

4950-4970 Allison Parkway

VACAVILLE, CALIFORNIA



FOR LEASE | LIGHT INDUSTRIAL SPACES WITH DOCK HIGH
LOADING AND OUTDOOR STORAGE LOCATED IN A PARK-LIKE
SETTING OFF HIGHWAY 505 AND HWY I-80.

CBRE

PROPERTY OVERVIEW

Three building business park offers light industrial and yard spaces located in a park-like setting off Highway 505, offering quick access to I-80.



±55,680 SF Industrial
Park



Featuring storefront
warehouse/office



±110 amps per unit



Fire sprinkler system



Dock high loading and
yard space available



Warehouses feature 12' x
14' roll-up doors and 20'
average clear height



Non-exclusive off street
parking available



Freshly painted
exterior and revamped
landscaping

LOCATION MAP

ALLISON PARKWAY

AREA HIGHLIGHTS

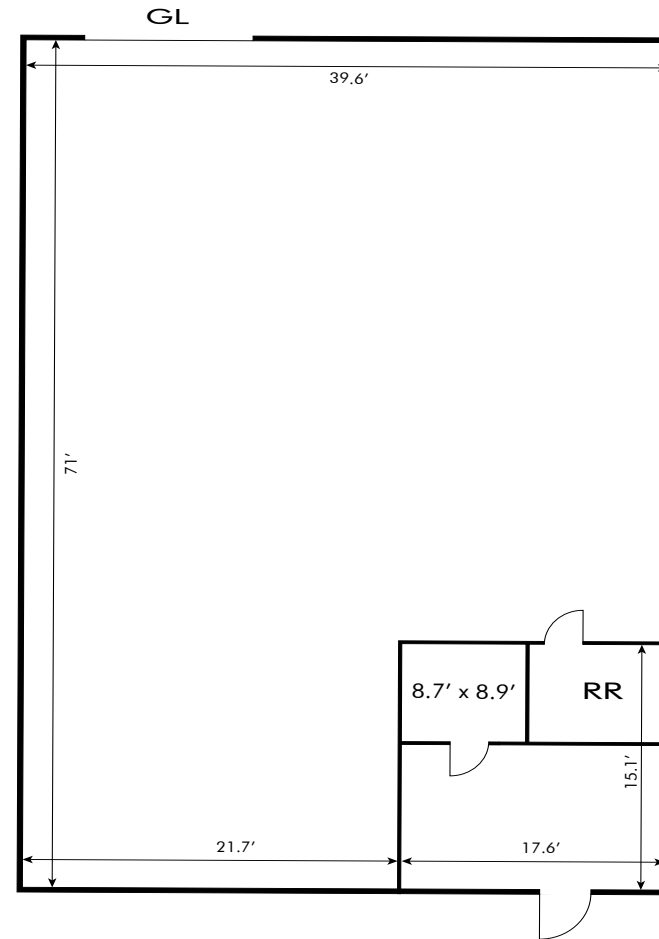
QUICK ACCESS to I-505 and I-80 with I-5 connectivity and close proximity to hotspot consumer market



FLOOR PLANS

4950 ALLISON PARKWAY STE E - ± 2,880 SF

- 12' x 14' Grade Level Door
- Reception and Private Office
- One (1) Restroom
- 20' Clear Height



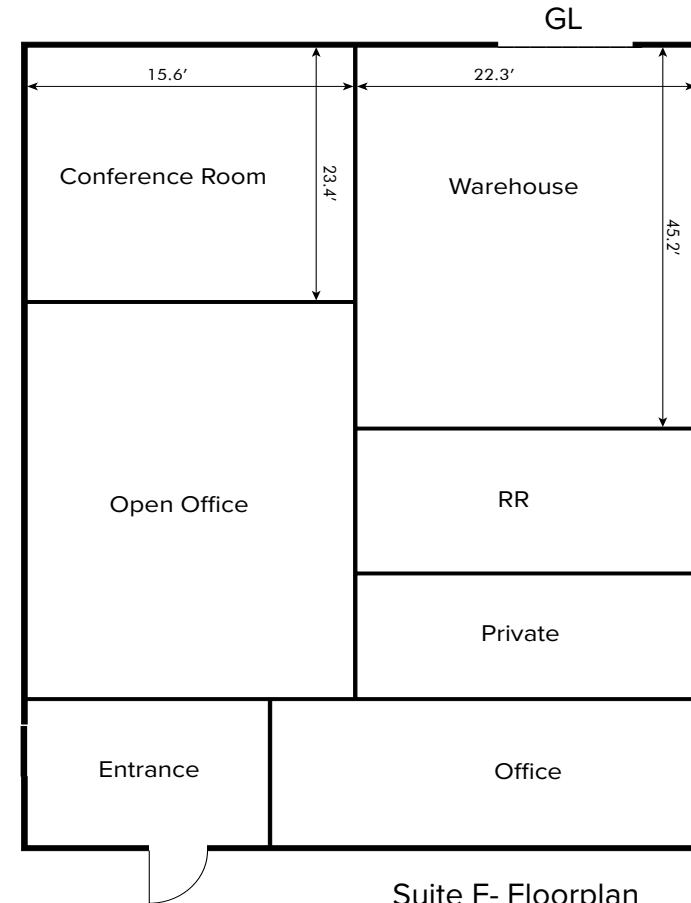
Suite E- Floorplan

* Floorplans not to scale

FLOOR PLANS

4950 Allison Parkway STE F - ±2,880 SF

- Revamped office space with high end finishes
- Reception with two (2) private offices, conference room and open office area
- Bullpen
- Conference Room
- 12'x14' Grade Level Door
- 20' Clear Height



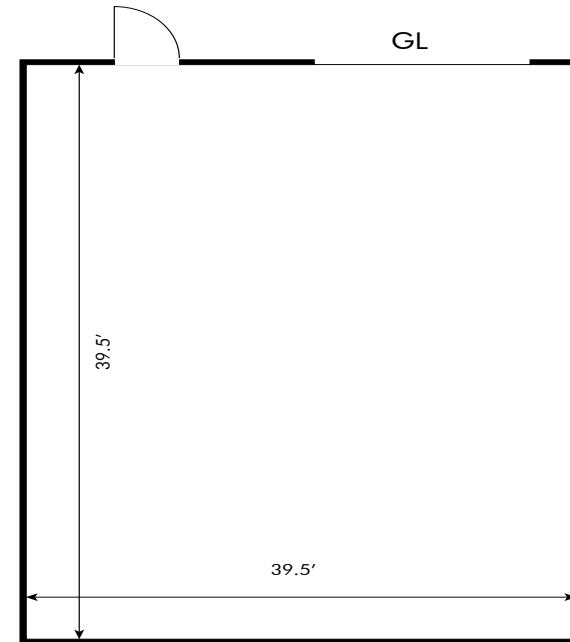
Suite F- Floorplan

* Floorplans not to scale

FLOOR PLANS

4960 Allison Parkway STE I - ±1,600 SF

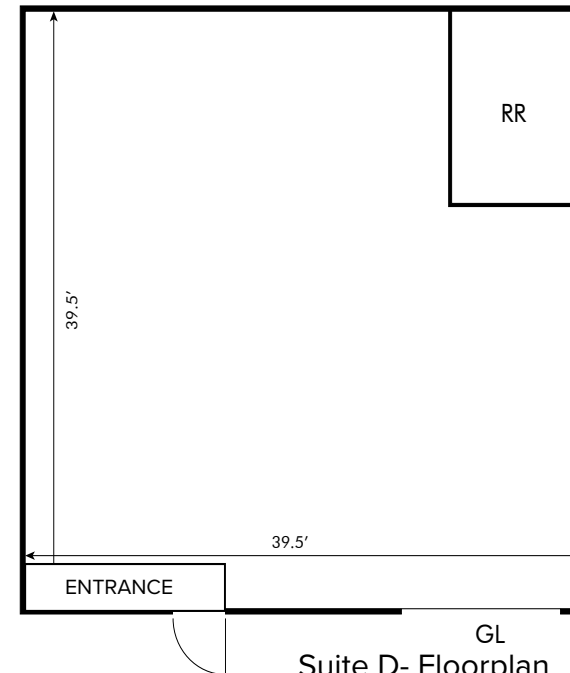
- Full warehouse space
- One (1) 12'x14' Grade Level Door
- 20' Clear Height



Suite I - Floorplan

4960 Allison Parkway STE D - ±1,600 SF

- Reception
- 12'x14' Grade Level Door
- One (1) Restroom
- 20' Clear Height



Suite D- Floorplan

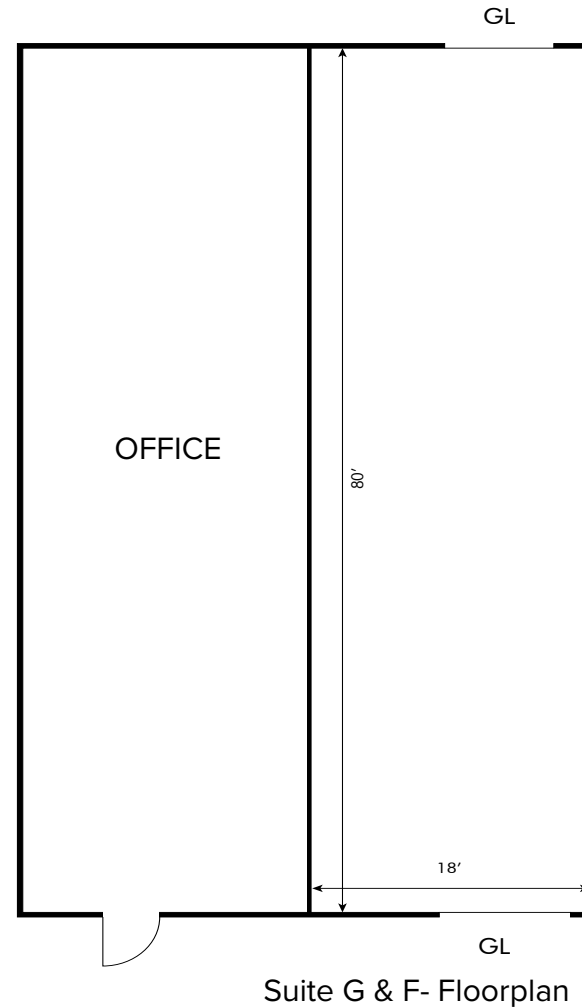
can be combined for a total of ±3,200 SF

* Floorplans not to scale

FLOOR PLANS

4960 Allison Parkway STE G & F - $\pm 3,200$ SF

- 50% office / 50% warehouse
- Functional new office space
- Two (2) 12'x14' Grade Level Doors
- Two (2) Restrooms
- 20' Clear Height

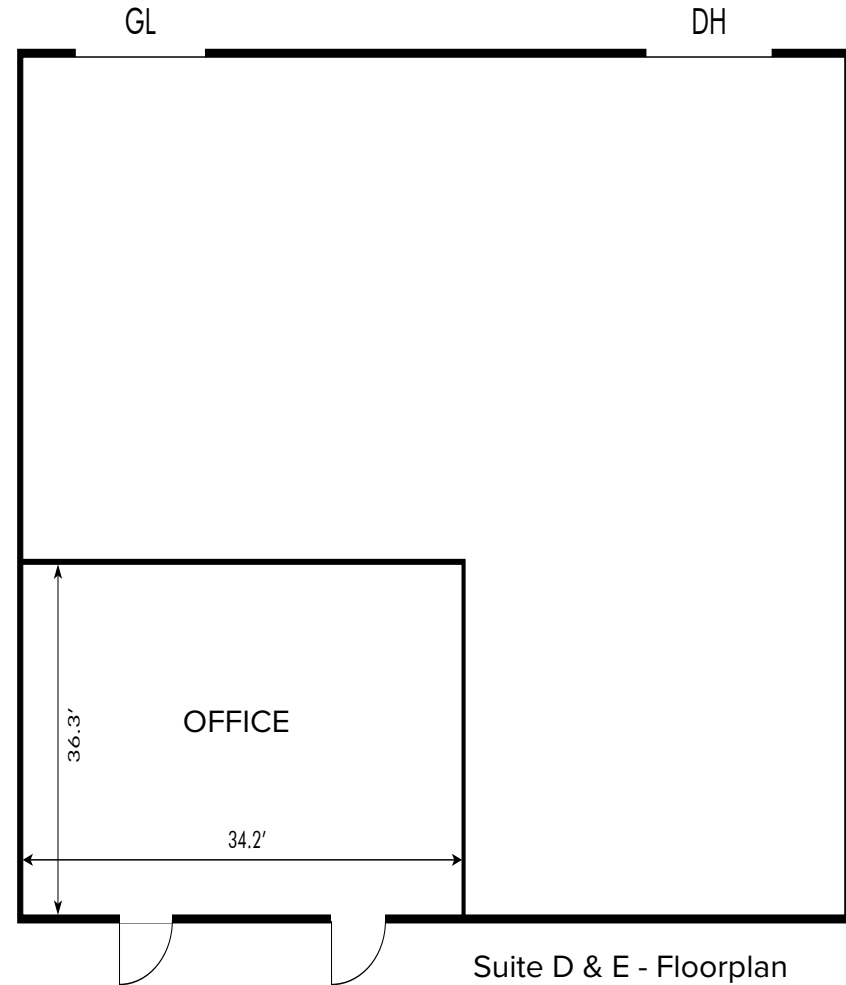


* Floorplans not to scale

FLOOR PLANS

4970 Allison Parkway STE D & E - ±4,560 SF

- High end office space
- One (1) Private office
- +/- 1,250 SF Office
- Conference room
- Bullpen areas
- One (1) restroom
- One (1) Dock High loading position
- One (1) Grade Level loading door



* Floorplans not to scale

4960 Suite G



4970 Suite D & E



4950 Suite F



4950 Suite F



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