

# AVAILABLE FOR SALE OR LEASE

839 F STREET | WEST SACRAMENTO



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3D PROPERTY TOUR



**NEWMARK**

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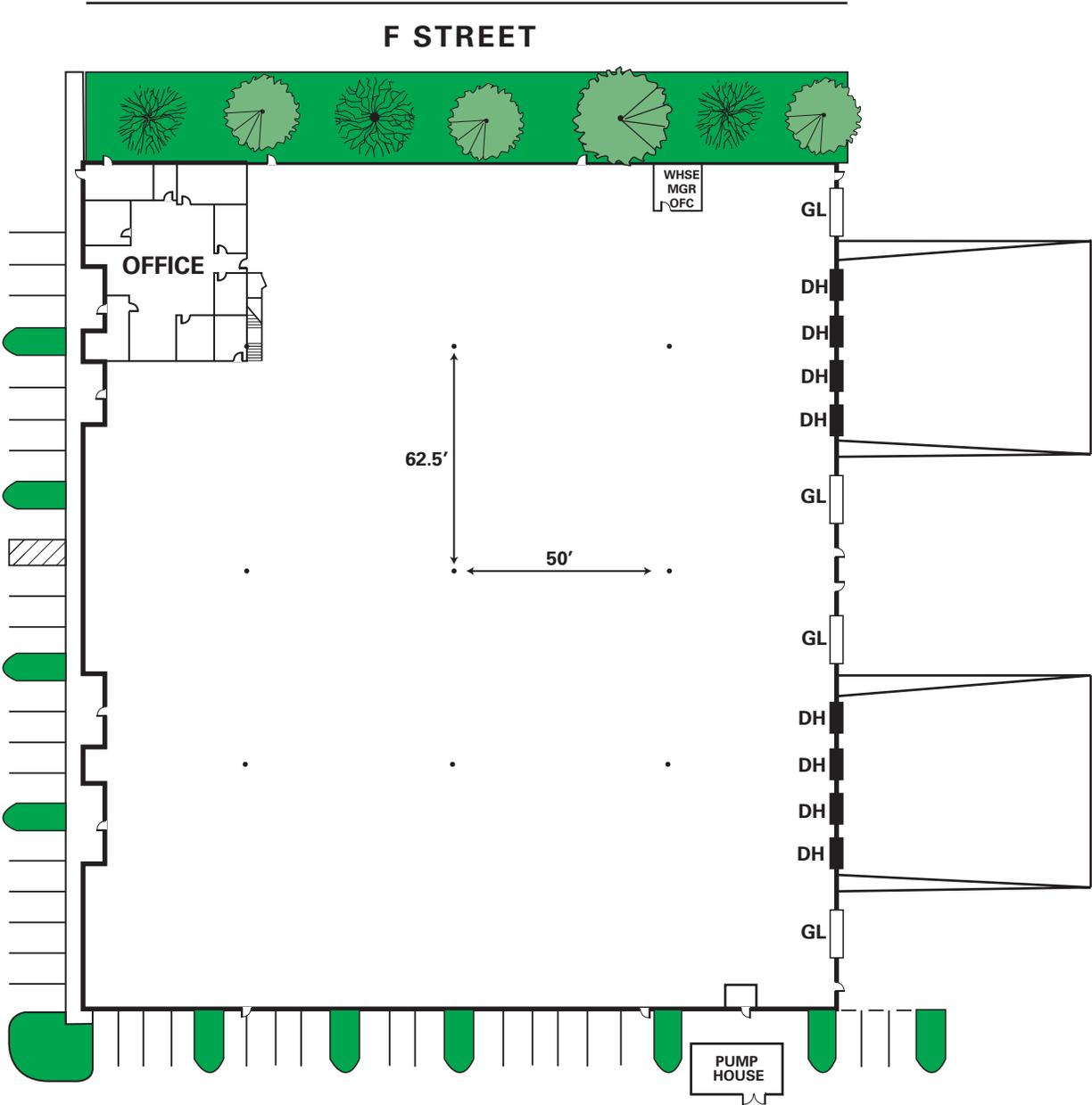
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# PROPERTY HIGHLIGHTS

- ±50,000 SF Building
- ±3,000 SF of office w/open mezzanine above
- Eight (8) Dock High Loading Doors (9' x 10')
- Four (4) Grade Level Loading Doors (12' x 14')
- ±24' - 25' Clear Height
- ESFR Sprinklers throughout
- 1,600 amps of 480 volt power to Building (Tenant to verify)
- LED lighting and skylights throughout the warehouse area
- Part of a 6-building project located within a fenced, secured and patrolled site
- Located minutes from Downtown Sacramento and all major freeways, the property is truly centrally located within the Greater Sacramento area.

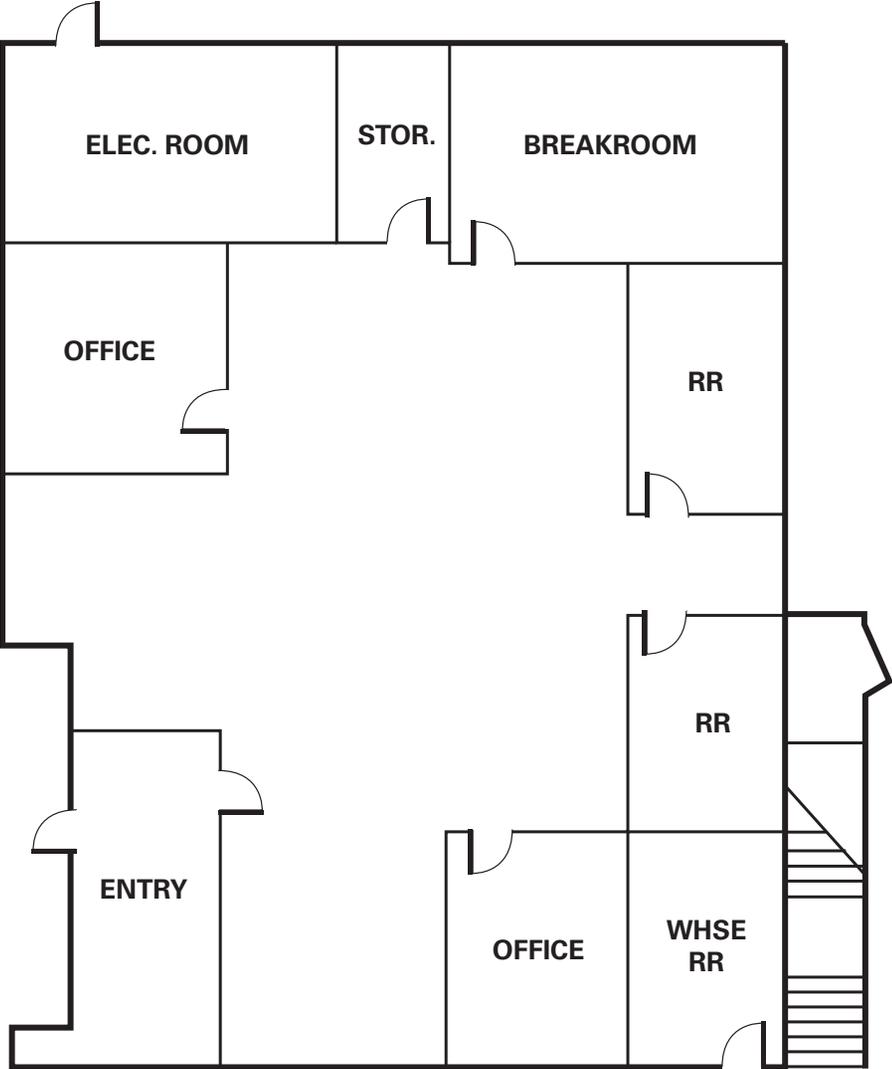


# FLOOR PLAN

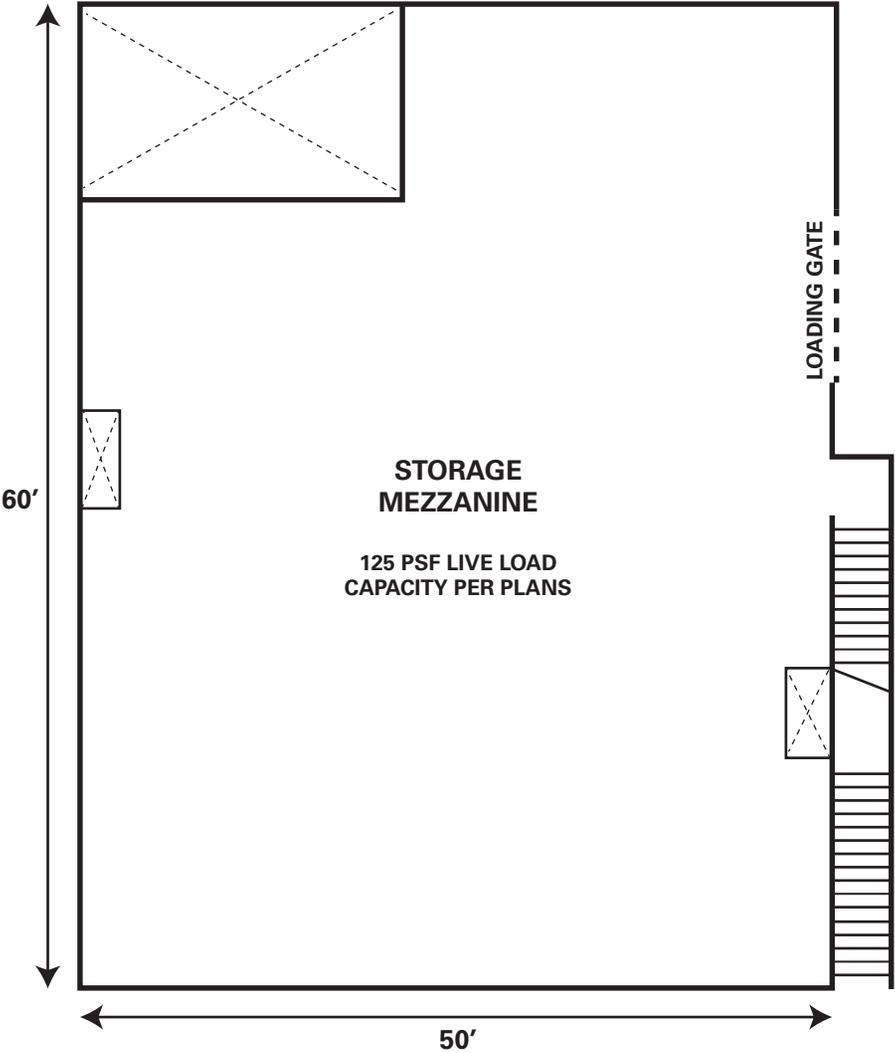


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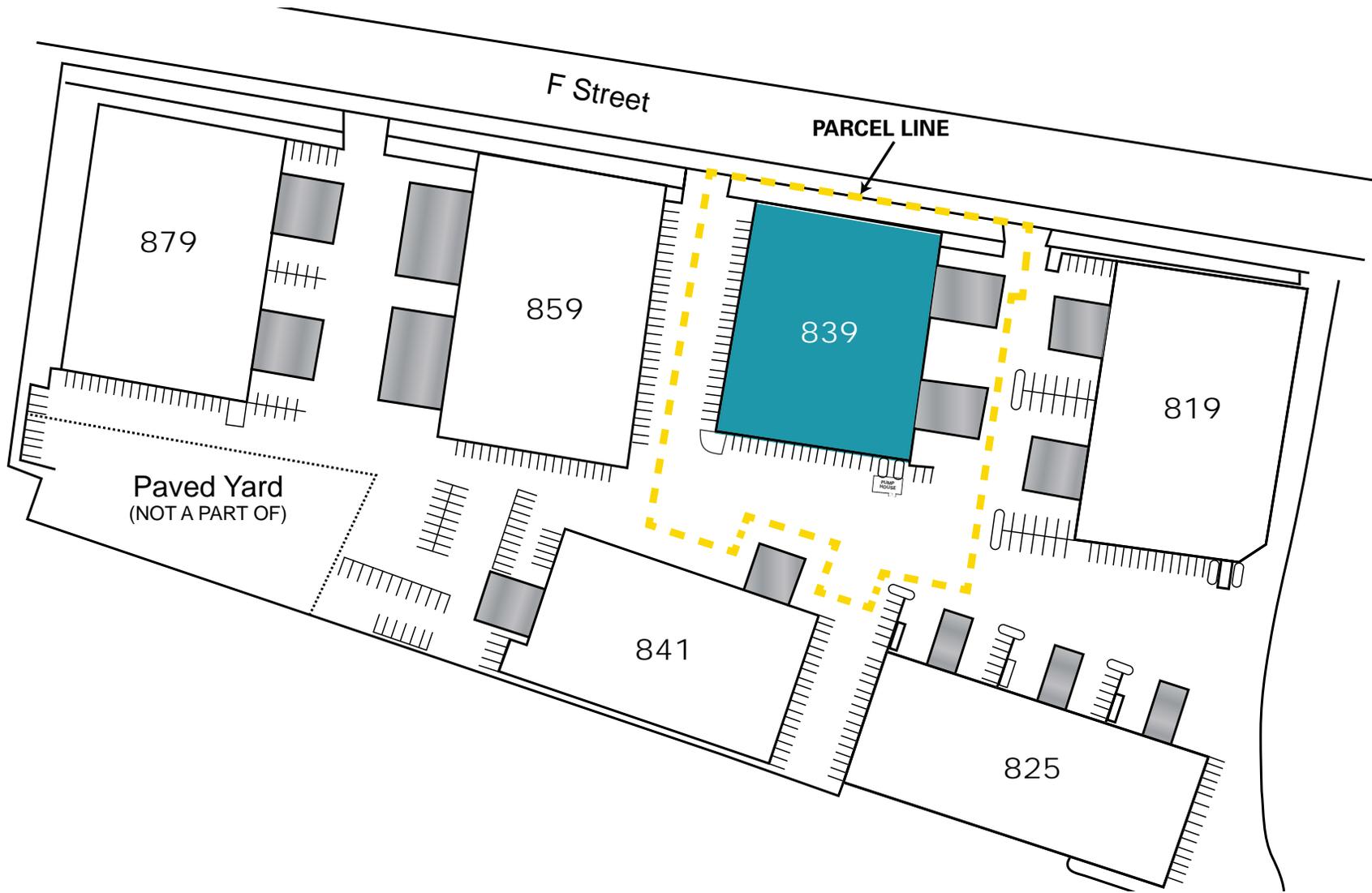
OFFICE FLOOR PLAN



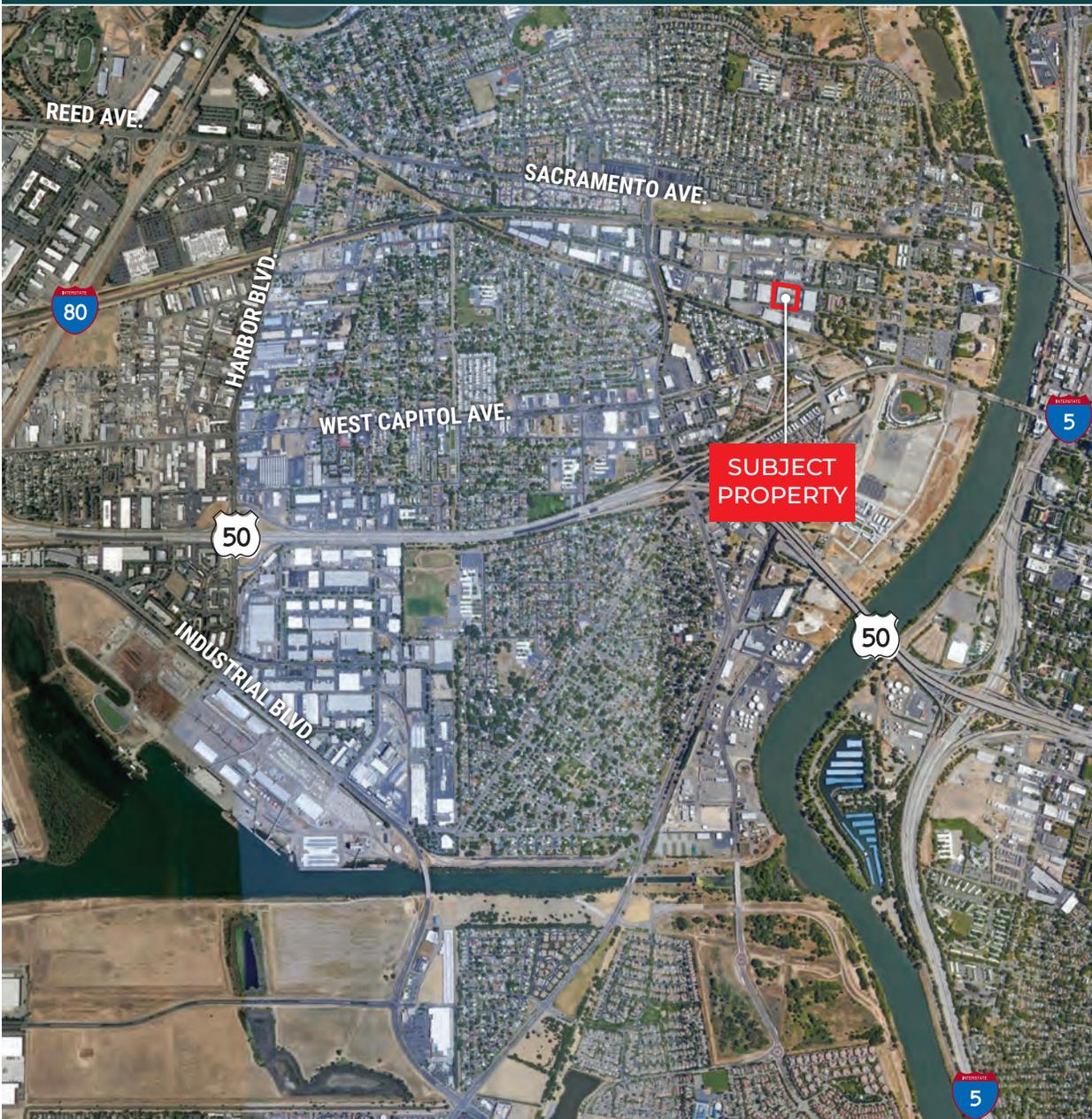
2ND FLOOR MEZZANINE FLOOR PLAN



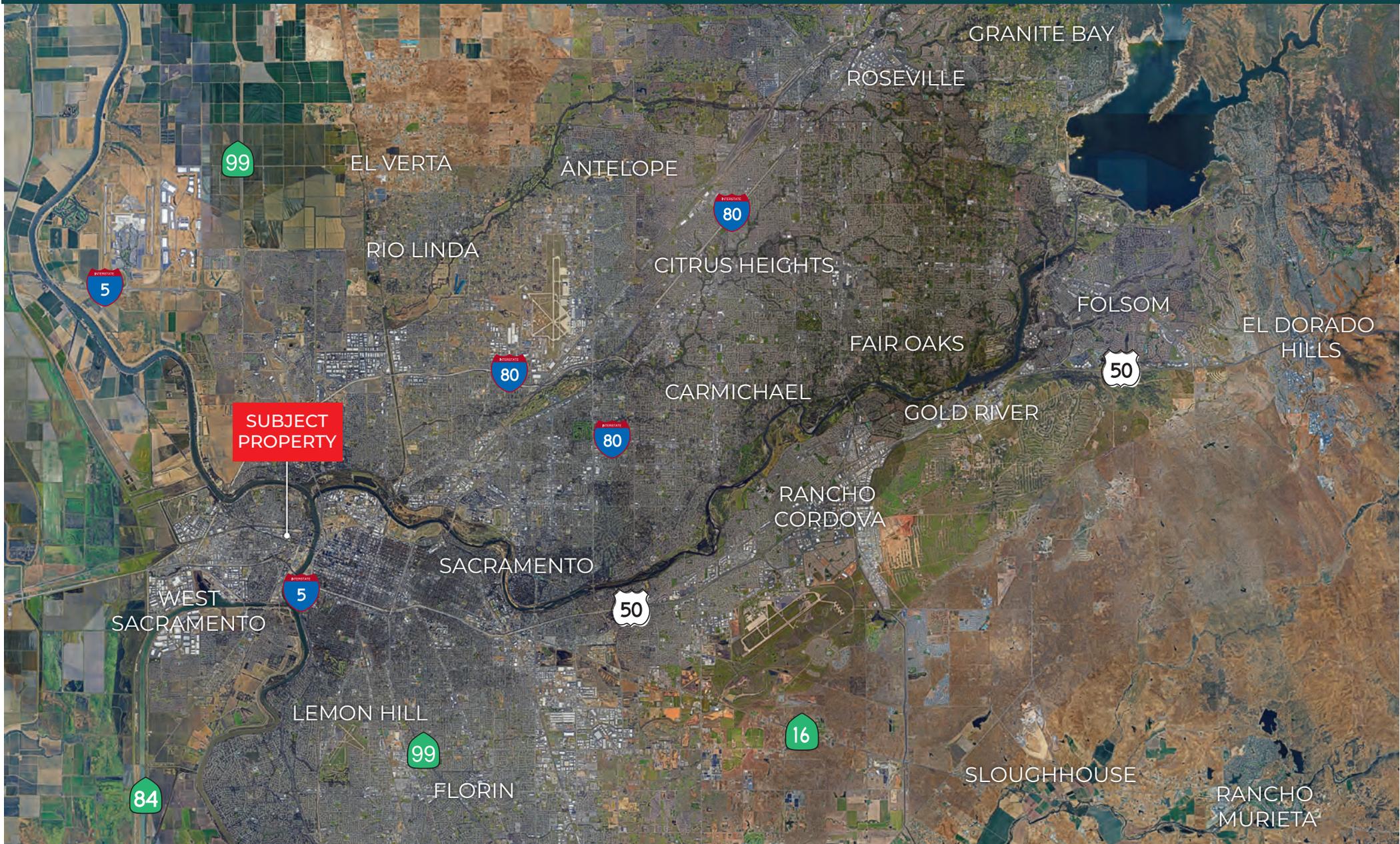
# SITE PLAN



# PROPERTY AERIAL



# REGIONAL MAP



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