

# AVAILABLE FOR LEASE

33363 LEWIS STREET, UNION CITY, CA



**+/- 8,184 SF Building on 1.40 Acres | Industrial Outdoor Storage Site**

## PROPERTY DETAILS

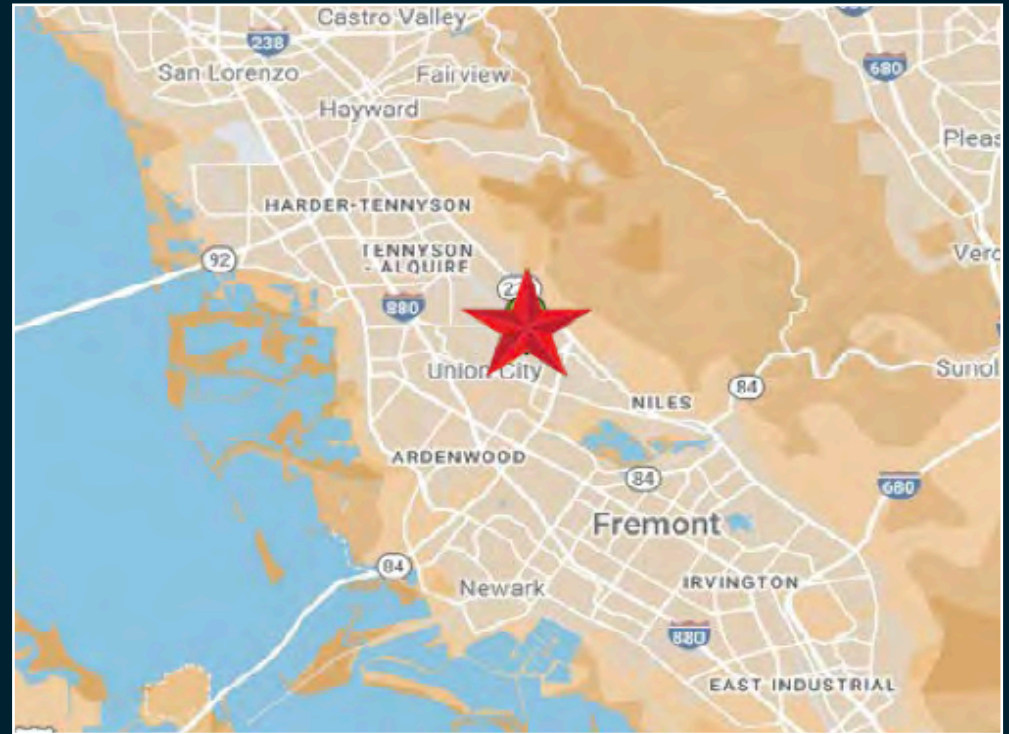
+/- 1.40 Acre Site  
8,184 SF Building  
Built 2004  
4,458 SF Warehouse  
3,726 SF Office  
22' Clear Height  
Power: 600 AMP / 3 Phase  
Zoned Light Industrial (ML)  
AVAILABLE JUNE 2025



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#### Site Details

+/- 1.40 Acres  
 Concrete Yard  
 Fully Gated and Secured  
 Perimeter Lighting  
 Light Industrial Zoning (ML)



#### Building Details

8,184 SF Building  
 Year Built: 2004  
 Warehouse: 4,458 SF  
 Office: 3,726 SF  
 Power: 600 AMP / 3-Phase  
 Clear Height: 22'  
 Grade Level Doors: 3



#### Location Details

I-880: 3.3 miles  
 CA-84 / Dumbarton Bridge: 2 miles  
 CA-92 / San Mateo Bridge: 6 miles  
 San Francisco: 32 miles  
 San Jose: 23 miles  
 Oakland: 21 miles

# ZONING INFORMATION

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Jursidiction: UNION CITY

Zoning Description: ML - Light Industrial

Light Industrial (ML). The purpose of the ML district is to provide space for light manufacturing, assembly, and distribution of manufactured products, R&D facilities, industrial supply, incidental warehousing, offices, parking, and supportive sales, which evidence no or very low nuisance characteristics.



ZONING LINK



FOR MORE INFORMATION CALL



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