

→ **\$1.00 PSF Broker Bonus**

*This offer applies to a 5+ year lease term.

WRIGLEY CREEK INDUSTRIAL PARK

220-224 Railroad Avenue
Milpitas, CA 95035

BAY AREA

FOR LEASE

UNITS 220-224

±21,825 - 59,581 SF

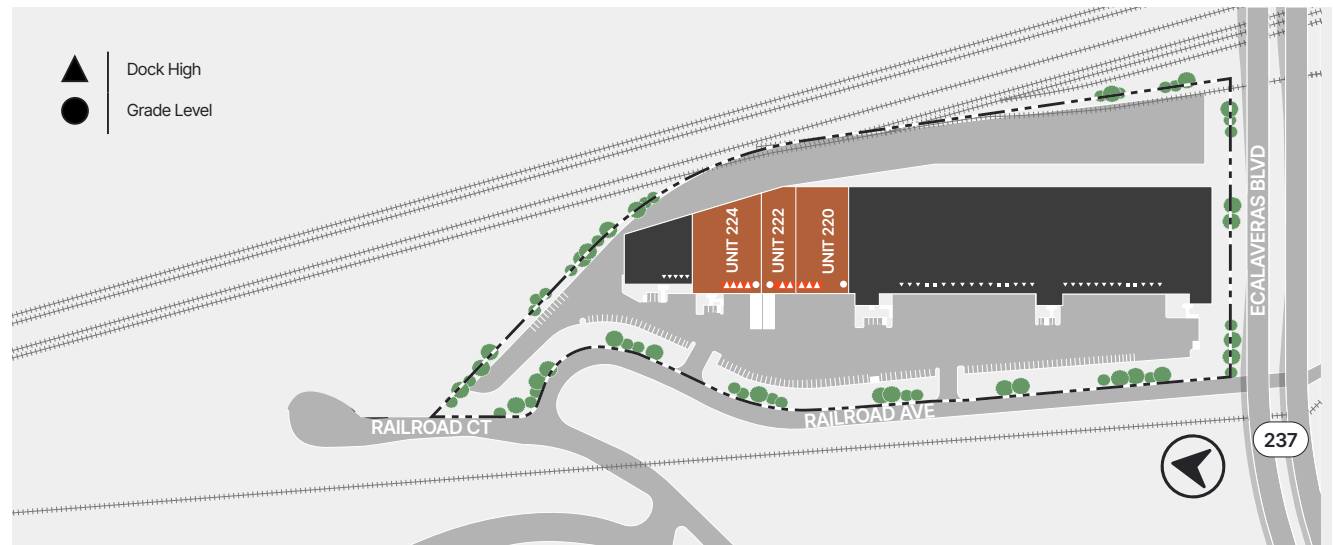
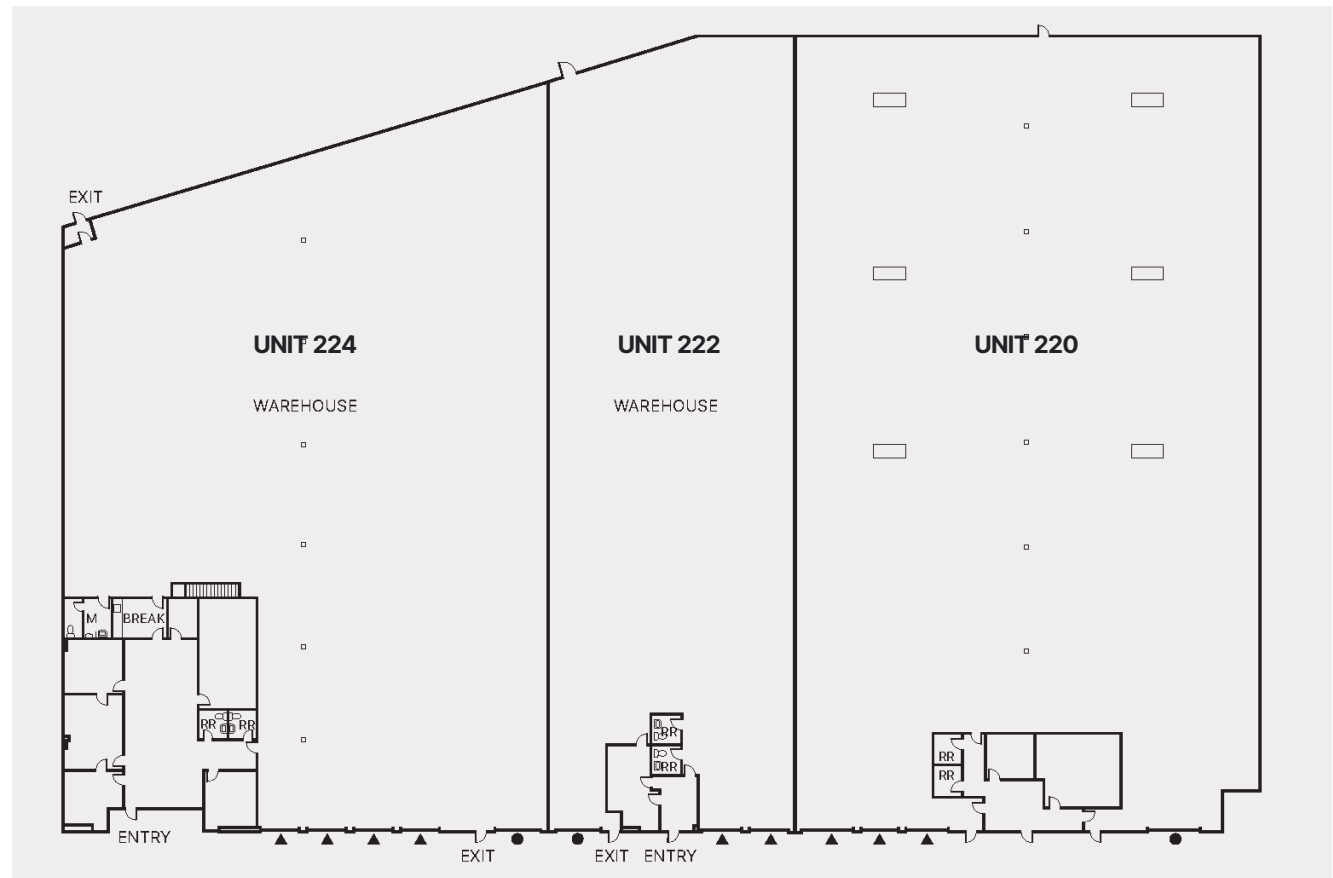


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UNIT SPECIFICATIONS

UNIT 220	UNIT 222	UNIT 224
±25,355 SF	±12,400 SF	±21,825 SF
5% Office Space	10% Office Space	10% Office Space
200 Amps @ 277/480 Volts	200 Amps @ 277/480 Volts	200 Amps @ 277/480 Volts
3 Dock High Doors	2 Dock High Doors	4 Dock High Doors
1 Grade Level Door (Oversized 20' x 20')	1 Grade Level Door	1 Grade Level Door
24'-28' Clear Height	24'-28' Clear Height	24'-28' Clear Height
±2.0/1,000 Parking Ratio	±2.0/1,000 Parking Ratio	±2.0/1,000 Parking Ratio
Available October 1, 2026	Can be available with 30 days notice	Available Now
- 4 Privates - Newly Renovated Office - Call to Tour	- Call to Tour	- Call to Tour



LOGISTICS READY LOCATION

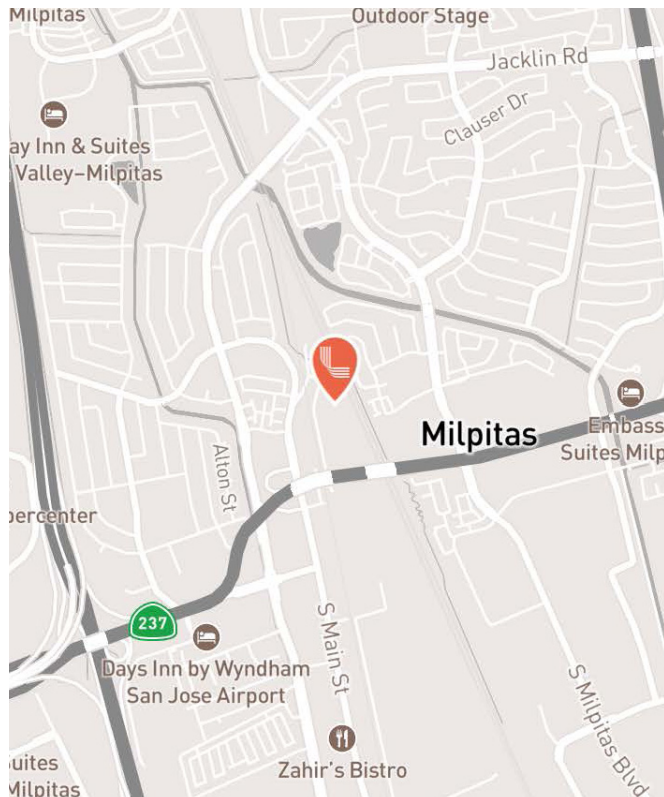
Positioned in the dynamic Milpitas industrial corridor, this distribution-ready facility places tenants at the center of Silicon Valley's logistics network. With proximity to major freight routes, this property delivers the infrastructure and connectivity modern distribution operations demand.



Excellent access to I-880/680 & Hwy 237



Approximately 1.5 miles to Milpitas BART Station
(Orange & Green Lines)



CONTACT INFORMATION

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