

AVAILABLE FOR LEASE | EL PINAL INDUSTRIAL PARK

2626 & 2666 WEST LANE | STOCKTON, CA

Units Divisible to 1,800± SF



2626 WEST LANE



2666 WEST LANE



Features:

- **2626 West Lane:** Size - ±17,400 Sq. Ft.
- **2666 West Lane:** Size - ±27,000 Sq. Ft.
- **Construction Type:** Concrete Tilt-Up
- **Office Build-Out:** Varies Per Unit
- **Loading:** 12'x12' Grade Level Doors
- **Clear Height:** ±14'-16' Minimum Clear

- **Fire Sprinklers:** Yes
- **Warehouse Lighting:** Florescent
- **Zoning:** IG (Industrial, General)
- Located in California State Enterprise Zone
- The Subject Buildings are Centrally located within Stockton and fronts Northbound West Lane

EXCLUSIVE BROKERS - INDUSTRIAL SERVICES TEAM:

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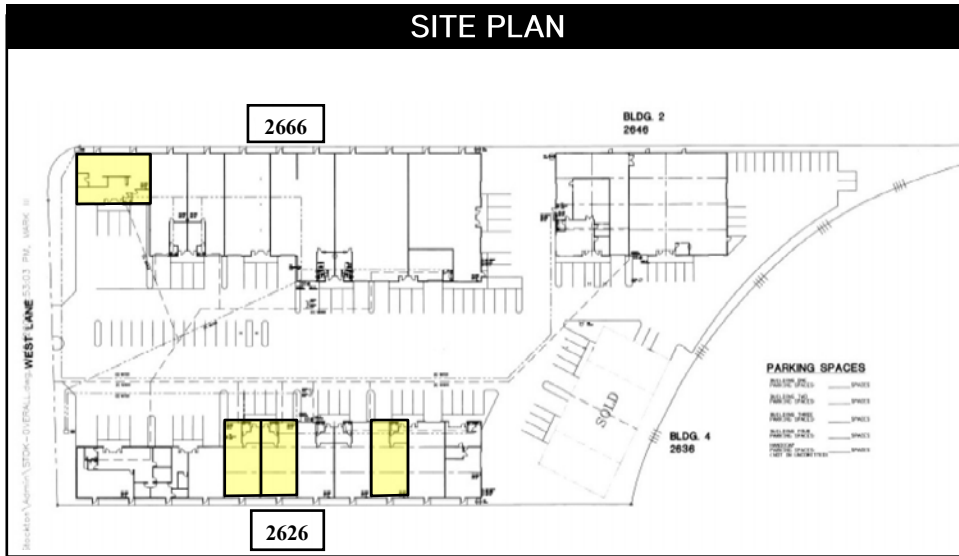
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AVAILABLE UNITS: 2626 WEST LANE

Suite 500

- Unit Size: 1,800± SF
- Office: 140± SF with one (1) restroom
- Grade Level Door: One (1) 12'x12'
- Indicated Power: 200 Amps, 120/208V, 3 Phase
- **Asking Rent: \$.55 PSF Gross**

Suite 600

- Unit Size: 1,800± SF
- Office: None
- Grade Level Door: One (1) 12'x12'
- Indicated Power: 200 Amps, 120/208V, 3 Phase
- **Asking Rent: \$.50 PSF Gross**

Suite 900

- Unit Size: 1,800± SF
- Office: 140± SF
- Grade Level Door: One (1) 12'x12'
- Indicated Power: 200 Amps, 120/208V, 3 Phase
- **Asking Rent: \$.55 PSF Gross**

AVAILABLE UNITS: 2666 WEST LANE

Suite 100

- Unit Size: 2,100± SF
- Office: 1,365± SF
- Grade Level Door: One (1) 12'x12'
- Indicated Power: 200 Amps, 120/208V, 3 Phase
- **Asking Rent: \$.60 PSF Gross**



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