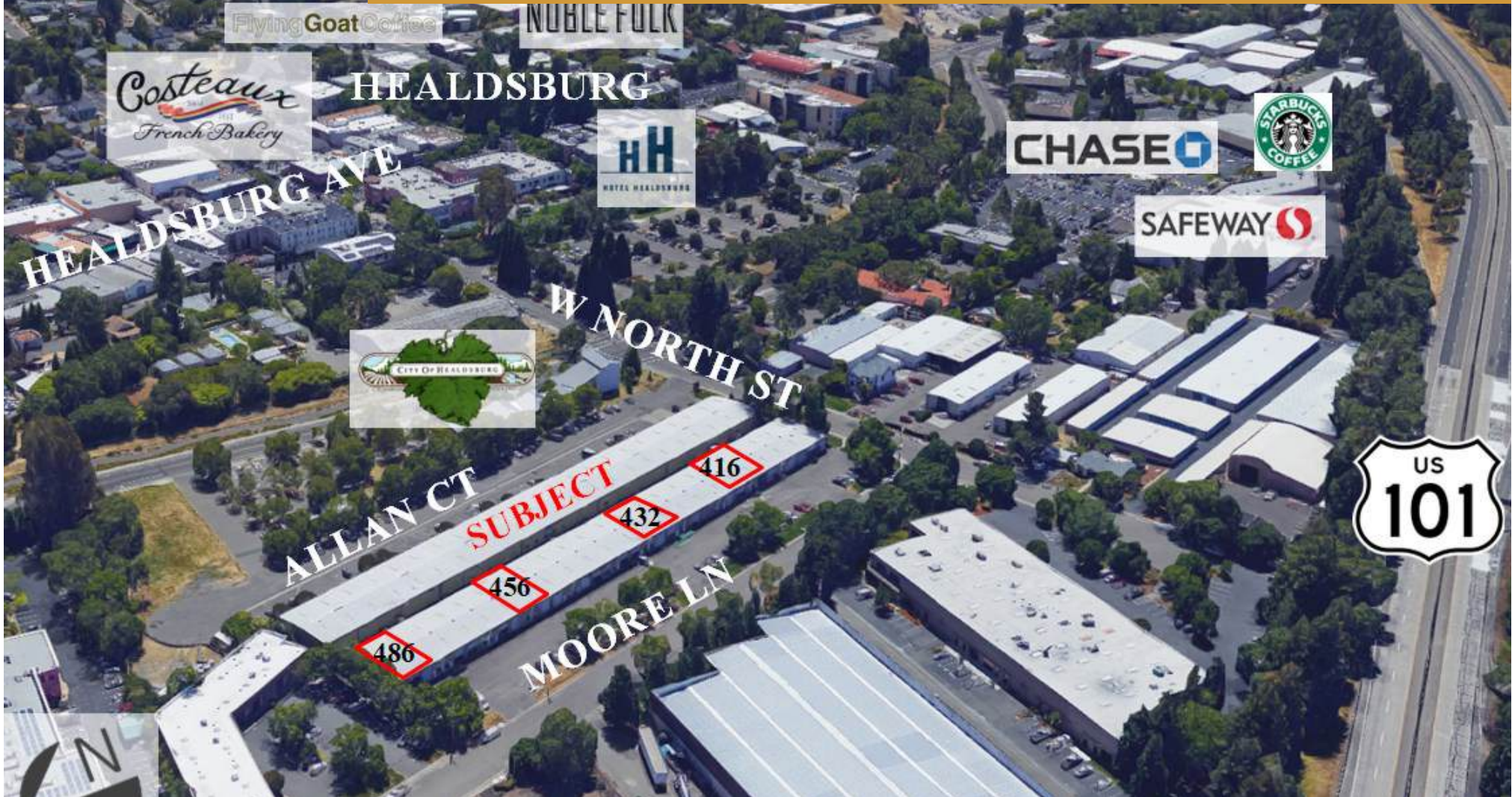




FOR LEASE - WAREHOUSE / OFFICE / MEZZ

416, 432, 456, & 486 MOORE LANE
HEALDSBURG CA 95448

Northern California's Premier Commercial Real Estate



The above information, while not guaranteed, has been secured from sources we believe to be reliable. This is not an offer to sell or lease and is subject to change or withdrawal. Any interested party should verify the status of the property and the information herein.



SITE SUMMARY

SITE

Available Units:	Four (4) See below.
Zoning:	Industrial
Parking:	Open

BUILDING

HVAC:	Heat Only
Fire Sprinkler & Alarm:	Yes
Power:	200 Amps



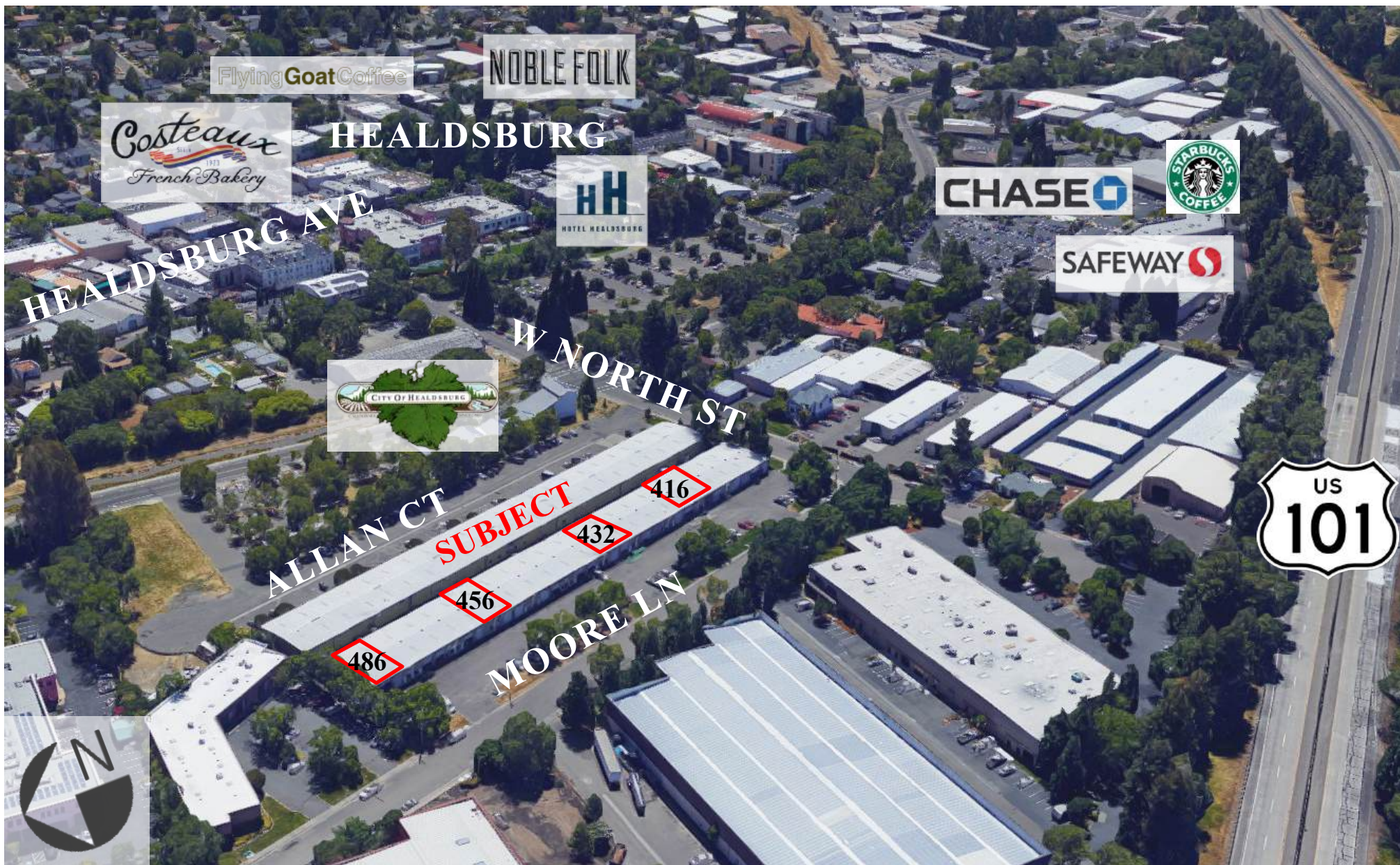
ADRESS	RENTABLE	RENT PER SQ. FT.	NNN COST PER SQ. FT.	LEASE	TOTAL MO.
416 Moore Lane	1,500+/- Sq. Ft.	\$1.30 per Sq. Ft.	\$0.17 per Sq. Ft.	NNN	\$2,200
432 Moore Lane	1,500+/- Sq. Ft.	\$1.30 per Sq. Ft.	\$0.17 per Sq. Ft.	NNN	\$2,200
456 Moore Lane	1,500+/- Sq. Ft.	\$1.30 per Sq. Ft.	\$0.17 per Sq. Ft.	NNN	\$2,200
486 Moore Lane	1,500+/- Sq. Ft.	\$1.30 per Sq. Ft.	\$0.17 per Sq. Ft.	NNN	\$2,200

416 - 486 Moore Lane

Each unit offers approximately 1,500 square feet of versatile flex space, combining open warehouse with a private office and restroom. These well-maintained spaces feature polished concrete floors, recent updates including fresh paint and carpeting in select units, and are heated only (window A/C available in the office of some units). Ideal for warehouse, light industrial, or flex use, the units provide clean, functional space ready for a range of businesses.



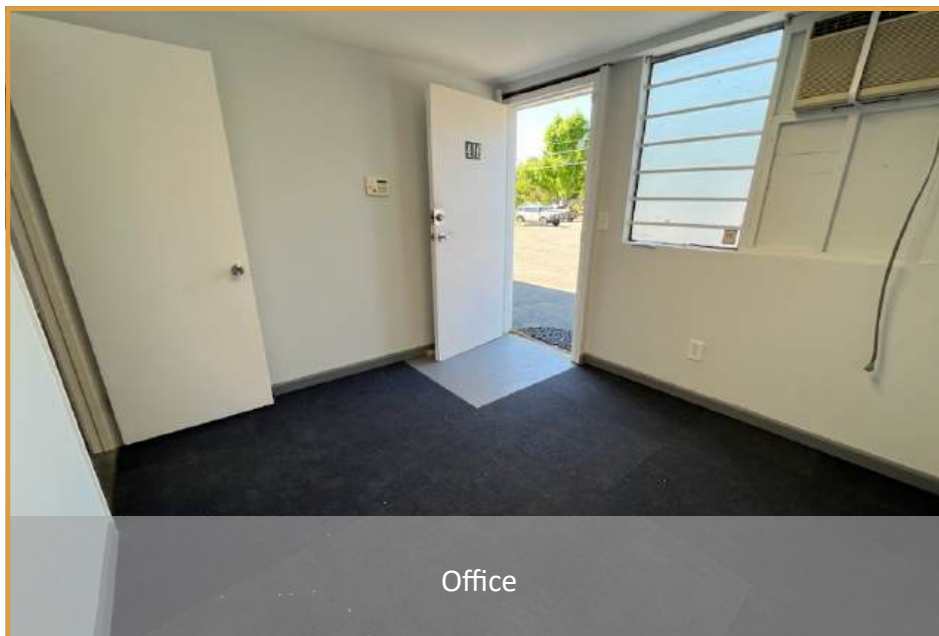
STREET MAP



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416 MOORE LANE PHOTOS



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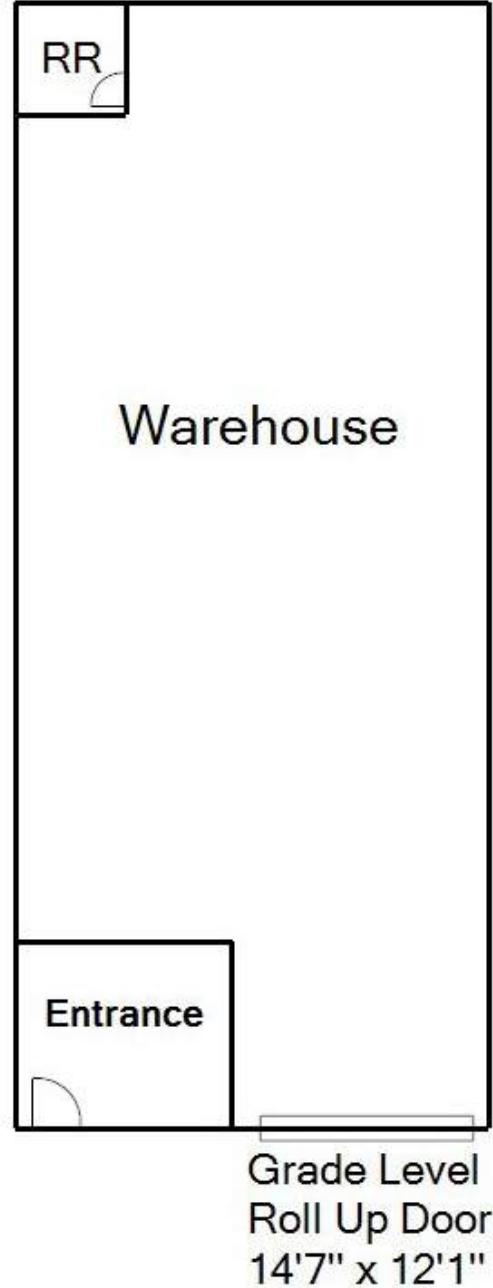
432 MOORE LANE PHOTOS



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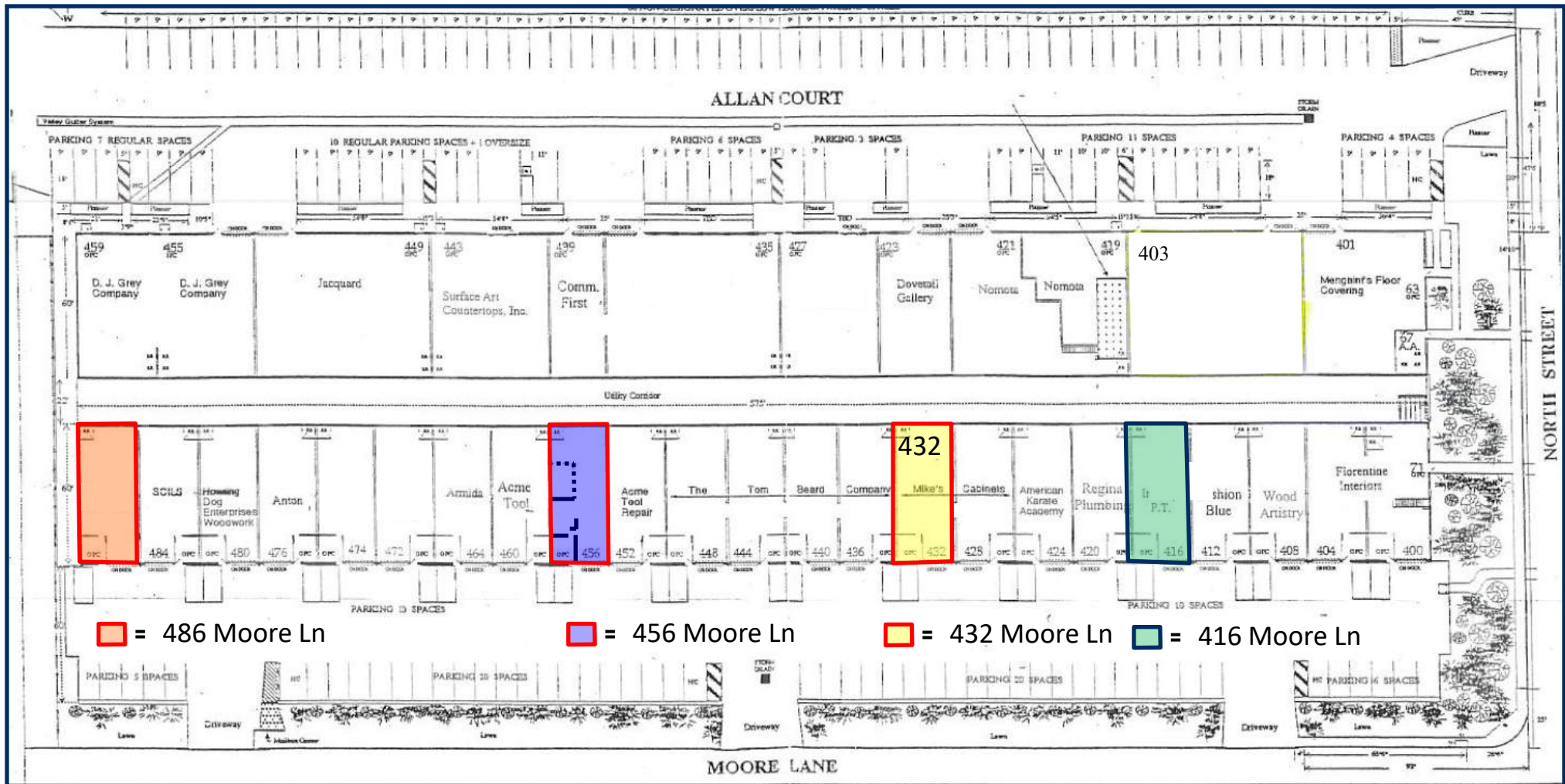


432 MOORE LN FLOOR PLAN





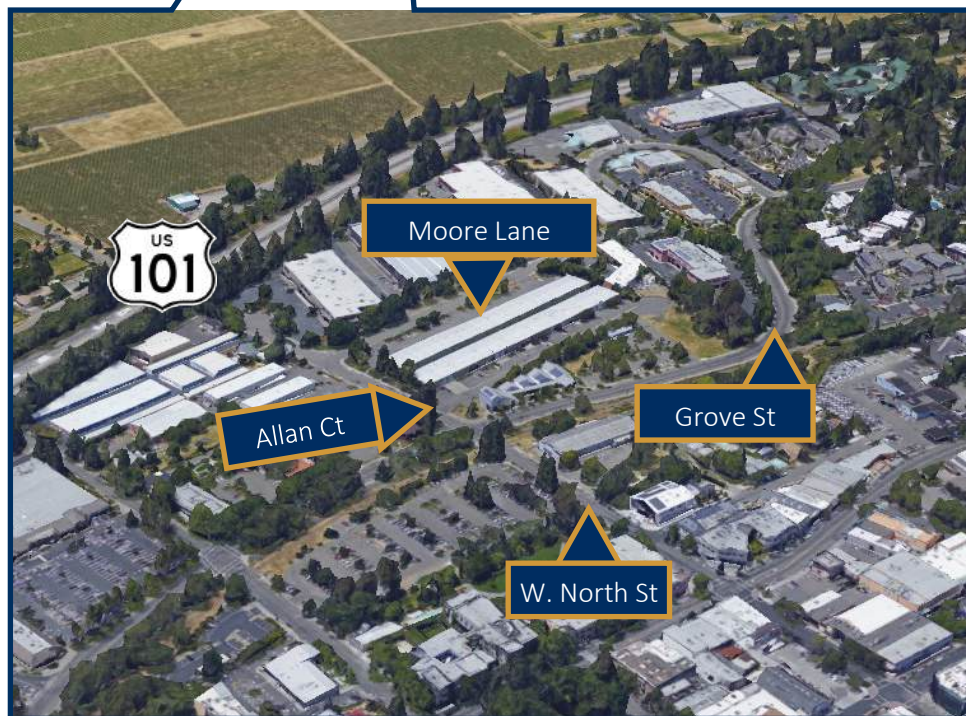
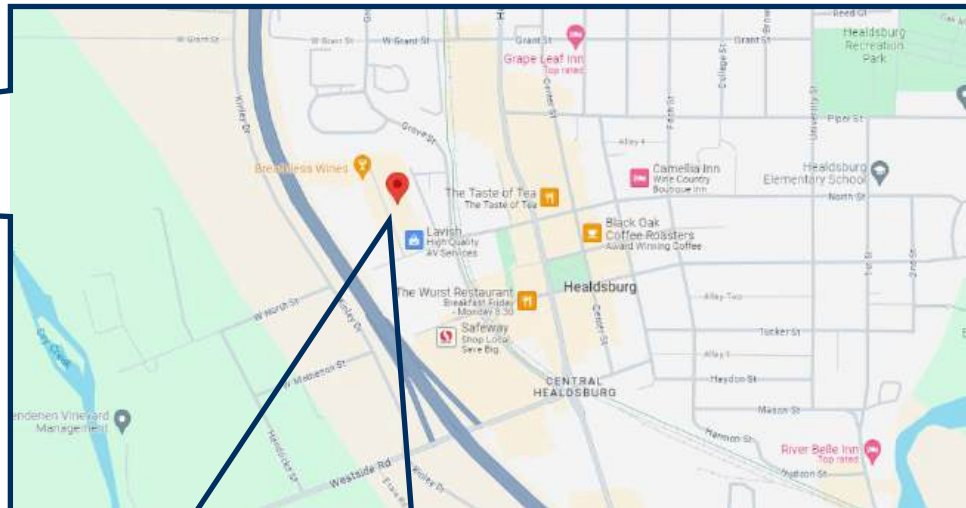
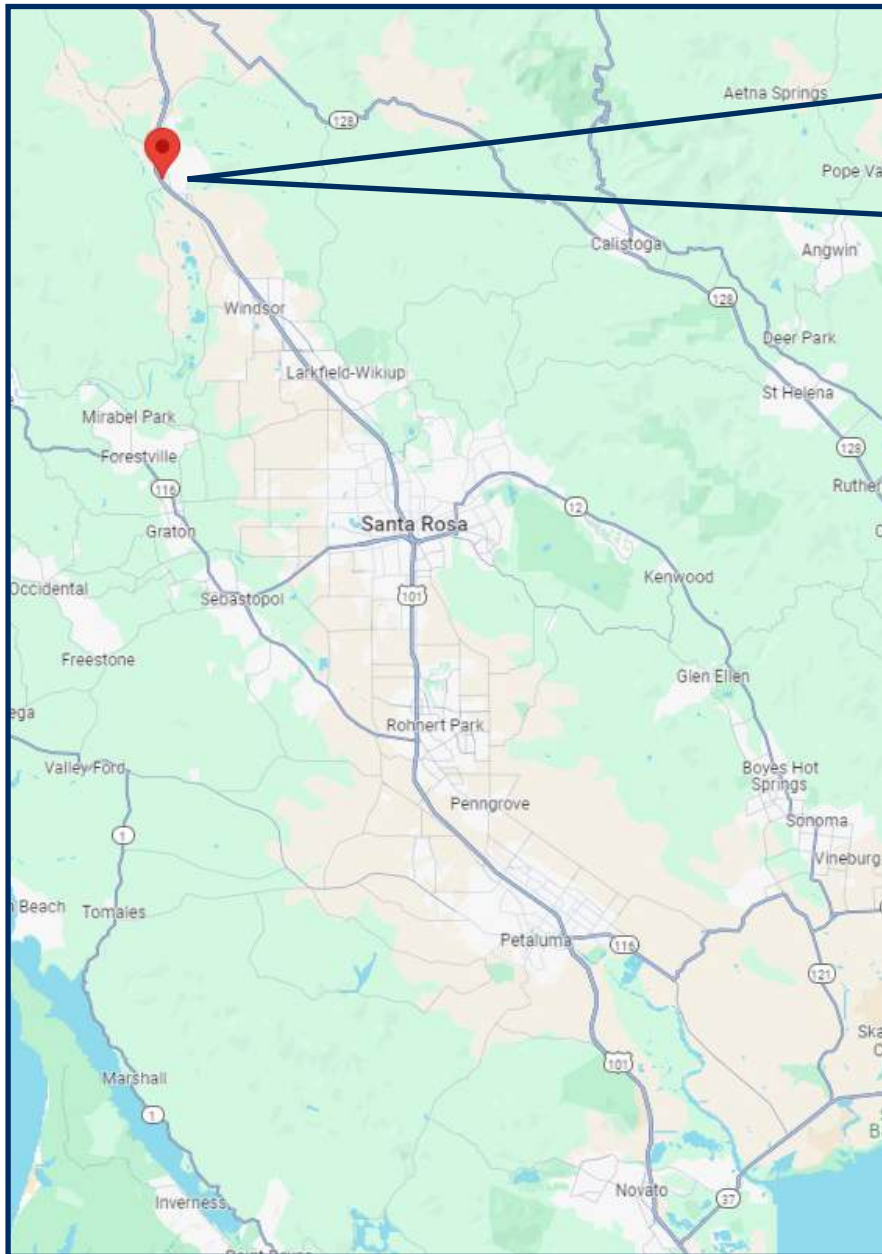
SITE PLAN



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STREET MAP



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