

100 & 200

LINUS PAULING DRIVE, HERCULES, CA

FOR SALE

±49,805 SF ON ±3.65 ACRES WITH
ADDITIONAL ±3.83 ACRE PARCEL



CBRE



±3.83 ACRES
VIEW BROCHURE 

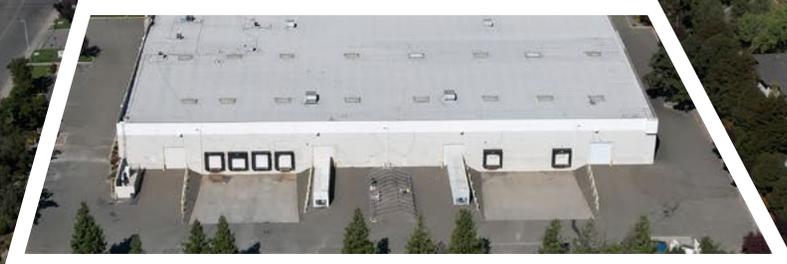
San Pablo Avenue

Linus Pauling Drive

BIO-RAD



BIO RAD CAMPUS



±3.83 ACRES
VIEW BROCHURE



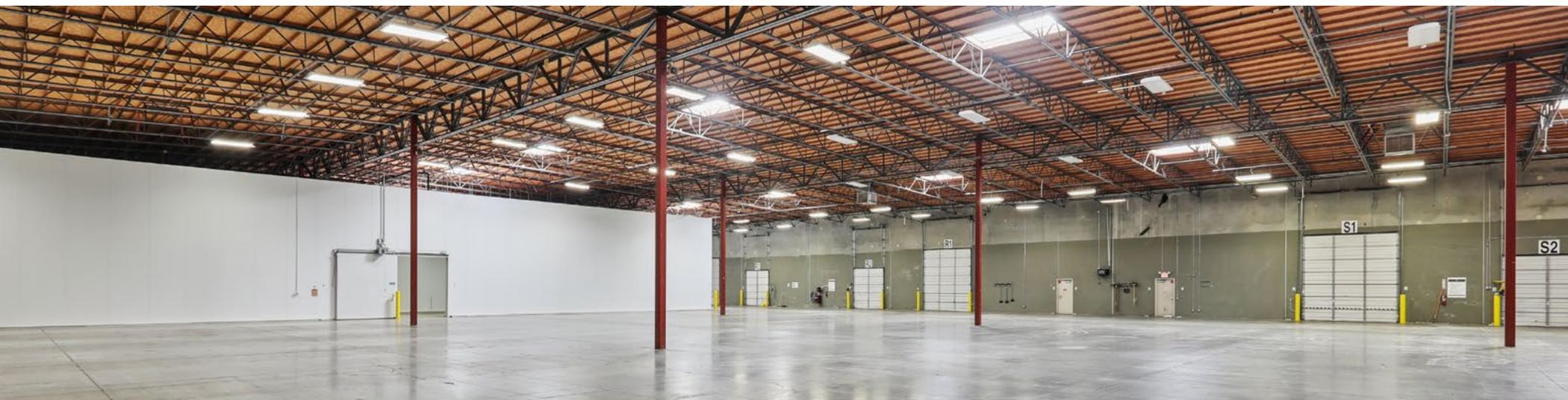
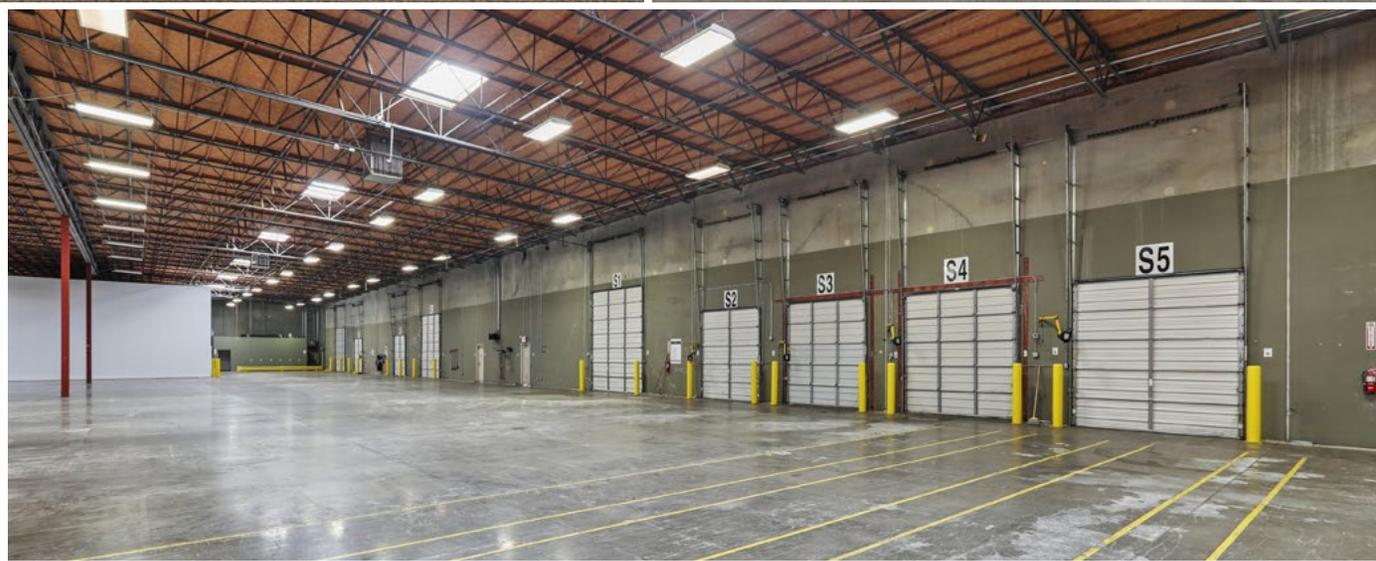
PROPERTY OVERVIEW

- ±49,805 SF on 3.65 Acres
- ±7,700 SF Corporate Office
- ±8,850 SF Cooler
- 6 Dock Doors
- Edge of Dock Levelers
- Weather Stripping on Docks
- 4 Grade Level Doors
- 2,000 Amps @ 480V 3-Phase*
Buyer to separately verify the Power
- 22' Clear Height
- Sprinklered: .33/3,000 SF
- 2:1,000 Parking
- Activated LED Lighting
- Multiple Office and Warehouse Restrooms
- High Capacity Hussman Proto-Aire Dry Cooling System
- T-Mobile Cell Tower Income in Place

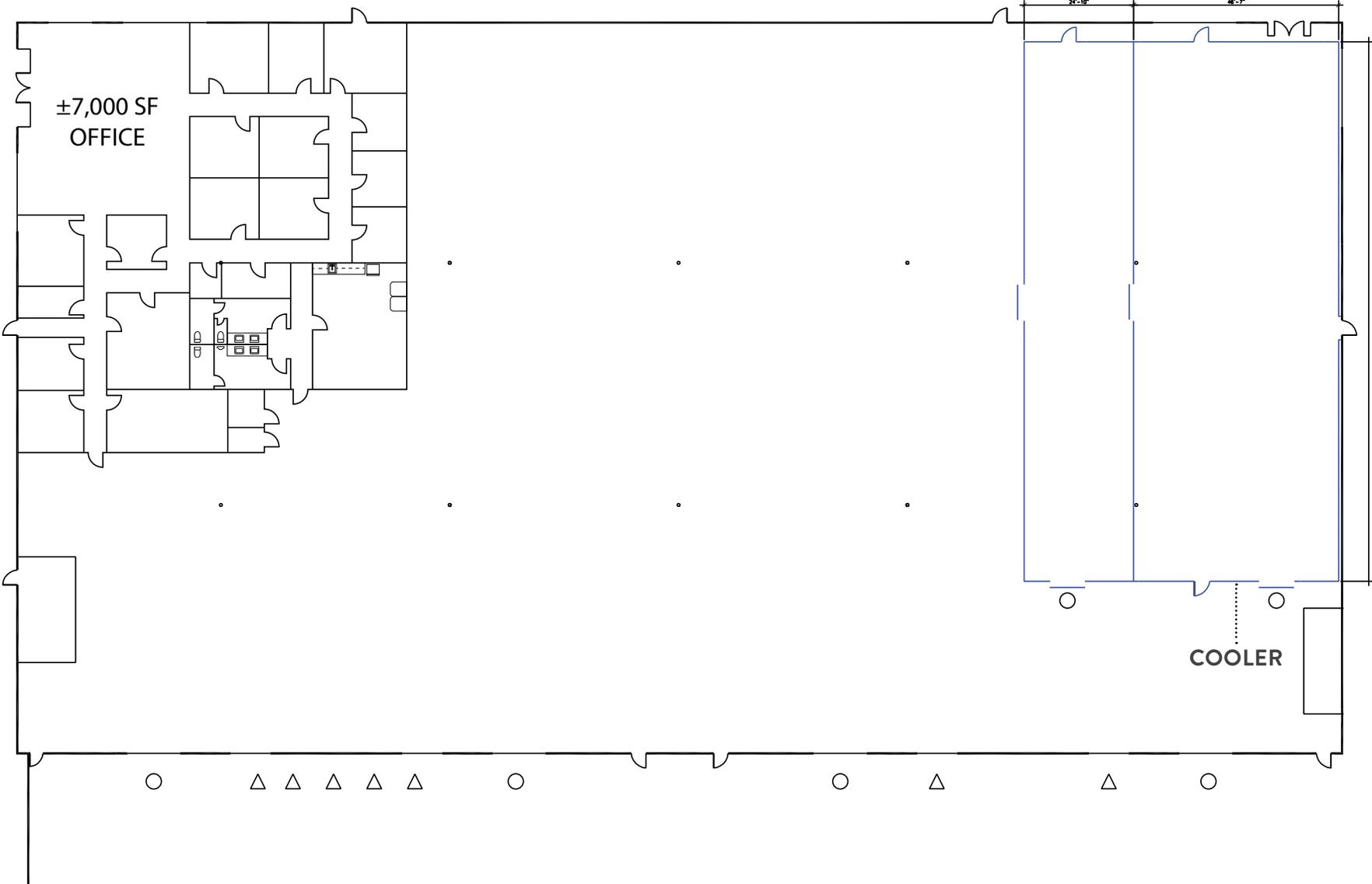
- **ADDITIONAL ±3.83 ACRES FOR SALE**
- **PRICING: CONTACT BROKER**

INTERIOR
PHOTOS





SPACE PLAN



- GRADE LOADING
- △ DOCK LOADING



For More Information, Please Contact:

AUSTIN HINDER

Senior Vice President
Lic. 01971678
+1 510 874 1978
austin.hinder@cbre.com

CHRIS VAN KEULEN

Executive Vice President
Lic. 01845520
+1 925 818 6353
chris.vankeulen@cbre.com

PAUL BOSKOVICH

Vice President
Lic. 02079999
+1 510 874 1900
paul.boskovich@cbre.com

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