

**FOR LEASE**

Owned and Operated by



# Hayward Business Park

1495 Zephyr Avenue, Hayward, CA

**±23,424 SF**



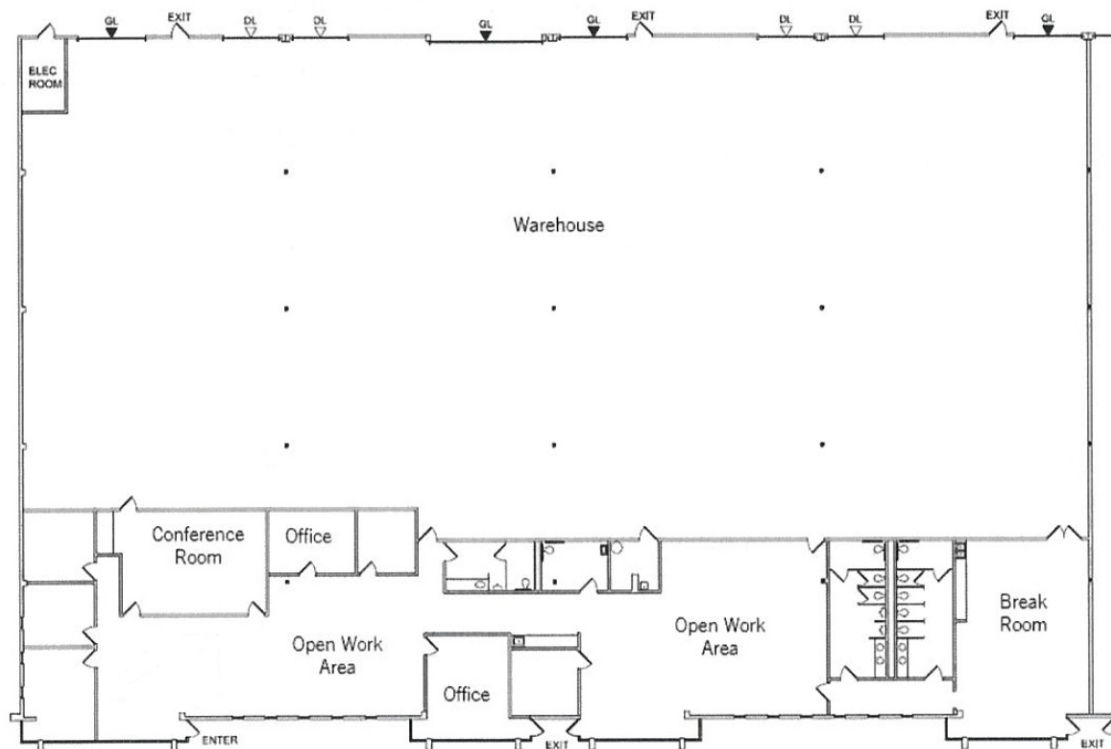
**LEASING INFO  
& CONTACT**

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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.



### Property Specifications:

- Corner unit
- ±30% office, balance warehouse space
- Four (4) dock-high doors
- Four (4) grade level doors
- ±18' clear height
- ±1,200 amps @ 120/208V (Tenant to confirm)
- Fully sprinklered
- Easy access to Hwy I-880

**Lease Rate: \$1.40/SF/Month, NNN**  
**(\$0.31/SF/Month, OPEX)**

**Available Now.**  
**Call Brokers for Touring Instructions.**

