

FOR LEASE OR SALE > 39,436± OFFICE/R&D BUILDING

Hacienda Business Park

5775 WEST LAS POSITAS BOULEVARD, PLEASANTON, CA

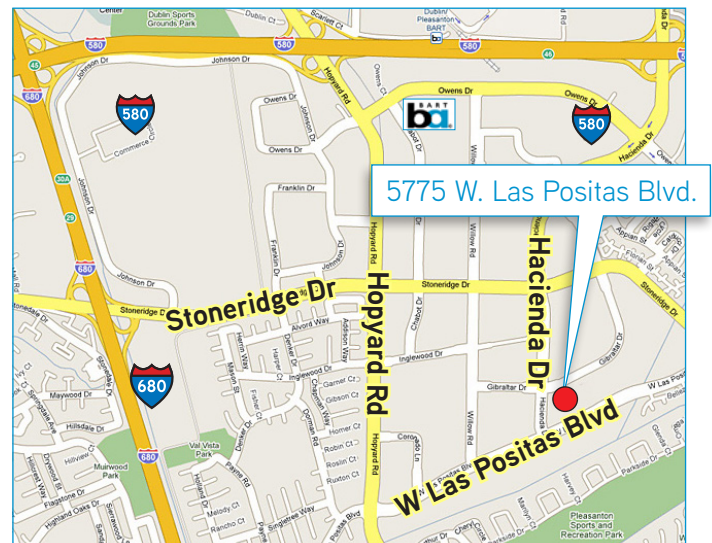
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NEW PRICING



Highlights

- > Ideally located within Hacienda Business Park
- > 39,436± SF Office/R&D building (divisible to ±16,000 SF)
- > Grade level and dock high loading doors (12' x 12')
- > Combination of office, lab and storage space
- > Monument signage available for whole building users
- > Sale price: \$9,875,000
- > Lease rate: \$1.65 psf NNN / month
- > 10% down payment on qualified SBA loan
- > Seller financing available



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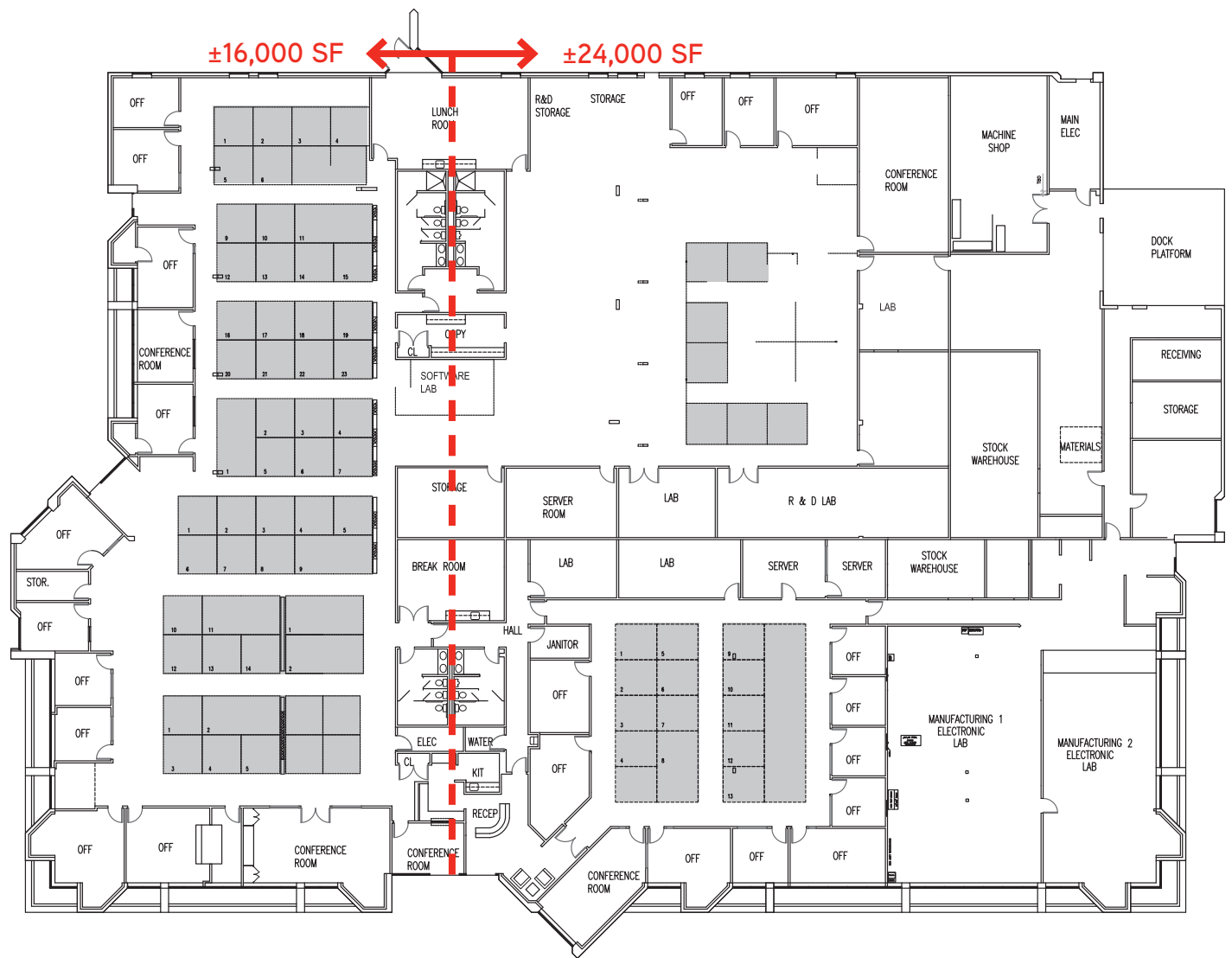
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Floor Plan



W. LAS POSITAS BLVD.

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