

FOR LEASE > ±5,600 TO ±51,750 SQUARE FEET



237 Lopes Road

FAIRFIELD, CA



Project Summary: Building A-E

- > Two-story office
- > Sprinklered
- > ±20' clear height
- > ±1,200 amps, 477/280 volt, 3-phase
- > Three (3) dock doors
- > ±30,000 SF temperature controlled warehouse space
- > ±1,300 SF cold box refrigerated storage
- > Intersection of I80 & I680
- > Formerly The Budweiser Distributorship
- > Clear Span Buildings
- > Security system throughout
(see reverse for site plan)

Building Summary

BUILDING A: ±23,400 SF of combination office (±7,900 SF) and insulated conditioned warehouse (±15,500 SF) with two (2) 8'x9' dock doors and four (4) 8'x10' grade level doors. In addition, a shop area of ±1,650 SF currently used for vehicle maintenance and two areas of covered storage area totaling ±9,000 SF which can be enclosed to enlarge the building. Power is 400 amps @ 480 volt.

BUILDING B: ±12,250 SF of insulated warehouse space with two (2) 12'x14' grade level doors and two (2) 8'x10' pass through door to Building A. Power is 400 amps @ 480 volt.

BUILDING C: ±10,000 SF of combination office (±1,250 SF) and mostly insulated warehouse (±8,750 SF) with one (1) 10'x10 recessed dock door and one (1) 12'x14' grade level door. Power is 100 amps @ 480 volt.

BUILDING D: ±6,100 SF of combination office (±600 SF) and warehouse (±5,000 SF) with ±500 SF of mezzanine office with one (1) 10'x12' grade level doors. Power is 150 amps @ 480 volt.

BUILDING E: ±945 SF house situated on ±10,454 SF acre lot (yard).

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