

FREMONT, CA

47505  
seapridge  
drive

47493-517

+/-27,000 SF CLASS A R&D SPACE FOR SUBLEASE

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 CUSHMAN &  
WAKEFIELD



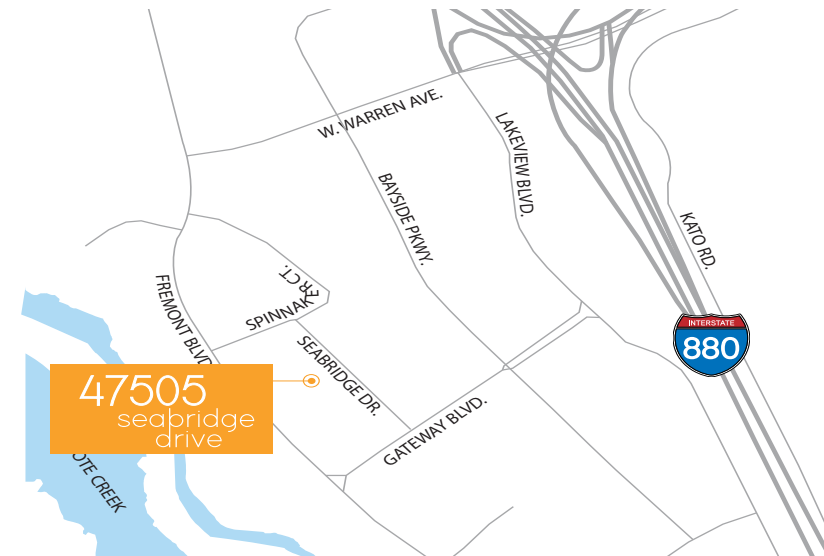
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## highlights

±27,000 SF AVAILABLE FOR SUBLEASE

- ± 8,100 SF Office
- ± 6,750 SF of Fully Conditioned Warehouse
- ± 6,750 Drop Ceiling Production Area
- ± 5,400 SF Insulated Warehouse
- 2 Dock Level Doors
- 3 Grade Level Door
- ± 18' Clear Height
- Corner Unit
- Sprinklered
- 800 Amps/480V (Tenant to Confirm)
- Quick Access to Hwy 880 & Hwy 680
- Longer Term Available with Prologis
- Monument Signage
- EV Charging Stations
- LED: October 31, 2025

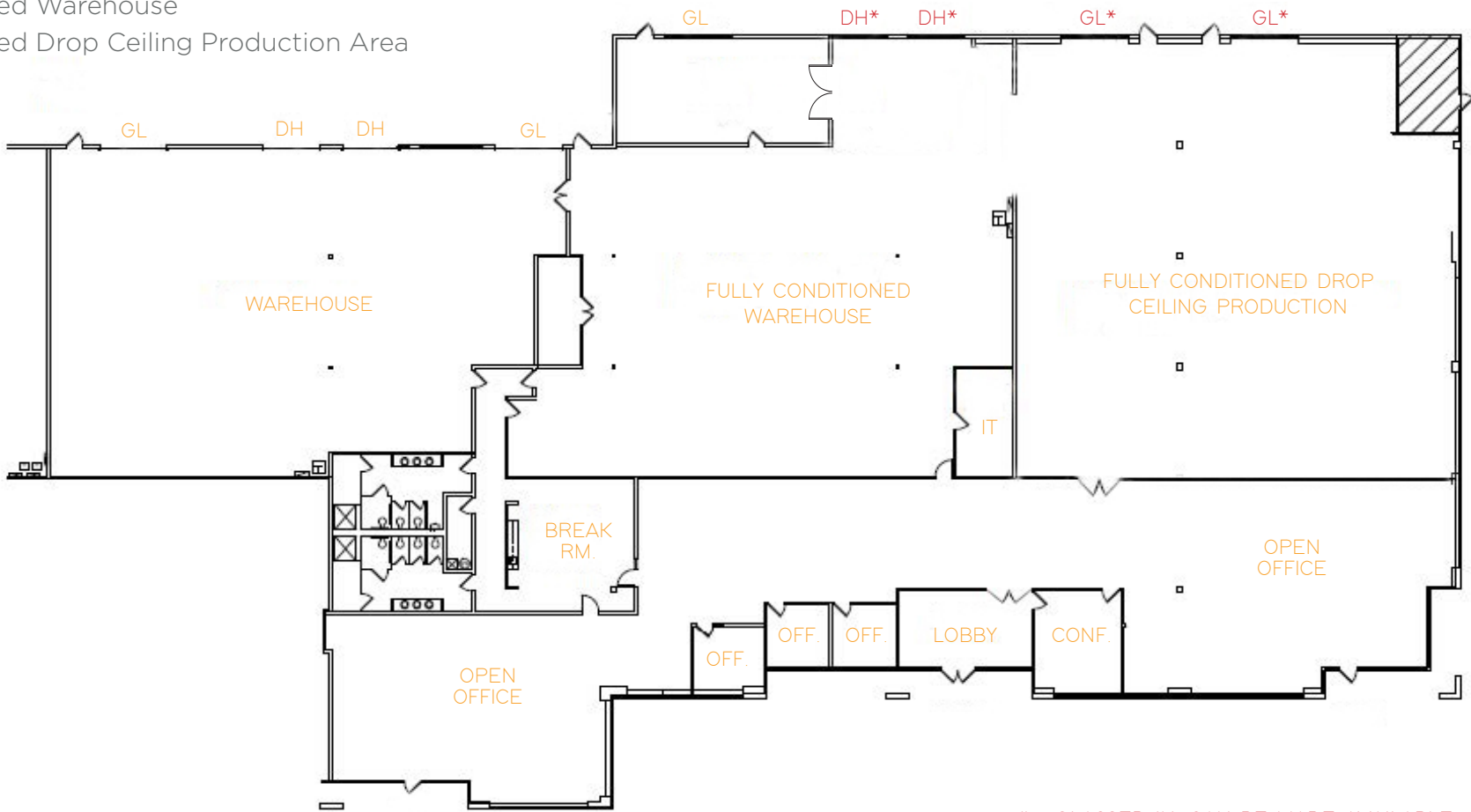
**CALL BROKER FOR RATE**



# floor plan

- ±27,000 SF
- 3 Private Offices
- 1 Conference Room
- Open Office Areas
- Break Room
- Lobby Area
- IT & Storage Areas
- Fully Conditioned Warehouse
- Fully Conditioned Drop Ceiling Production Area

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\* - GLASSED IN, CAN BE MADE AVAILABLE

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