



±2,150 – 6,650 SF INDUSTRIAL SPACE
3747 W Pacific Ave. Sacramento, CA 95622

Available For Lease

ANTONIA GIAOURIS

Executive Director of Leasing

Antonia.Giaouris@Clire.com | (916) 457 – 9900 x 6



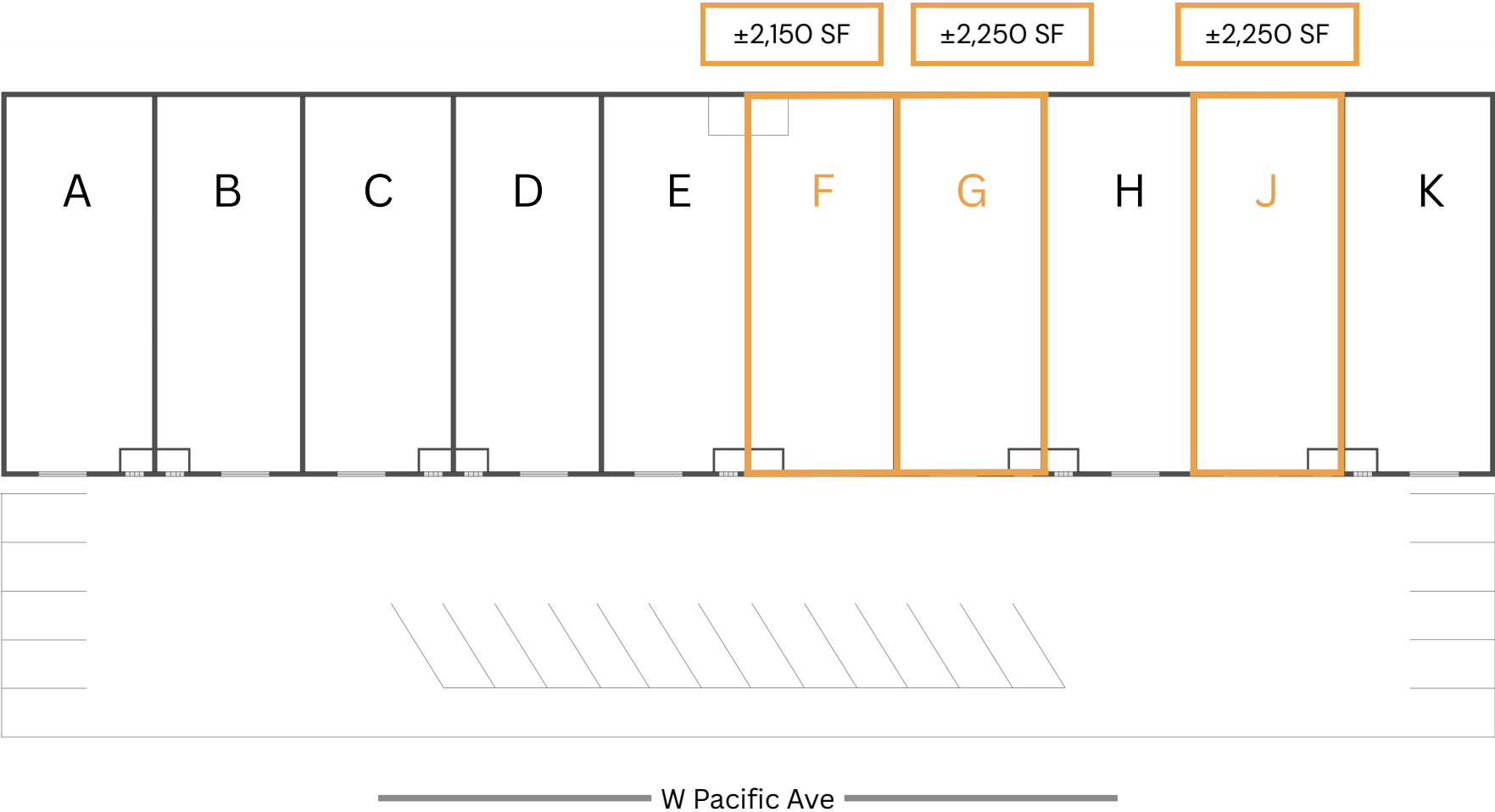
PROPERTY HIGHLIGHTS

- Zoned: C4 - Heavy Commercial
- Electrical: 200-Amp, 240V, 3-Phase Panel; Lessee to verify service capacity
- Total Available SF: ±6,650
- Buildings Area: 22,500 SF | Lot size: 0.83 acre
- Parking Ratio: 162/2.6
- Clear Height: 18'
- Construction: Masonry
- Private restrooms
- Minutes away from Sac City College

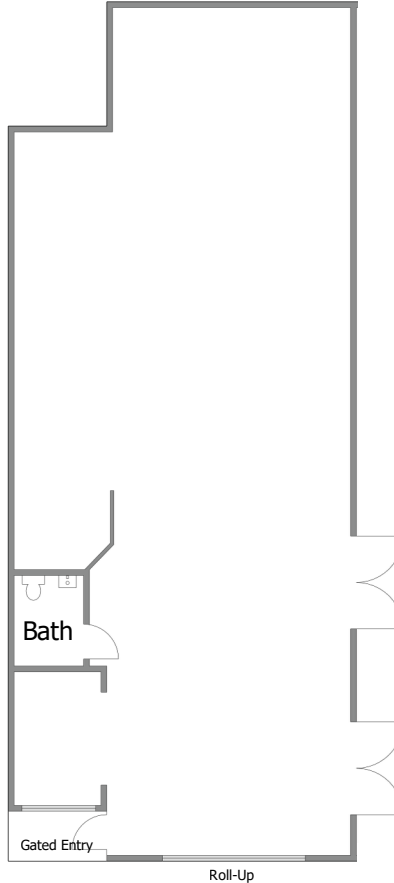


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AVAILABLE UNITS



UNIT F

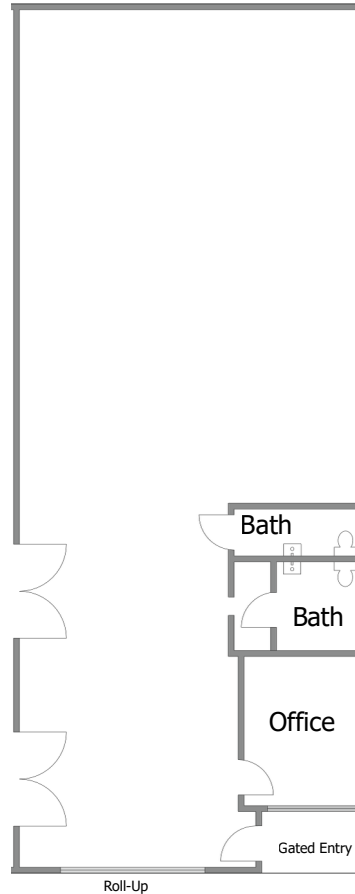


HIGHLIGHTS

- ±2,150 rentable SF
- NNN Lease. Negotiable rent.
- Electrical: 200-Amp, 240V, 3-Phase Panel; Lessee to verify service capacity
- Clear ceiling height: 18'
- (1) 12x12 roll-up door. (1) pedestrian doors.
- One single occupant restroom
- Entry room / Office
- Available now

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UNIT G

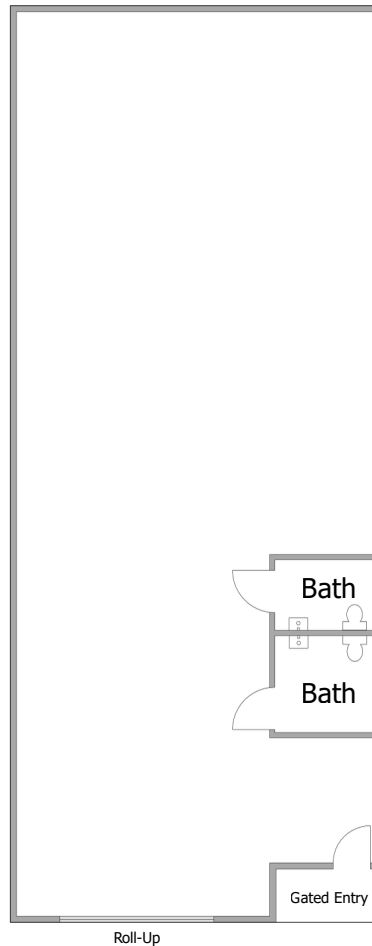


HIGHLIGHTS

- ±2,250 rentable SF
- NNN Lease. Negotiable rent.
- Electrical: 200-Amp, 240V, 3-Phase Panel; Lessee to verify service capacity
- Clear ceiling height: 18'
- (1) 12x12 roll-up door. (1) pedestrian doors.
- Two single occupant restrooms
- One private office
- Available now

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UNIT J



HIGHLIGHTS

- ±2,250 rentable SF
- NNN Lease. Negotiable rent.
- Electrical: 200-Amp, 240V, 3-Phase Panel; Lessee to verify service capacity
- Clear ceiling height: 18'
- (1) 12x12 roll-up door. (1) pedestrian doors.
- Two single occupant restrooms
- Entry / waiting area
- Available now

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OTHER AVAILABLE PROPERTIES

Sacramento CA Region

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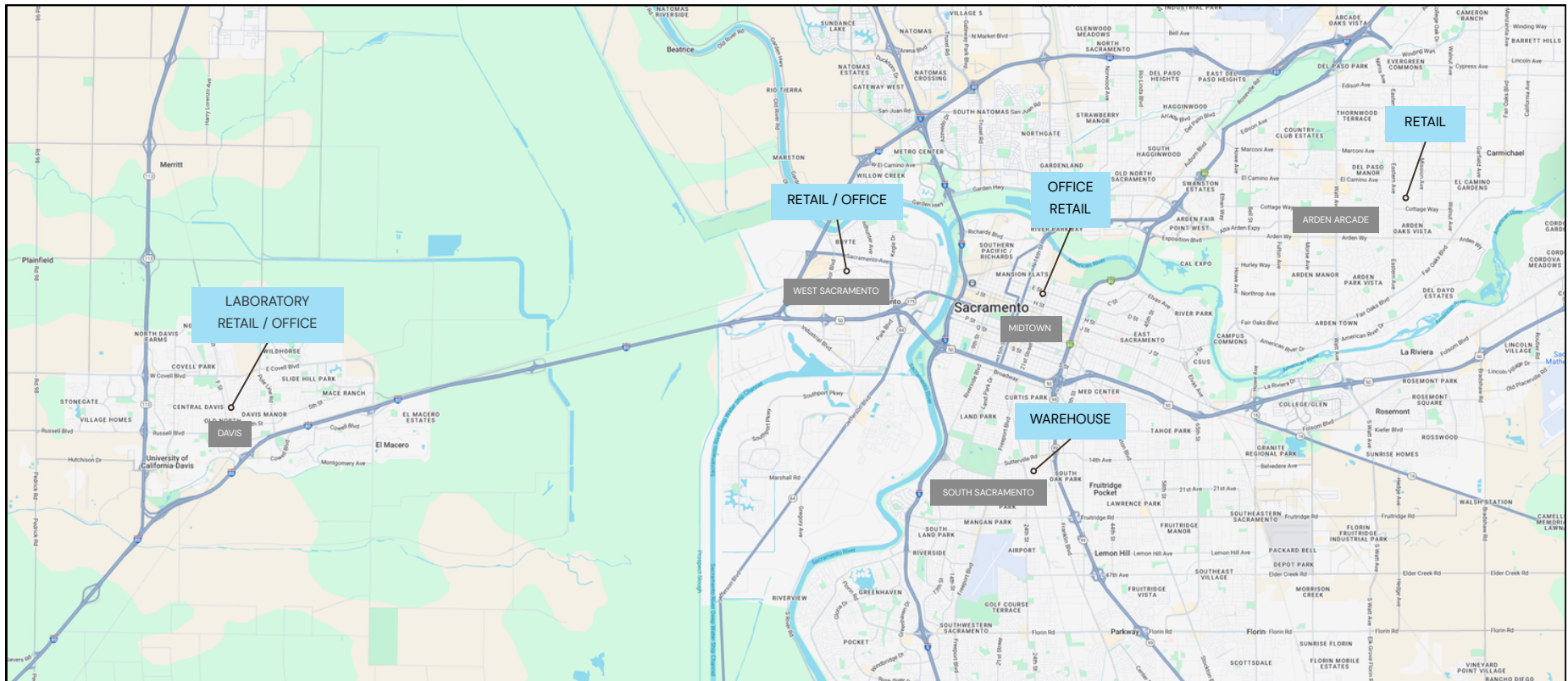
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