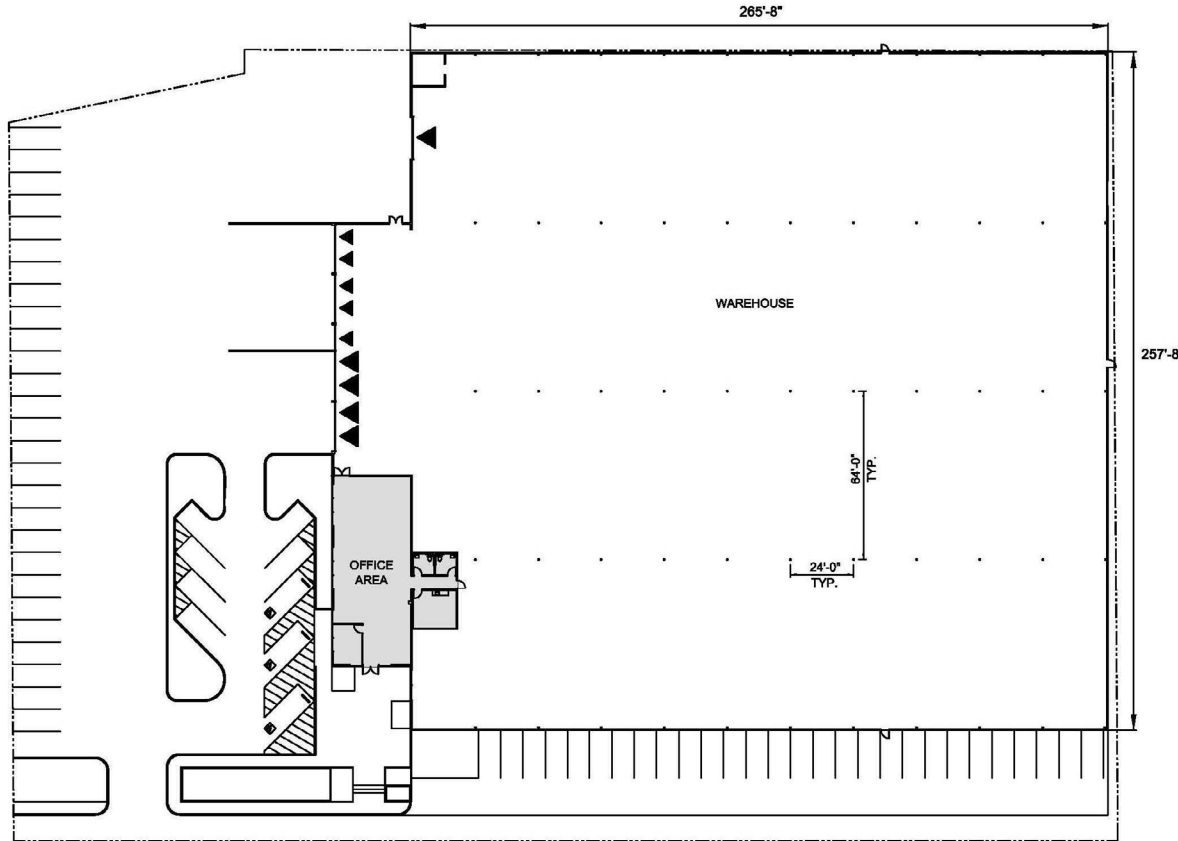
- 175 Sylvester Road, South San Francisco, CA 94080
- 4.1 Miles (7 Minutes) to San Francisco International Airport
- 12 Miles (19 Minutes) to Port of San Francisco
- 10.1 Miles (14 Minutes) to Downtown San Francisco
- 0.8 Miles (4 Minutes) to CalTrain
- 2.1 Miles (6 Minutes) to BART Station

FACILITY

- 71,877 SF Warehouse
- 2,685 SF Office
- Five (5) Dock High Doors
- Three Double (3) Drive-In Doors
- 18' Clear Height
- Sprinklers
- Great Access for Shipping Containers and 53' Trailers
- 4,000 Amps at 480v
- Fleet Charging Stations Throughout Warehouse
- Available July 1, 2024



FLOOR PLAN



PROJECT FEATURES

CLEAR HEIGHT	18'
COLUMN SPACING	24'-0" X 64'-0"
LOADING	(5) Five Dock High Doors (3) Three Double Drive-in Doors
SPRINKLER	Fully Sprinklered
POWER	4,000 Amps at 480v

AREA SUMMARY

OFFICE	2,685 SF
WAREHOUSE	71,877 SF
TOTAL	74,562 SF

LEGEND

DOCK-HIGH DOOR

DRIVE-IN DOOR

CONTACT DETAILS

CUSHMAN AND WAKEFIELD

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PROLOGIS

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Your single-source service for efficient move-in and operations:
PROLOGISSESSENTIALS.COM

CUSHMANWAKEFIELD.COM

GO BEYOND THE BUILDING

PROLOGIS ESSENTIALS IS THE SINGLE SOURCE FOR WAREHOUSE SOLUTIONS TO KEEP FACILITIES RUNNING AT A HIGH LEVEL OF EFFICIENCY. OUR OFFERINGS ARE EASY AND CONVENIENT TO PROCURE AND IMPLEMENT, PROVIDING SUPPORT FOR MOVE-IN, MOVING FORWARD, AND GROWING ANY BUSINESS.

MATERIAL HANDLING

- A. Racking & Shelving
 - I. Layout and Design
 - II. New and Used Material
 - III. Permitting Services
 - IV. Buybacks and Liquidations
- B. Forklifts
 - I. Electric and Propane
 - II. New, Used, and Refurbished
 - III. Rentals
 - IV. Service



ENERGY

- A. Solar
- B. LED Lighting
- C. EV Charging
- D. Generators



AUTOMATION/ ADVANCED SOLUTIONS

- A. Conveyor and Sortation
- B. Locus Robotics
- C. VLMs, Shuttles, Carousels, AS/RS
- D. Pick Modules/Mezzanine

SMART BUILDING

- A. Fiber Backbone
- B. Network and Cabling
- C. Internet Service
- D. Access Points
- E. Security Cameras and Monitoring Services
- F. Badge Access and Control
- G. Barcode Scanning



PRODUCTS AND SERVICES

- A. Moving and Relocation Services
- B. HVLS Fans
- C. Office Furniture
- D. In-Plant Modular Offices
- E. Yard Ramps
- F. Janitorial Service
- G. Pest Control



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