



865 SF - 5,131 SF COOLER / FREEZER SPACE AVAILABLE



Yolo Ice & Creamery

1462 Churchill Downs Ave.
Woodland, CA 95776

PROPERTY HIGHLIGHTS

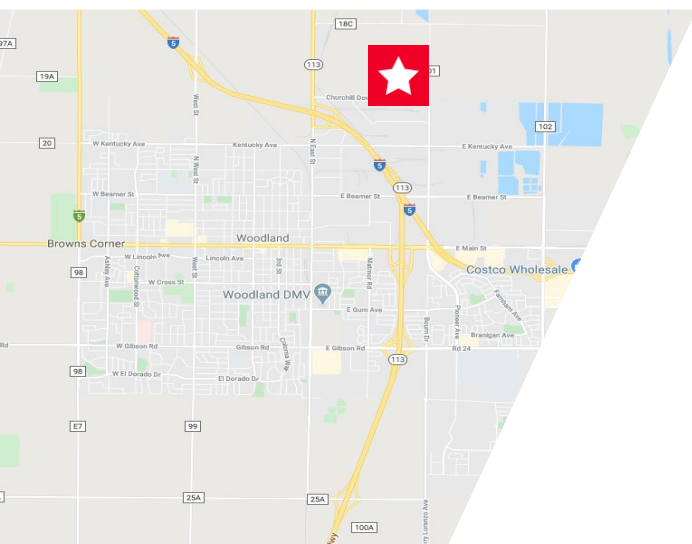
Freezer Space #1: ±865 SF (25.3' x 35.5') 34° to -10°

Freezer Space #2: ±2,346 SF (51' x 46') 34° to -10°

Cooler Space: ±1,920 SF (48' x 40') 34°

Clear Height: 22 feet

1 Dock (exterior – shared)



Ken Reiff, SIOR
Managing Director
Food & Beverage Advisory Group
+1 916 617 4241
ken.reiff@cushwake.com
LIC #01133059

Jimmy Landis
Associate
+1 916 403 1806
Jimmy.landis@cushwake.com
LIC #02130311

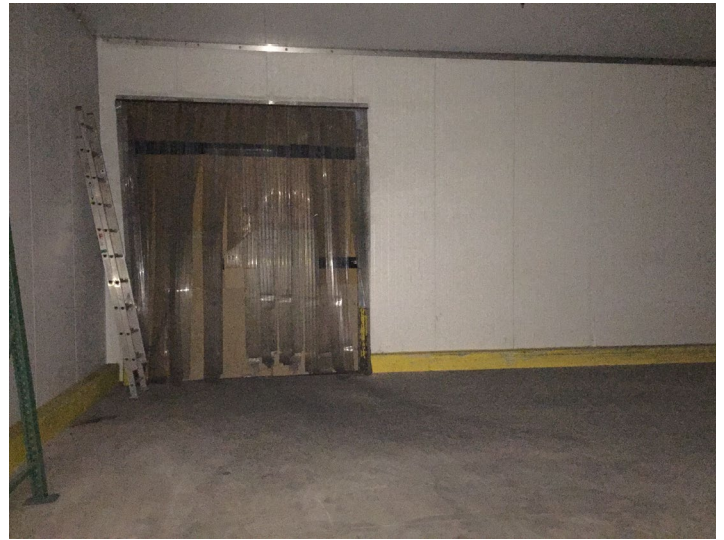
400 Capitol Mall, Suite 1800 | Sacramento, CA
Main +1 916 288 4800 | Fax +1 916 446 0024
cushmanwakefield.com

©2020 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. No warranty or representation, express or implied, is made as to the condition of the property (or properties) referenced herein or as to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). Any projections, opinions or estimates are subject to uncertainty and do not signify current or future property performance.

Yolo Ice & Creamery

1462 Churchill Downs Ave., Woodland, CA 95776

PROPERTY PHOTOS



Ken Reiff, SIOR
Managing Director
Food & Beverage Advisory Group
+1 916 617 4241
ken.reiff@cushwake.com
LIC #01133059

Jimmy Landis
Associate
+1 916 403 1806
Jimmy.landis@cushwake.com
LIC #02130311

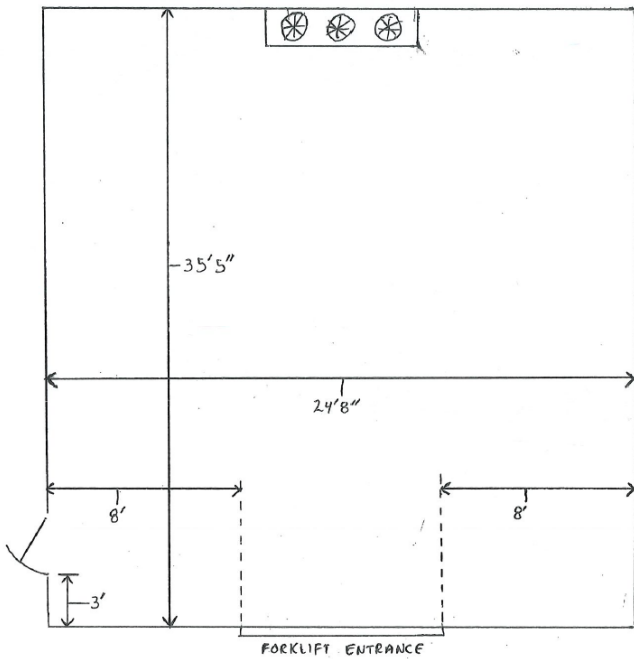
400 Capitol Mall, Suite 1800 | Sacramento, CA
Main +1 916 288 4800 | Fax +1 916 446 0024
cushmanwakefield.com

Yolo Ice & Creamery

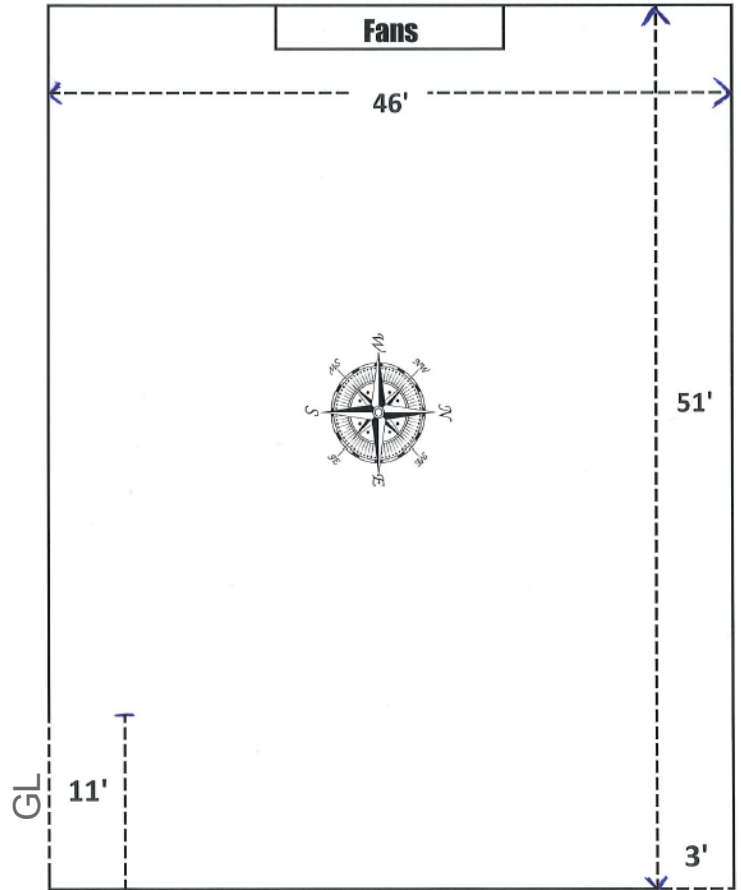
1462 Churchill Downs Ave., Woodland, CA

FLOOR PLAN

FREEZER SPACE #1



FREEZER SPACE #2



Ken Reiff, SIOR
 Managing Director
 Food & Beverage Advisory Group
 +1 916 617 4241
 ken.reiff@cushwake.com
 LIC #01133059

Jimmy Landis
 Associate
 +1 916 403 1806
 Jimmy.landis@cushwake.com
 LIC #02130311

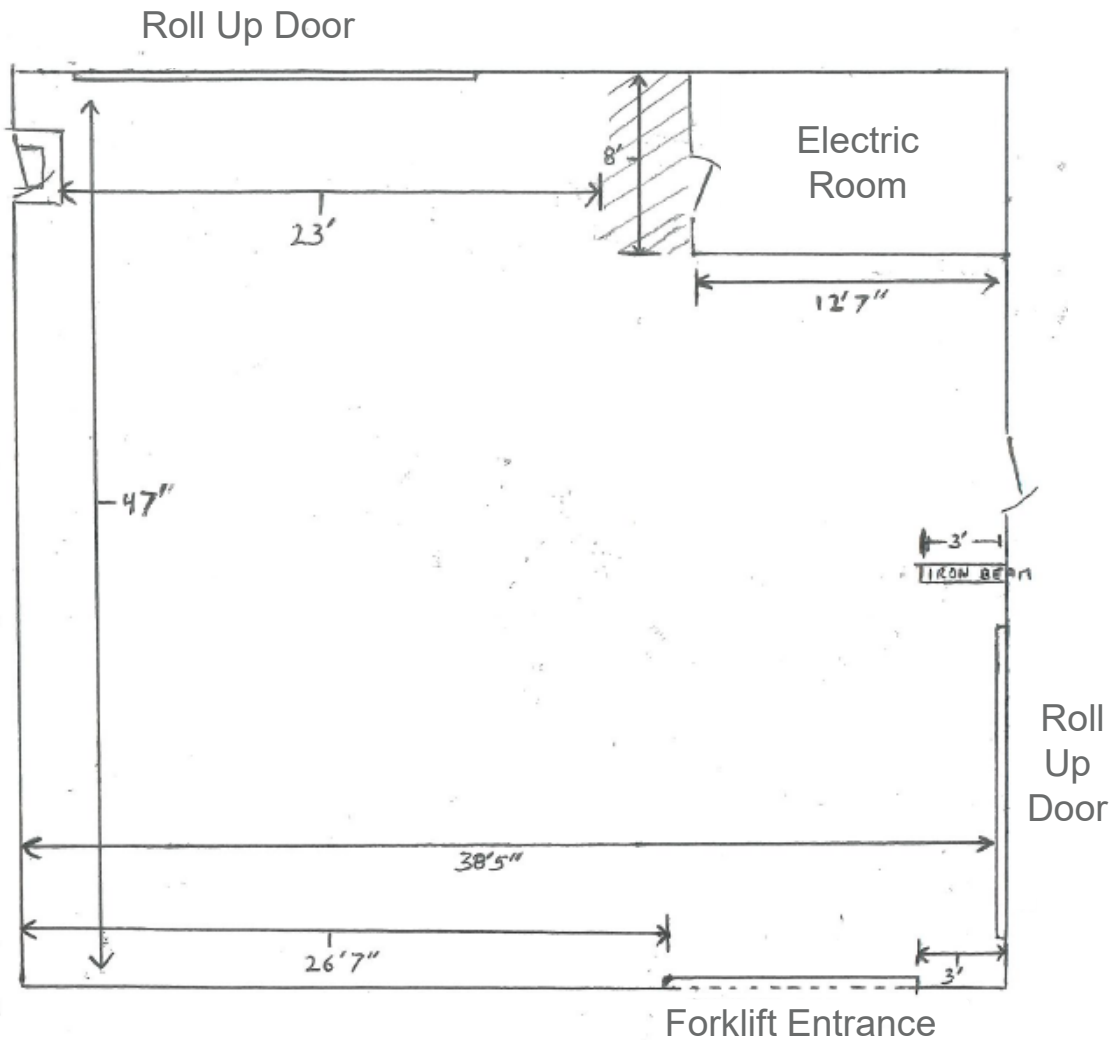
400 Capitol Mall, Suite 1800 | Sacramento, CA
 Main +1 916 288 4800 | Fax +1 916 446 0024
 cushmanwakefield.com

Yolo Ice & Creamery

1462 Churchill Downs Ave., Woodland, CA

FLOOR PLAN

COOLER



Ken Reiff, SIOR
Managing Director
Food & Beverage Advisory Group
+1 916 617 4241
ken.reiff@cushwake.com
LIC #01133059

Jimmy Landis
Associate
+1 916 403 1806
Jimmy.landis@cushwake.com
LIC #02130311

400 Capitol Mall, Suite 1800 | Sacramento, CA
Main +1 916 288 4800 | Fax +1 916 446 0024
cushmanwakefield.com