

INDUSTRIAL/WAREHOUSE CONDO FOR SALE OR LEASE

624

ALFRED NOBEL DR, HERCULES, CA 94547

SALES PRICE:
\$1,299,999 OR 1.10 PSF + NNN



624 ALFRED NOBEL DR
HERCULES, CA



LOT SIZE
240,582 SF

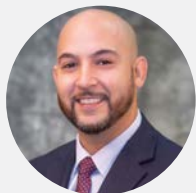


TOTAL SF
4,174SF



BUILDING CLASS
Class B
Industrial Warehouse

Now available in the Hercules Business Center, this $\pm 4,174$ SF warehouse condo features a flexible open-plan layout with $\pm 1,100$ SF of office space, 24' clear height, a 12'x14' roll-up door, and 3-phase power ($\pm 125A$ @ 277/480V). The unit includes a private restroom, optional storefront entrance, two dedicated parking spaces, and access to 10 shared spaces, with excellent connectivity to I-80 and Highway 4.



BRIAN SANCHEZ

Senior Advisor
925.431.9508
BSanchez@AiCREPartners.com
DRE# 01768654

AiCRE PARTNERS
1981 N Broadway, Suite 250
Walnut Creek, CA 94596
www.AiCREPartners.com

