



FOR LEASE

±11,000 SF. WAREHOUSE & YARD

2955 Davison Court.
Colusa, CA 95932

Details:

- 11,000 SF. Warehouse
 - Year Built: 2023
 - Clear Height: 21 Ft.
 - Power: 400 Amps
- 4 Grade level doors (20' x 14')
- ± 4.05 Total Acres
 - Yard Space: ± 3.70 Acres
- Zoned: CG Commercial General
- 2 Bathrooms

\$12,500/Month
Triple Net Lease (NNN)

± 4.05 Total Acres

± 11,000 Square Feet

Brad Hulbert
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UTILITIES:

Colusa Industrial Properties
Storm Water & Road Maintenance
City Water & Sewer



Highway 20 is a well-traveled route, connecting major regions in Northern California. The property benefits from a prime location in the ever expanding Colusa Industrial Properties compound, it's close proximity to city of Colusa and easy access to Interstate 5.

SITES RESERVOIR

SUBJECT PROPERTY

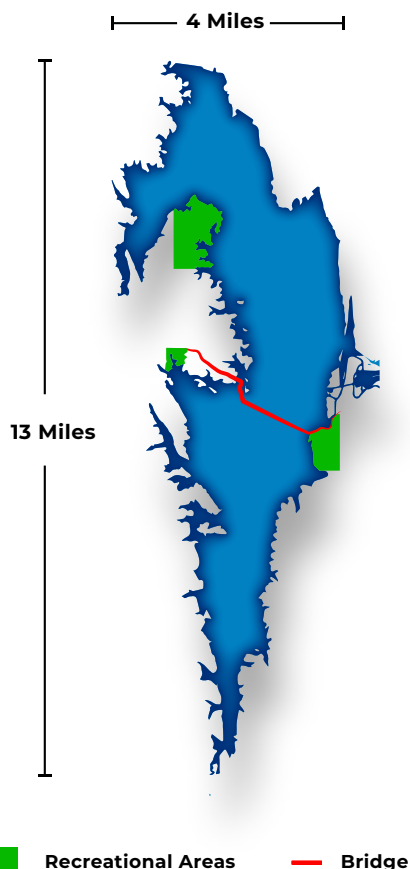


PROPOSED PLAN

THE FUTURE FOR COLUSA

The Colusa Industrial Park and the City of Colusa as a whole will be essential hubs for one of the biggest approved water resource projects in California: the Sites Reservoir. Sites Reservoir will create thousands of jobs while offering a beautiful recreational getaway and a clean water resource for Colusa's current and future residents.

- 30 Minutes from the Colusa Industrial Park
- Projected to bring over 2,000 new jobs in the Colusa area
- Construction planned to begin in 2026 to be completed in 2032
- Other cities in proximity lack the infrastructure and housing for future workers & families
- Future spot for great Boating, Camping Hiking & Fishing
- Creates additional 1.8 million Acre-foot off-stream storage for drier periods
- Will be the 8th largest reservoir in the state
- Creation and protection of middle class jobs, including a large skilled work force during seven-year construction



*Map and information are from sources deemed reliable. For representational purposes only. For more information on the Sites Reservoir project, please visit www.SitesProject.org



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For more information about this property, please contact Land X or visit us Online at LandXinc.com for more exciting land ownership opportunities and steel building construction.

CONTACT

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