



±38,988 SF Warehouse / Distribution Space with In-Place Racking

CROSSROADS LOGISTICS CENTER
19105 CHRISTOPHER WAY, UNIT 200
LATHROP, CA 95330



FOR SUBLEASE
LED 3/31/2028

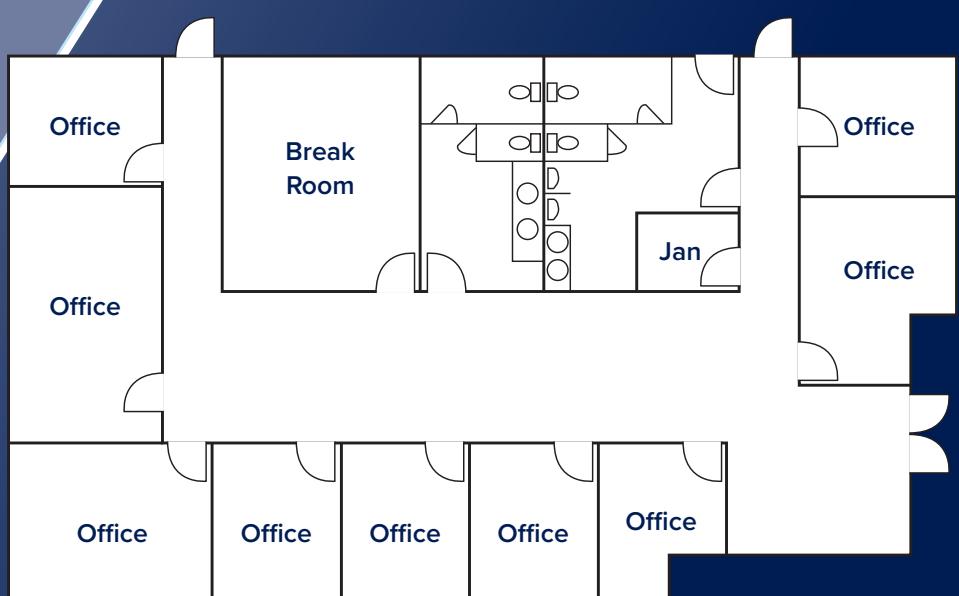
AVAILABLE SIZE	±38,988 SF
PARCEL SIZE	±7.72 acres
OFFICE SIZE	±3,168 SF
OFFICE DESCRIPTION	9 private offices, break room and 2 restrooms
DOCK HIGH DOORS	6 doors (w/ bumpers)
GRADE LEVEL DOORS	1 door
EMPLOYEE PARKING	38 stalls
TRAILER PARKING	TBD
FIRE SUPPRESSION	ESFR
COLUMN SPACING	57' x 57'
CLEAR HEIGHT	29' - 32'
SKYLIGHTS	Yes
LIGHTING	LED w/ sensors
TRUCK COURT	116' - 188'
INDICATED POWER	225 amps, 277/480V, 3-phase
RACKING	In-place
WATER	City of Lathrop
SEWER	City of Lathrop
GAS & ELECTRIC	PG&E

EXCELLENT PROXIMITY TO BAY AREA, PORT OF OAKLAND AND BNSF & UP INTERMODAL FACILITIES

EASY ACCESS TO INTERSTATE 5, HIGHWAY 99 AND HIGHWAY 120



OFFICE SITE PLAN - ±3,168 SF



TRANSPORTATION & LOGISTICS



STOCKTON
SACRAMENTO
OAKLAND
SAN JOSE
SAN FRANCISCO
FRESNO
RENO
LOS ANGELES
LAS VEGAS
PORTLAND
PHOENIX
SALT LAKE CITY
SEATTLE
DENVER



PORT OF STOCKTON
PORT OF WEST SACRAMENTO
PORT OF OAKLAND
PORT OF SAN FRANCISCO
PORT OF LA & LONG BEACH
PORT OF SEATTLE

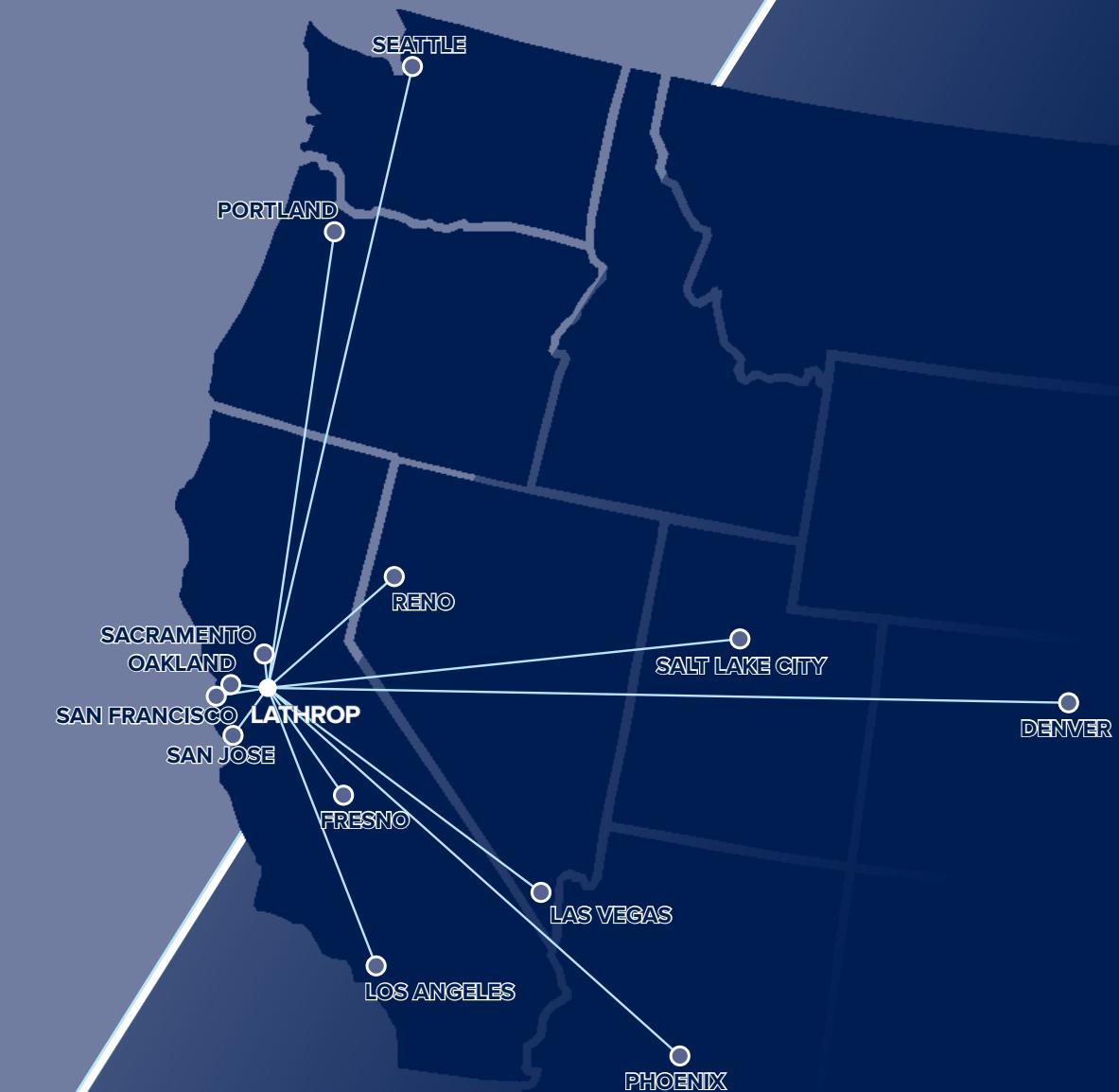


STOCKTON METRO AIRPORT
OAKLAND INT'L AIRPORT
SAN JOSE INT'L AIRPORT
SACRAMENTO INT'L AIRPORT
SAN FRANCISCO INT'L AIRPORT



UP INTERMODAL FACILITY
BNSF INTERMODAL FACILITY

11 miles
58 miles
62 miles
65 miles
73 miles
117 miles
192 miles
327 miles
511 miles
636 miles
697 miles
707 miles
809 miles
1,243 miles
14 miles
58 miles
62 miles
74 miles
353 miles
813 miles
8 miles
56 miles
62 miles
70 miles
75 miles
7 miles
14 miles





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