



CROSSROAD
VENTURES GROUP

5760 Roseville Road

Sacramento, CA 95842



For Lease

Industrial Building with Yard

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Property Highlights

- Warehouse Building With Yard
- **Suite 2: +/- 3,200 SF Available For Lease**
- +/- 2,500 SF Of Fenced Paved Yard Area
- Approximately 90/10 Warehouse/Office
- Suite Has Dedicated Yard Area
- (2) 12' x 14' Grade Level Roll-Up Doors (Drive Through Access)
- Power: 200 Amps, 120/208v, 3 Phase
- Clear Height: 18' - 20'
- Fire Sprinklered
- Zoning: M-1 Per County Of Sacramento
- Available for Occupancy: July 1, 2024
- Lease Rate: \$4,500 Per Month MG

your real estate compass.

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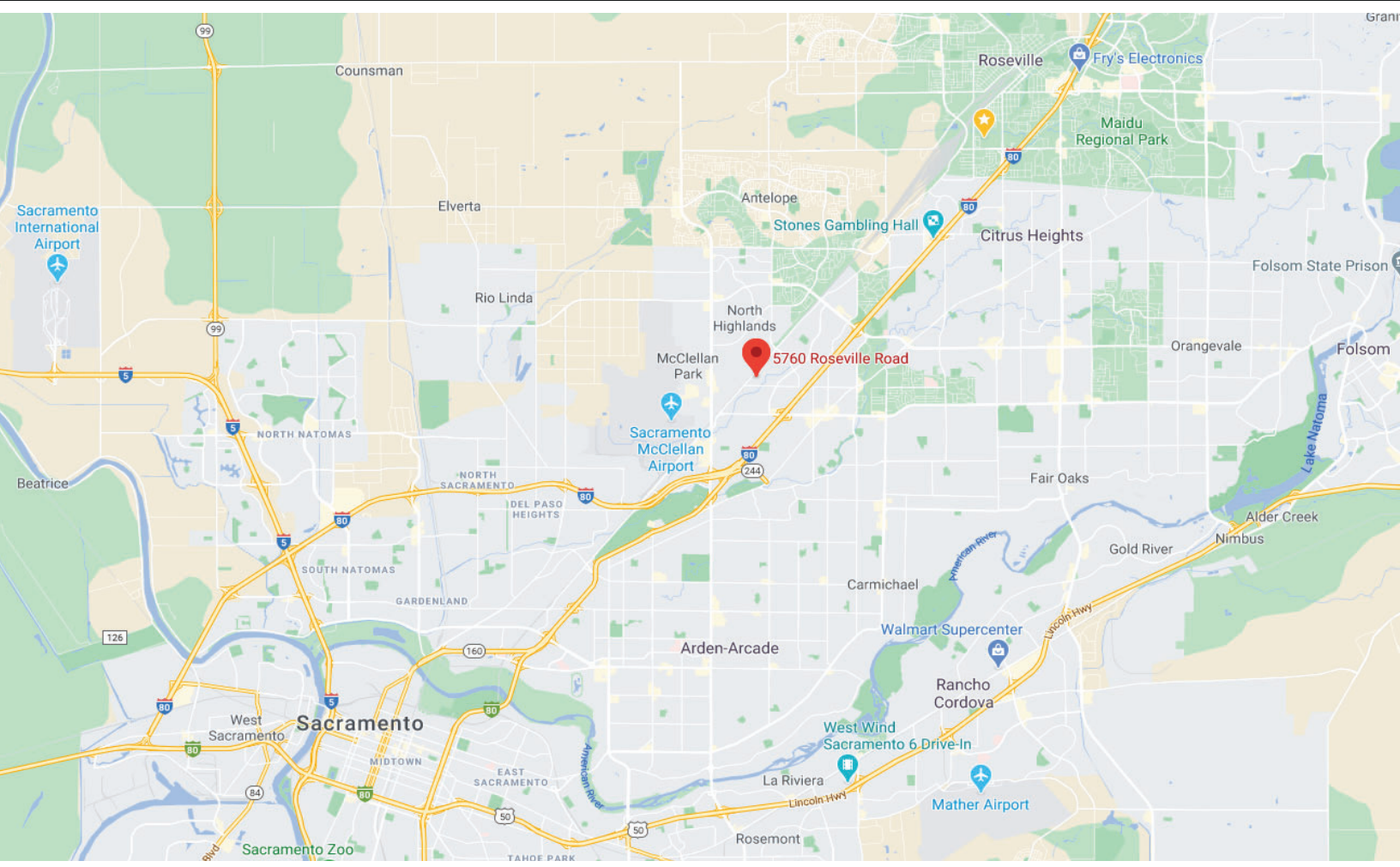
Aerial View

3,200 SF INDUSTRIAL BUILDING

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The Company

The focus of Crossroad Ventures Group is to provide unparalleled service to clients that require assistance with development, project management, construction management, commercial brokerage, residential brokerage and residential property management. We are a full service real estate company.

Crossroad Ventures Group combines over 100 years experience with a unique platform of specialized services. If you need to build a new project, manage a home or commercial building, or need a competent professional to assist in buying/leasing a building or home, Crossroad Ventures Group can provide the creative solutions to your critical decisions in commercial and residential real estate.

Broker makes no warranty or representation as to the accuracy or completeness of information provided by or to either party. Such data is submitted subject to errors, omissions, changing price, rental terms, withdrawal without notice, and any special listing conditions imposed by the principals.

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