

CBRE

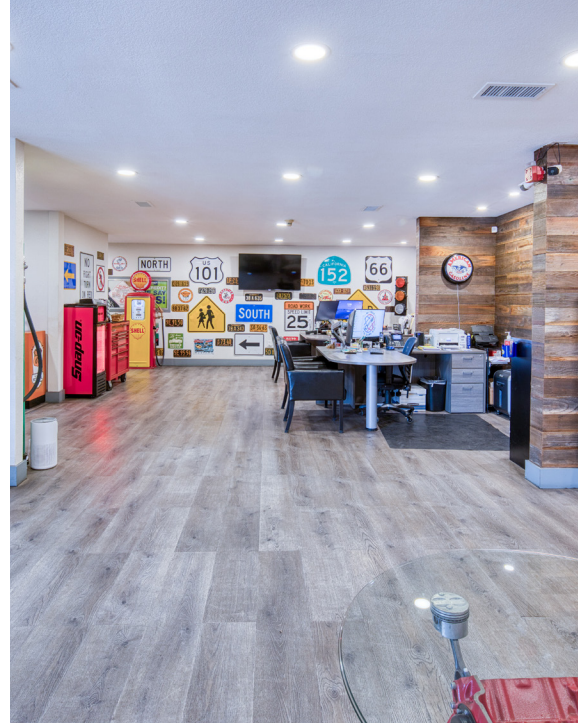
**6939 POWER INN
ROAD
SACRAMENTO, CA**



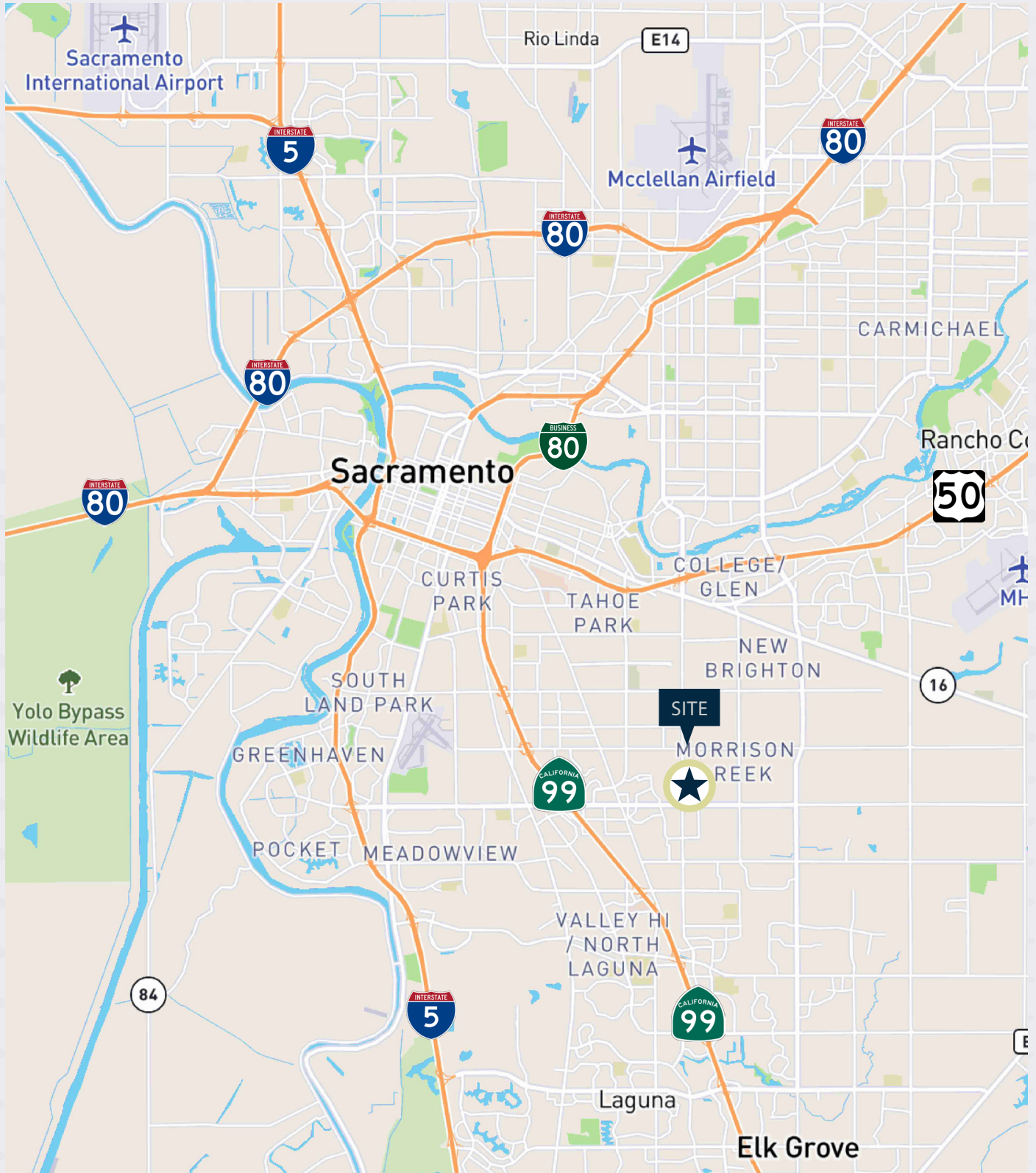
**±12,000 SF ON ±1.42 ACRES
FOR SALE**

FEATURES

- ±12,000 SF building
- Built in 1965
- APN: 043-0022-020-0000
- Situated on ±1.42 acres
- ±43,560 SF fully fenced yard area
- One (1) grade level door- 12' x 14'
- Concrete Tilt-Up Construction
- 400 amp, 120/240 V, single phase power
- 16' clear height
- M-1 Zoning, Sacramento County -SPA (Old Florin Town)
- Upgraded fire and burglar alarm system
- Updated interior finishes and flooring
- Recent TPO roof
- Recent HVAC systems
- High visibility location on Power Inn Road
- Monument signage



LOCATION MAP





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