

MAY 2025

CBRE



1970 Olivera Rd. Concord, CA

CBRE



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Property Details

Land-Acres	±4.07 Acres
Improvements SF	±32,010 SF
Improvements- Year Built	1973
Zoning	Industrial Business Park
Utilities	City, PG&E
Access to Site	i-680 via Hwy 4 & Solano Way
Visual Description	Renovated 32,010 SF standalone facility on 4.07 gross acres.
APN#	110-130-018-2
Building Specs	<div>2 Story office</div> <div>Multi-side loaded (cross + rear),</div> <div>25+ docks Standard height (rear), Box height (side)</div> <div>8+ grade doors (oversized)</div> <div>17% coverage.</div> <div>+/-22' clear</div> <div>Quick access to i-680 via hwy 4</div> <div>+/-600 amps @ 120/208 (to be verified)</div> <div>Rare opportunity in a submarket with difficult barrier to entry</div>

