

FOR LEASE • ±9,000 SF OF WAREHOUSE / LIGHT DISTRIBUTION SPACE

Air Metro Business Park

1661 Northrup Street • Stockton, California

Colliers
INTERNATIONAL



Available Features:

- **Available Sq. Ft.:** ±9,000 SF (150' x 60')
- **Office:** ±286 SF (22' x 13'), including one (1) restroom ADA
- **Dock High Doors:** Two (2) Loading dock platforms
- **Grade Level Doors:** One (1) Concrete ramp
- **Clear Height:** ±13' minimum
- **Column Spacing:** Clear span
- **Indicated Power:** 200 Amps, 120/208 Volt, 3-Phase
- **Warehouse Lighting:** Metal Halide
- **Skylights:** Yes
- **Zoning:** I-G, (Heavy Industrial, SJ County)
- Located near the Stockton Metropolitan Airport
- Convenient access to I-5 & Hwy 99
- **Lease Rate: \$.35 PSF, Gross**



EXCLUSIVE BROKER - INDUSTRIAL SERVICES TEAM:

Wes Widmer
Vice President
+1 209 475 5109
wes.widmer@colliers.com
CA License No. 01315686

COLLIERS INTERNATIONAL
3439 Brookside Road, Suite 108
Stockton, CA USA 95219
www.colliers.com

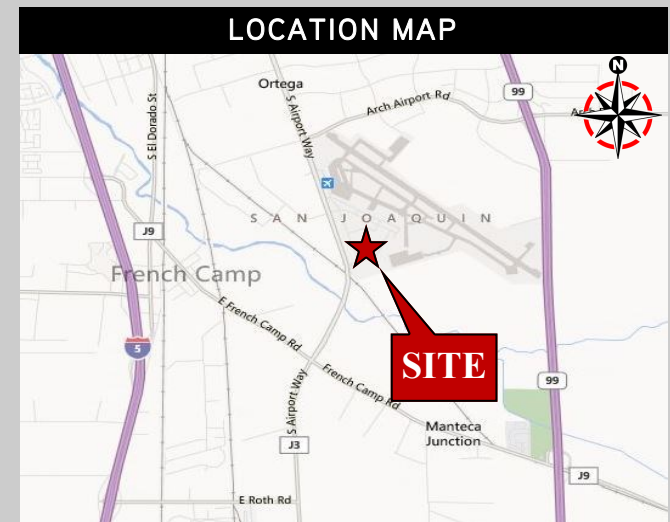
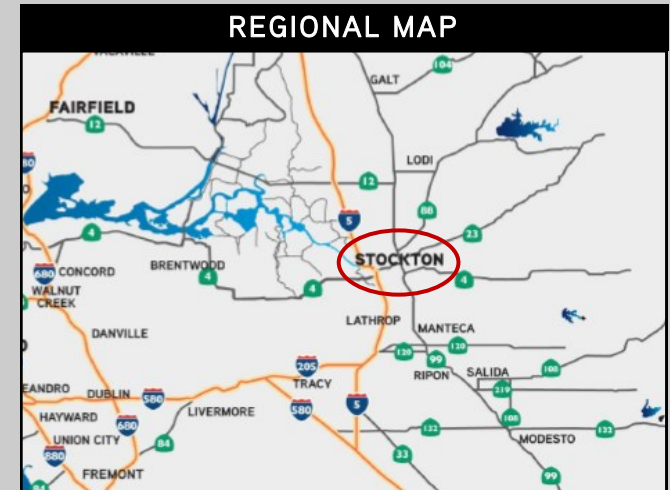
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