

FOR SALE OR LEASE | TABOOMA BUSINESS PARK

2701-2775 BOEING WAY | STOCKTON, CA



PROPERTY HIGHLIGHTS: The Tabooma Business Park is located within the Stockton Airport Business Center, just west of HWY 99 and near the Arch Road exit. The project consists of twelve (12) 13,034± SF Class "A" concrete tilt-up buildings and one (1) 11,404± SF building. Paved yard area is available with select buildings. Each building includes above standard power and multiple grade level doors for convenient loading and unloading of product. This location offers users HWY 99 & I-5 access and proximity to serve the Central Valley.

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BUSINESS PARK FEATURES:

- Twelve (12) 13,034± SF buildings and one (1) 11,404± SF building
- Concrete tilt-up construction
- Four (4) 12'x12' grade level doors per building
- 400 Amps, 277/480 Volt, 3 phase per building
- Sprinkler System: .33/3,000 GPM
- Clear height: ±14' - 16'-6"
- Column Spacing: ±55' x 56'
- Parking: 1.54/1000
- Skylights
- Yard space available for select buildings
- Year Built: 2008
- Easy HWY 99 & I-5 access via Arch Road
- Professional landscaping
- Fully fenced and secured
- Roof system: Seamless and insulated galvanized roof with 50 year life expectation
- Zoning: I-G Industrial General, City of Stockton



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BUZZ OATES

The floor plan shows a rectangular building layout with three rows of units. The top row consists of units 2701, 2707, 2713, 2719 (LEASED), and 2727 (MOVE IN READY). The middle row consists of units 2733 (LEASED), 2739, 2745, 2751, and 2757 (LEASED). The bottom row consists of units 2757 (LEASED), 2763 (LEASED), 2769 (MOVE IN READY), and 2763 (LEASED). The plan also shows multiple 'YARD' areas and a '617 SF OFFICE' space.

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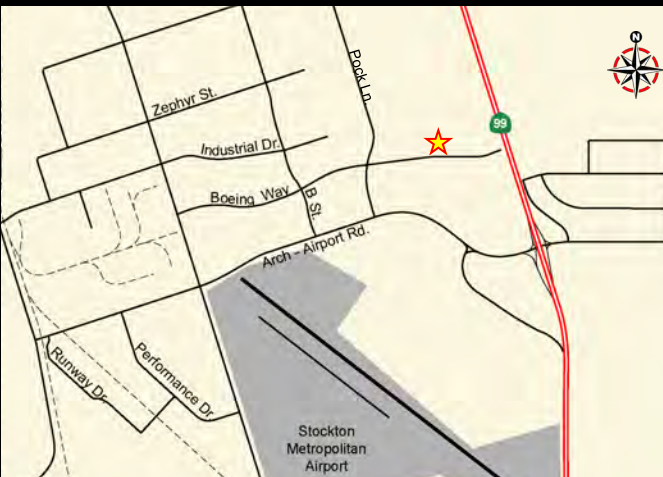
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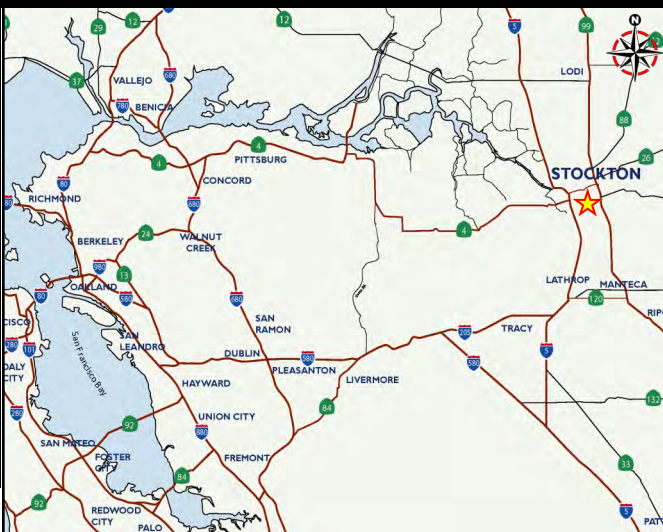
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LOCAL MAP



REGIONAL MAP



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