

HUNTWOOD BUSINESS PARK



RENOVATIONS UNDERWAY

1236-1288 SAN LUIS OBISPO AVE. | 1837-1887 WHIPPLE RD. | 31348-31395 MEDALLION AVE. | HAYWARD, CA 94544

FOR MORE INFORMATION:

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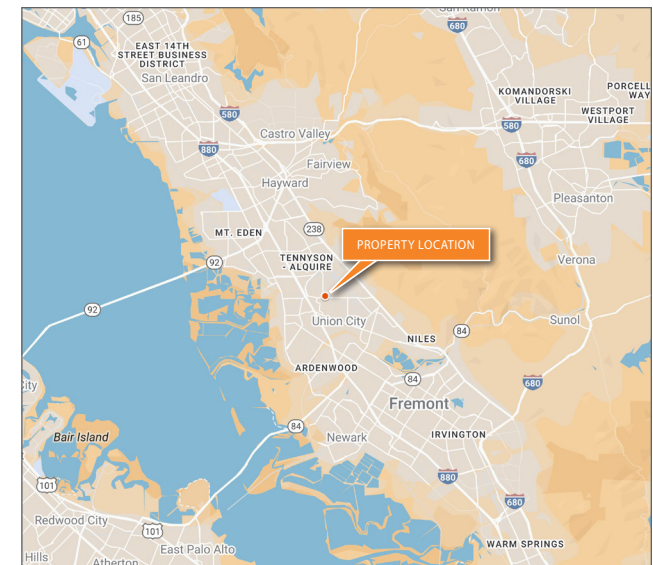
GARRETT DREW
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555 12th Street, Suite 1725
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PROPERTY FEATURES

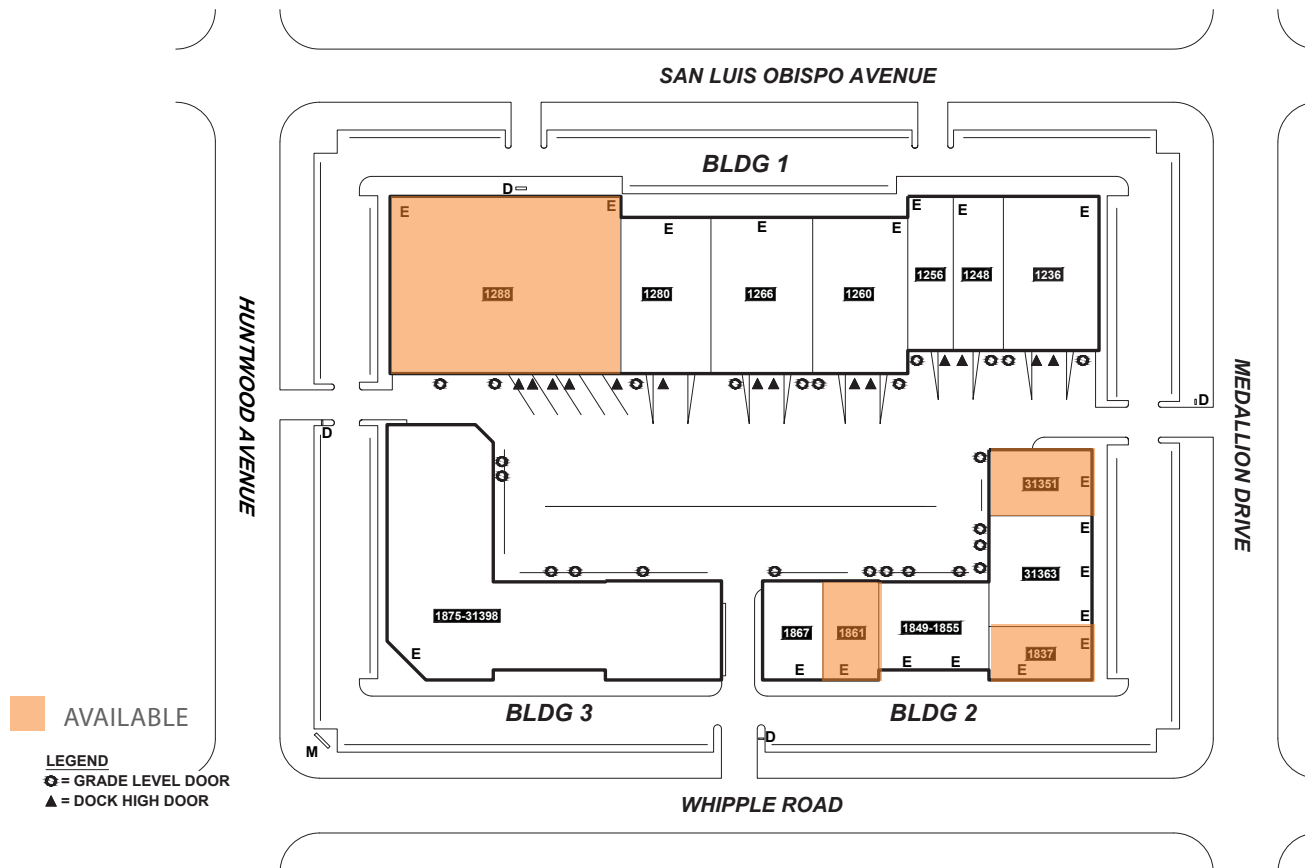
- 176,056± SF industrial / R&D project
- Extensive exterior improvements planned including new paint, new drought resistant landscaping, parking lot stripe & reseal
- Suites are move-in ready with new improvements including carpet, LVT, paint, and LED lighting
- Fully sprinklered
- 16'-20' clear height
- Dock & drive loading
- 3/1,000 parking ratio
- Ability to expand within business park



The information contained herein is believed to be accurate but is not warranted as to its accuracy and may change or be updated without notice. Seller or land lord makes no representation as to the environmental condition of the property and recommends purchaser's or tenant's independent investigation.

HUNTWOOD BUSINESS PARK

SITE PLAN



AVAILABILITIES

SUITE	TOTAL SF±	OFFICE SF ±	FEATURES
1837 Whipple	3,914	3,914	Whipple Road frontage,
1861 Whipple	4,793	3,331	Whipple Road frontage, 4 offices, conference, 1 grade level door
31351 Medallion	5,668	2,419	Conference room, breakroom, 1 grade level door
1288 San Luis Obispo	33,406	10,492	Heavy power, 4 dock high doors, 2 grade level doors

UNDER NEW OWNERSHIP



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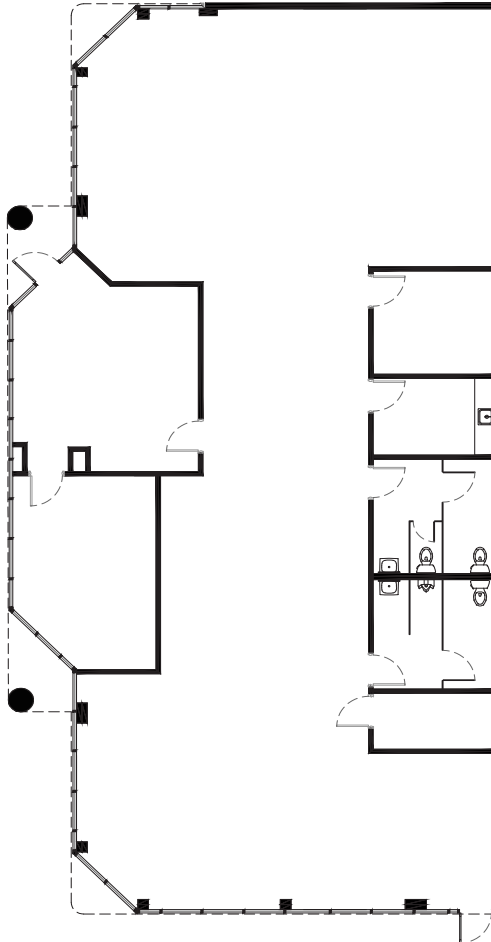
HUNTWOOD BUSINESS PARK
HAYWARD, CA 94544



1837 WHIPPLE ROAD

SPACE FEATURES:

- 3,914 SF±
- 3,914 SF± office
- Fully sprinklered
- 14'-16' clear height
- One grade-level door
- 3/1,000 parking ratio
- Ability to expand within business park



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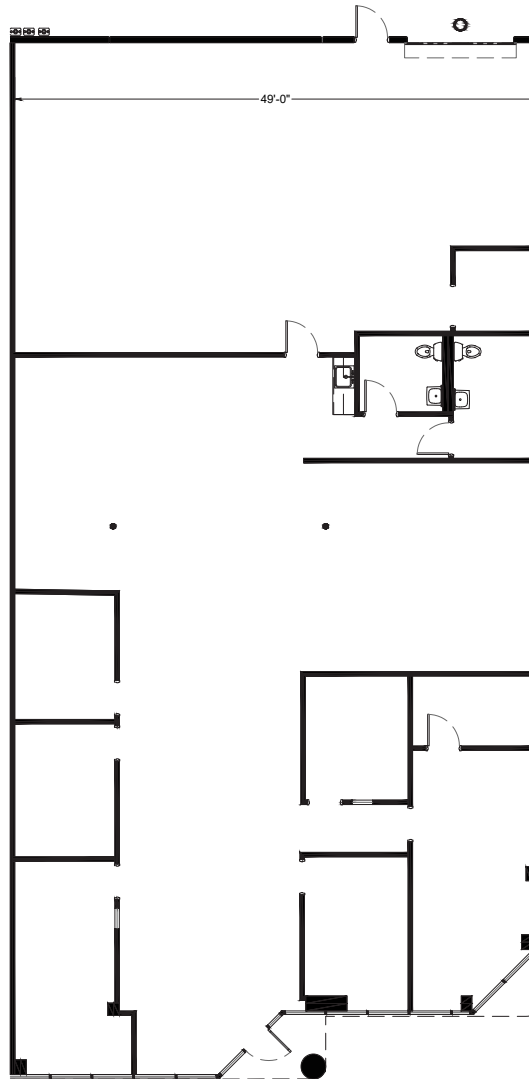
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1861 WHIPPLE ROAD

SPACE FEATURES:

- 4,793 SF±
- 3,331 SF± office
- Fully sprinklered
- 14'-16' clear height
- One grade-level door
- 3/1,000 parking ratio
- Ability to expand within business park



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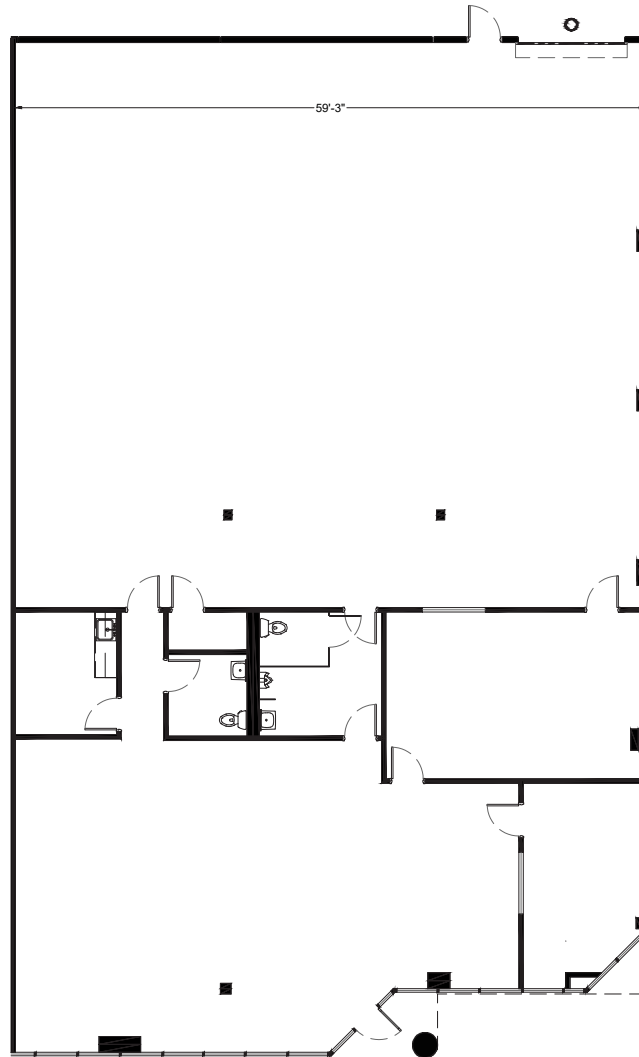
31351 MEDALLION DRIVE

UNDER NEW OWNERSHIP



SPACE FEATURES:

- 5,668 SF±
- 2,416 SF± Office
- Fully sprinklered
- 14'-16' clear height
- One grade-level door
- 400 amp, 240 volt power (please confirm)
- 3/1,000 parking ratio
- Ability to expand within business park



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COMMERCIAL REAL ESTATE SERVICES

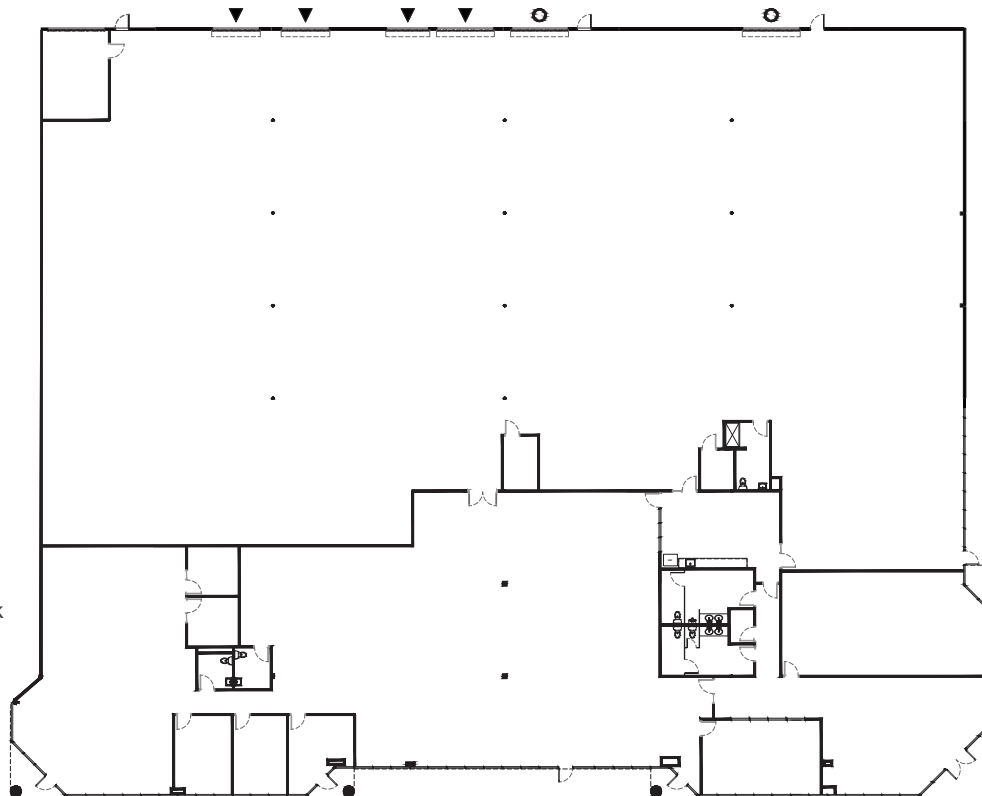
1288 SAN LUIS OBISPO AVENUE

UNDER NEW OWNERSHIP



SPACE FEATURES:

- 33,406 SF±
- 20,311 SF± warehouse
- 10,492 SF± office
- 2,603 SF± production
- 2 Grade-level doors
- 4 Docks
- Fully sprinklered
- 20' clear height
- 3/1,000 parking ratio
- Ability to expand within business park



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