

TWO CLASS A INDUSTRIAL BUILDINGS
TOTALING ±382,565 SF DIVISIBLE TO ±88,650 SF
READY FOR TENANT IMPROVEMENTS

MCCARTHY
BUSINESS PARK
GILROY



6503 CAMERON BLVD
±198,965 SF

6500 CAMINO ARROYO
±183,600 SF



ROCKPOINT

PROPERTY HIGHLIGHTS



Two State-of-the-Art
Class A Industrial
Buildings totaling
±382,565 SF
Divisible to ±88,650 SF



±19.66
Acre Site



±36'
Clear Height



2%
Skylight Ratio



General Industrial
M-2 Zoning



ESFR
Sprinklers System

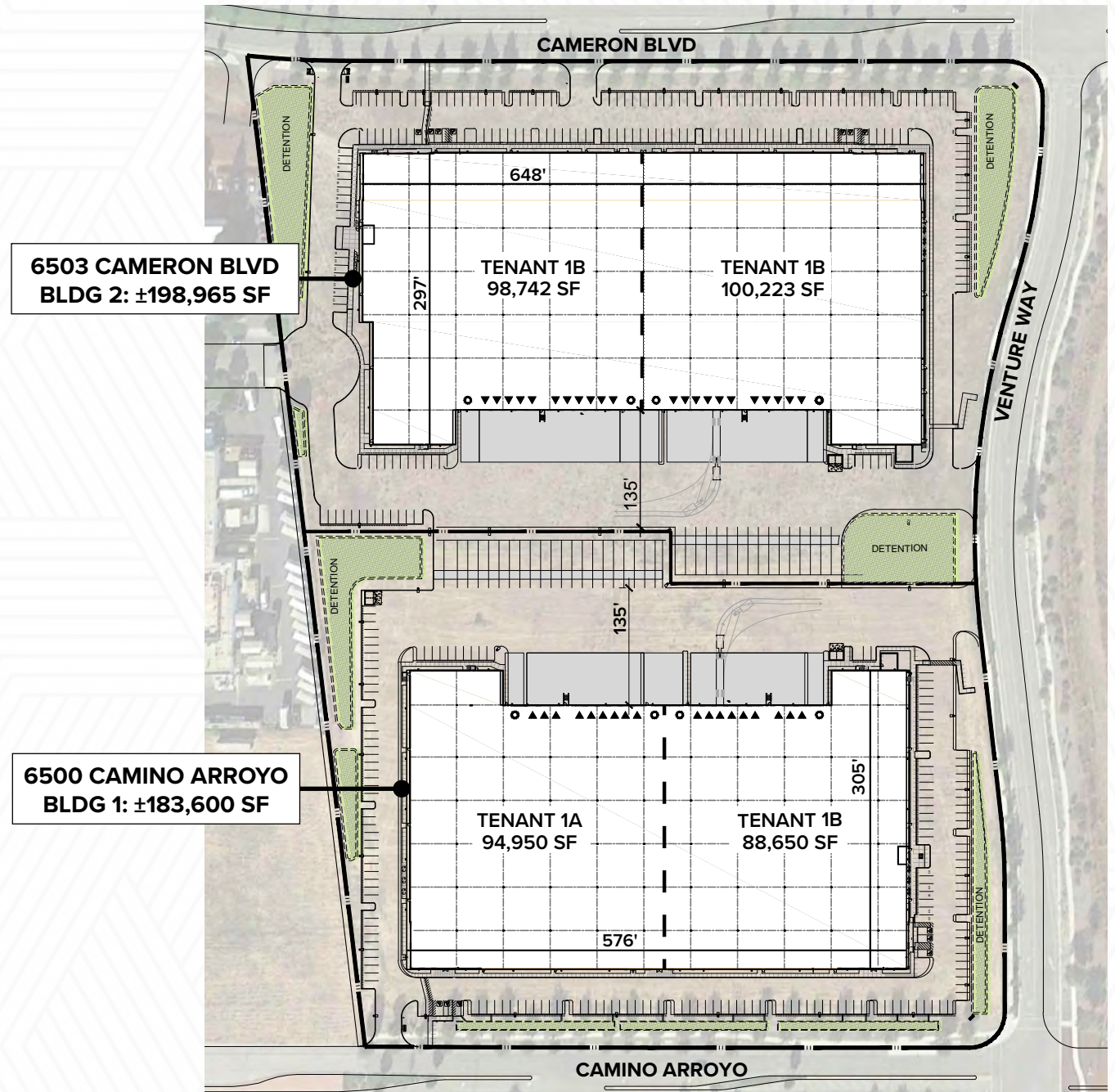


Ample
Parking



Direct Access to
Hwy 101 and 152

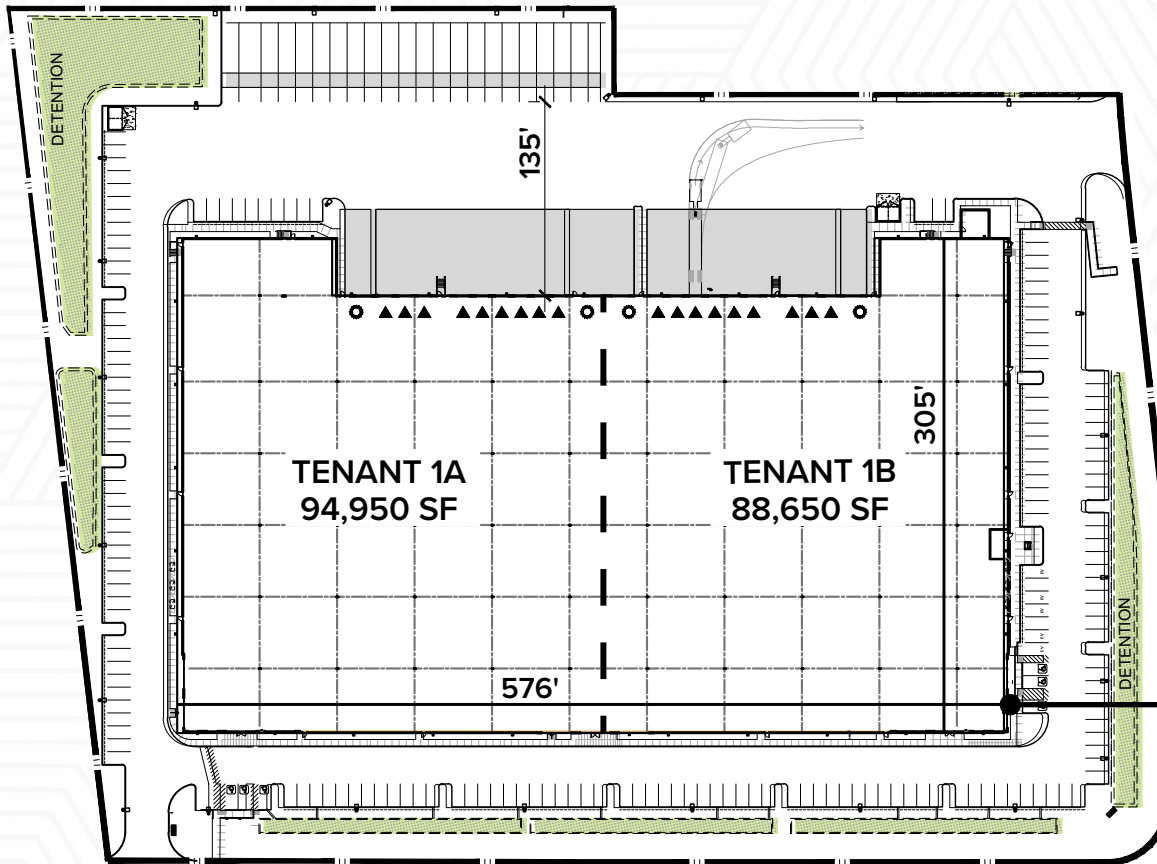
SITE PLAN



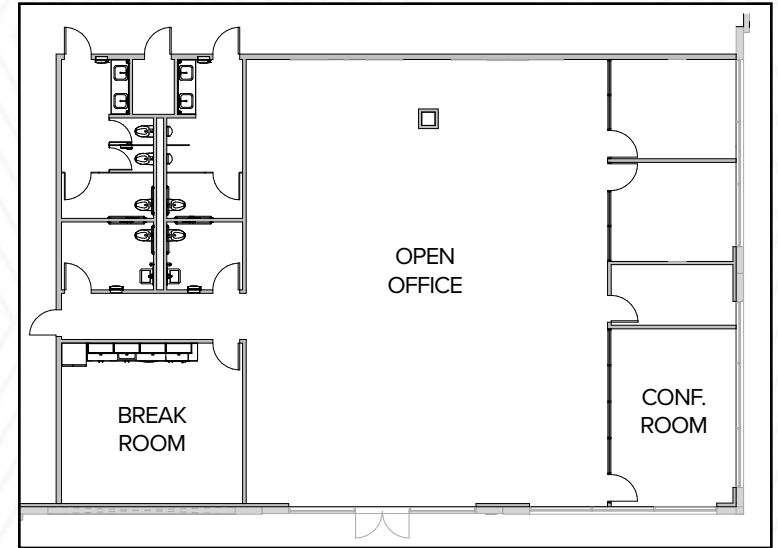
6500 CAMINO ARROYO, GILROY

BUILDING 1

±183,600 SF DIVISIBLE TO ±88,650 SF



OFFICE PLAN



- ▲ Dock-High Doors
- Grade Level Doors

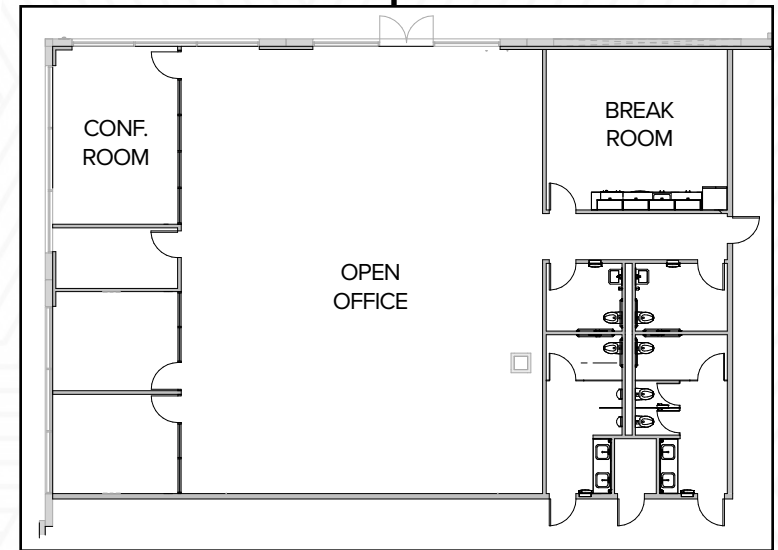
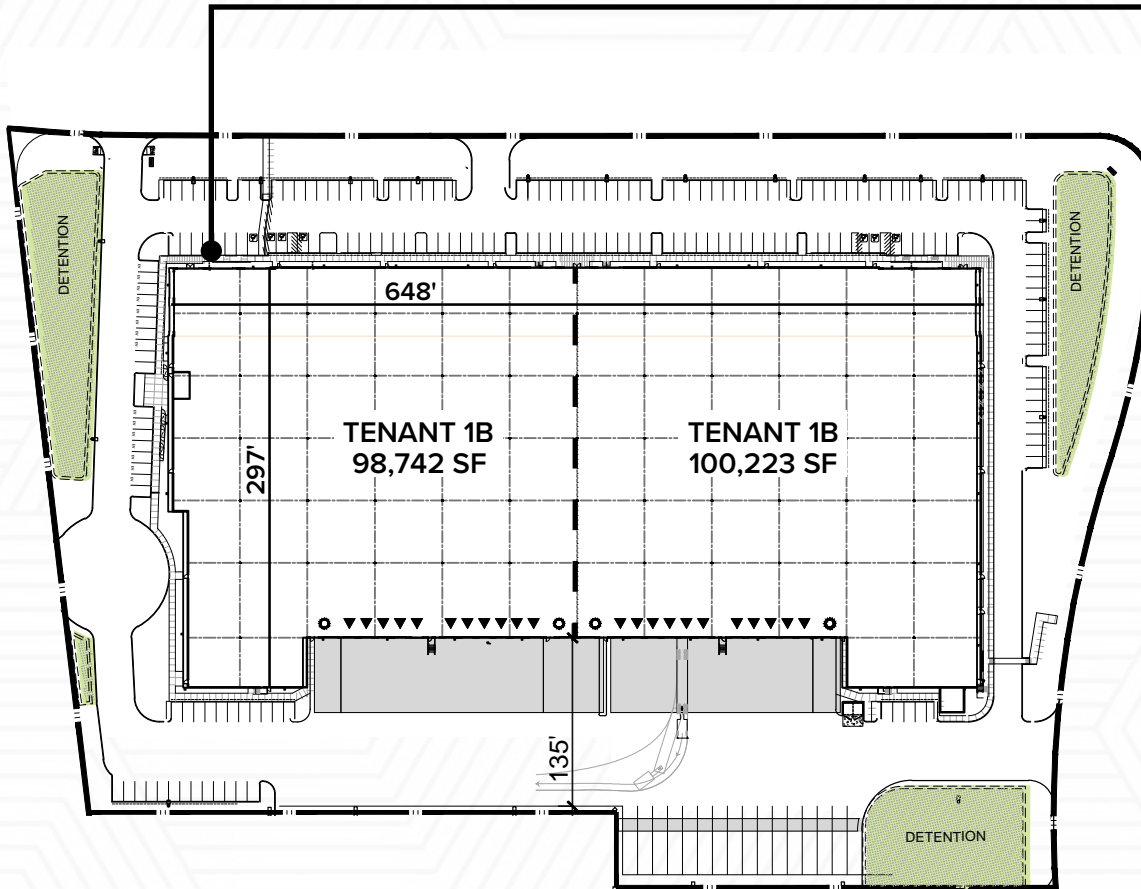
Total Rentable Area	±183,600 SF
Land Size	±9.35 Acres
Office	Shell
Clear Height	±36'
Truck Court Depth	135'

Car Parking	183
Trailer Parking	22
Dock-High Doors	18
Grade Level Doors	4
Construction Type	Concrete Tilt-Up

Column Spacing	±54' x ±50'
Sprinklers	ESFR
Power	4,000 Amp @ 277/480V Panel

6503 CAMERON BLVD, GILROY BUILDING 2

±198,965 SF DIVISIBLE TO ±98,742 SF



OFFICE PLAN

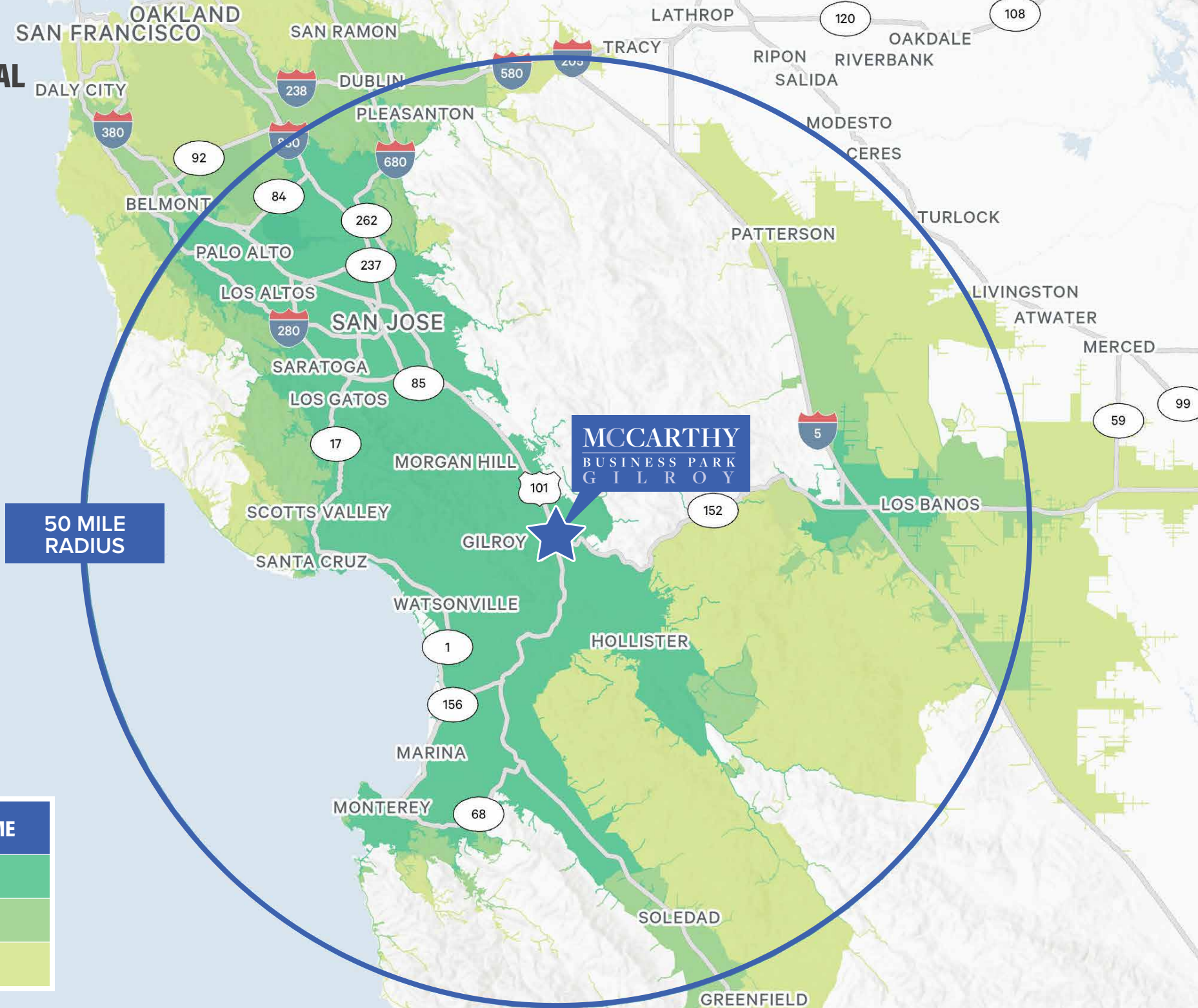
- ▲ Dock-High Doors
- Grade Level Doors

Total Rentable Area	±198,965 SF
Land Size	±10.31 Acres
Office	Shell
Clear Height	±36'
Truck Court Depth	135'

Car Parking	195
Trailer Parking	16
Dock-High Doors	22
Grade Level Doors	4
Construction Type	Concrete Tilt-Up

Column Spacing	±54' x ±50'
Sprinklers	ESFR
Power	4,000 Amp @ 277/480V Panel

REGIONAL MAP



AMENITIES MAP



MCCARTHY

BUSINESS PARK
GILROY

← ±0.8 MILES TO



CAMINO ARROYO

CAMERON BLVD

VENTURE WAY

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