

FREMONT DISTRIBUTION CENTER

FOR LEASE

±43,230–100,290 SF

Units A, B & C



Bay Area

40547–40577 Albrae Street
Fremont, CA 94538



Colliers

OVERVIEW

40547–40577 Albrae Street
Fremont, CA 94538

Bay Area



PROPERTY SPECIFICATIONS

Available SF	±43,230–100,290 SF
Office SF	±3,201–4,167 SF
Power	1,200 Amps @ 277/480 V
Clear Height	24'
Dock Doors	11
Drive-In Doors	2
LED Lighting	Yes
Auto Parking	1.4/1000 SF
Truck Court Depth	150'



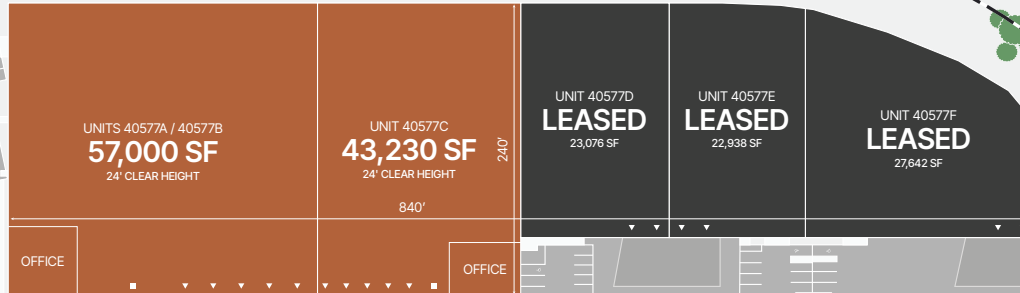
NIMITZ FREEWAY



ALBRAE STREET

STEWART AVENUE

ALBRAE STREET



OFFICE

OFFICE

10 DOCK DOORS
2 DRIVE IN DOORS



FLOOR PLAN



Suite A & B
57,060 SF

Suite C
43,230 SF

SUITE A**SUITE B**

SUITE C

▲ = Dock High Door ● = Grade Level Door

● = Grade Level Door



Adjacent to Stevenson Boulevard Exit
off I-880/Foreign Trade Zone

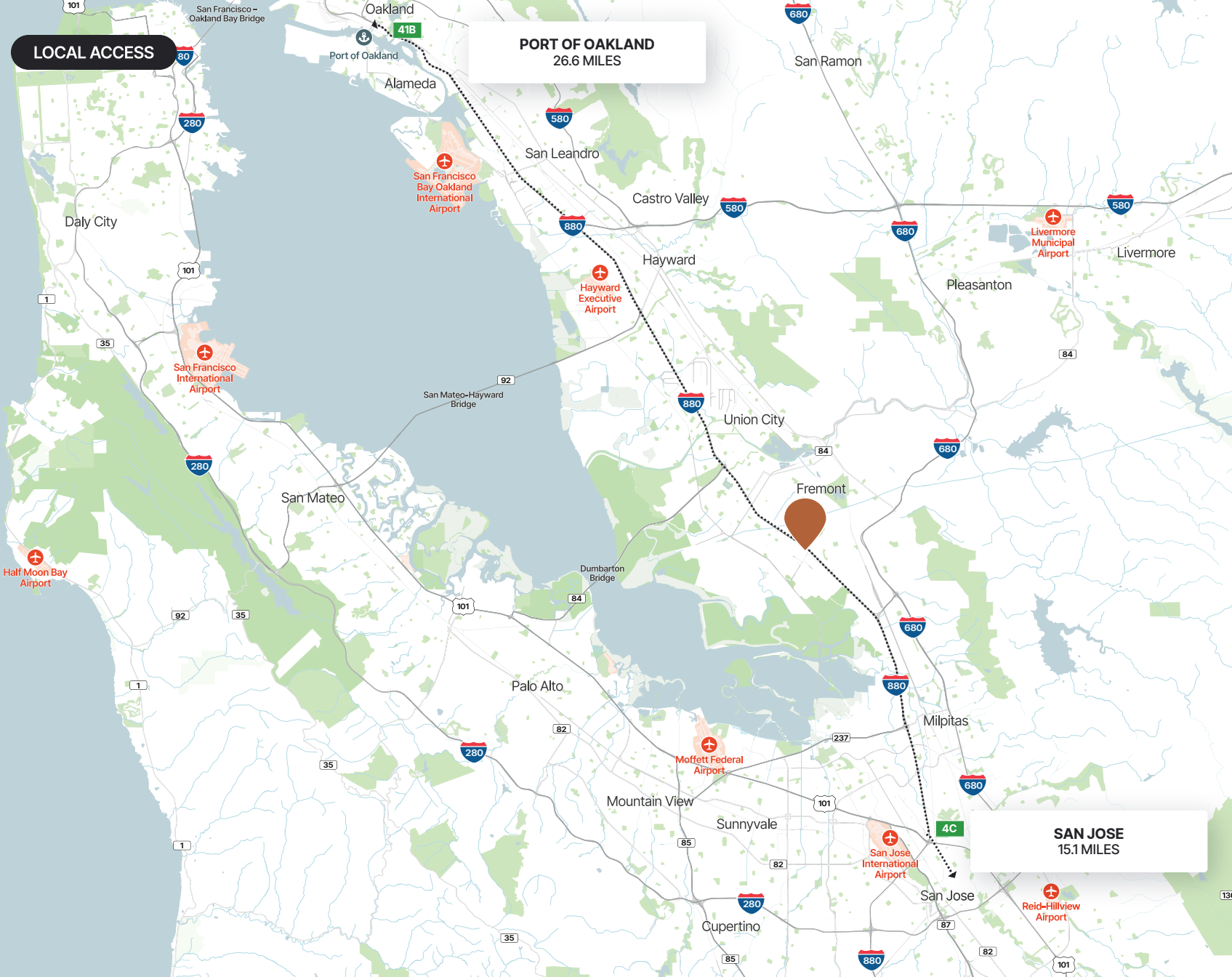


Single or Double Space
Configuration Options

LOCAL ACCESS

PORT OF OAKLAND
26.6 MILES

SAN JOSE
15.1 MILES



REGIONAL ACCESS

SAN JOSE
15.1 MILES

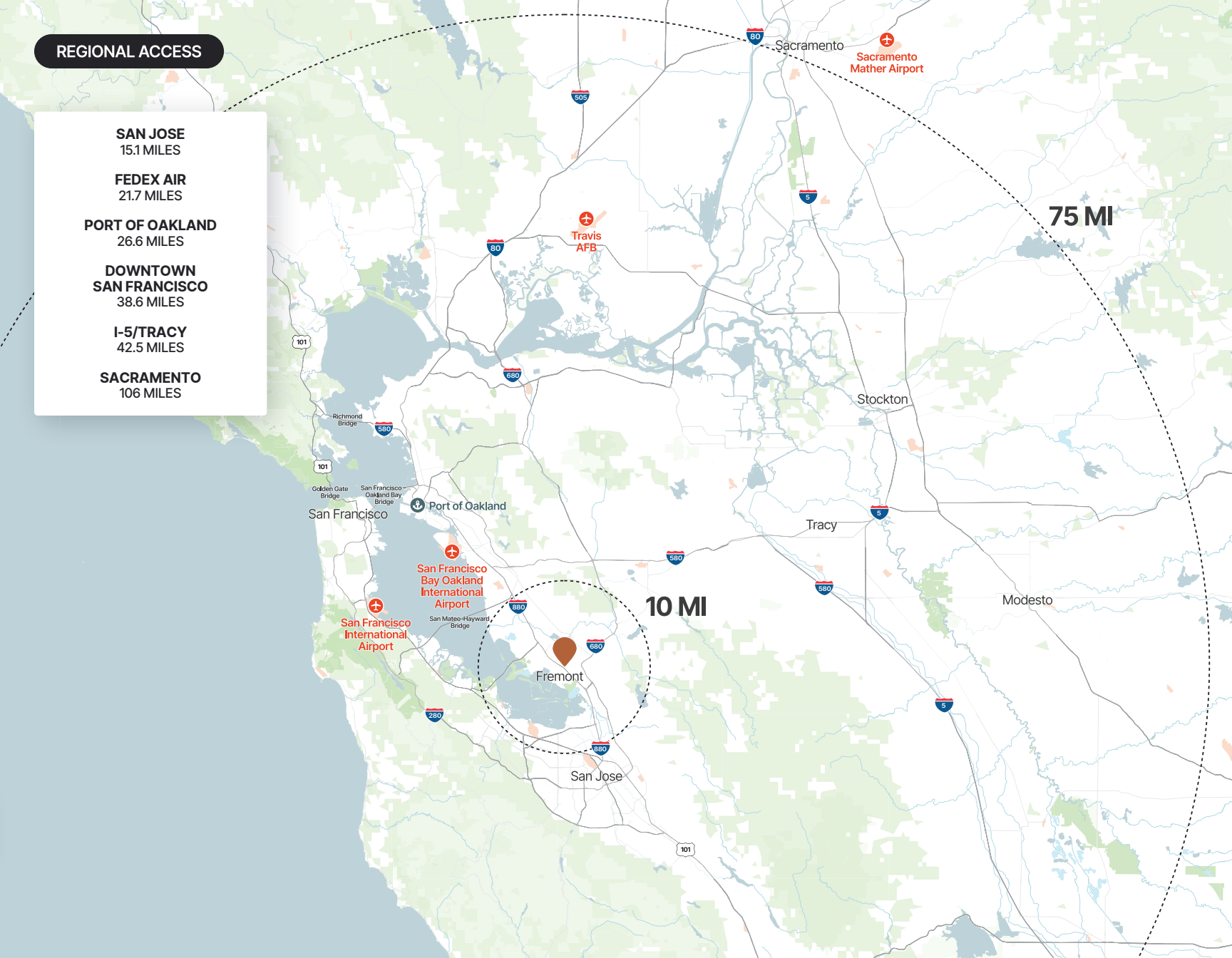
FEDEX AIR
21.7 MILES

PORT OF OAKLAND
26.6 MILES

**DOWNTOWN
SAN FRANCISCO**
38.6 MILES

I-5/TRACY
42.5 MILES

SACRAMENTO
106 MILES



CONTACT INFORMATION



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This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.