

# 12183 Locksley Lane

Auburn, CA

± 772 - 3,739 SF Available



## Contact:

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# Property Highlights

## Availability

**Asking Lease Rate: \$1.25 PSF, MG**

Suite 105: 1,428 sf

Suite 201: 1,815 sf

Suite 202: 772 sf

Suite 203: 1,152 sf

\*Stes. 201, 202, 203 are contiguous

Located at 12183 Locksley Lane in Auburn, CA, this office property boasts a strategic position within a vibrant business hub. The facility features ample square footage, versatile spaces suitable for various industrial operations, and easy access to major transportation routes, facilitating seamless logistics and distribution. The property is designed to cater to a range of industries, making it an ideal choice for businesses seeking to expand or establish a presence in the area.

Surrounding amenities enhance the property's appeal, with a variety of restaurants, retail shops, and services located nearby. The area is well-connected to essential services, including banking, catering, and maintenance providers, ensuring that businesses have all they need within close reach. Additionally, Auburn's picturesque surroundings offer recreational opportunities, making it an attractive location for employees and clients alike. With its combination of functional space and convenient amenities, 12335 Locksley Lane stands out as a prime industrial investment.

## 2024 Estimated Demographics - 3-Miles



31,943

Daytime Population



1,324

Businesses



\$119,441

Avg. HH Income



22,899

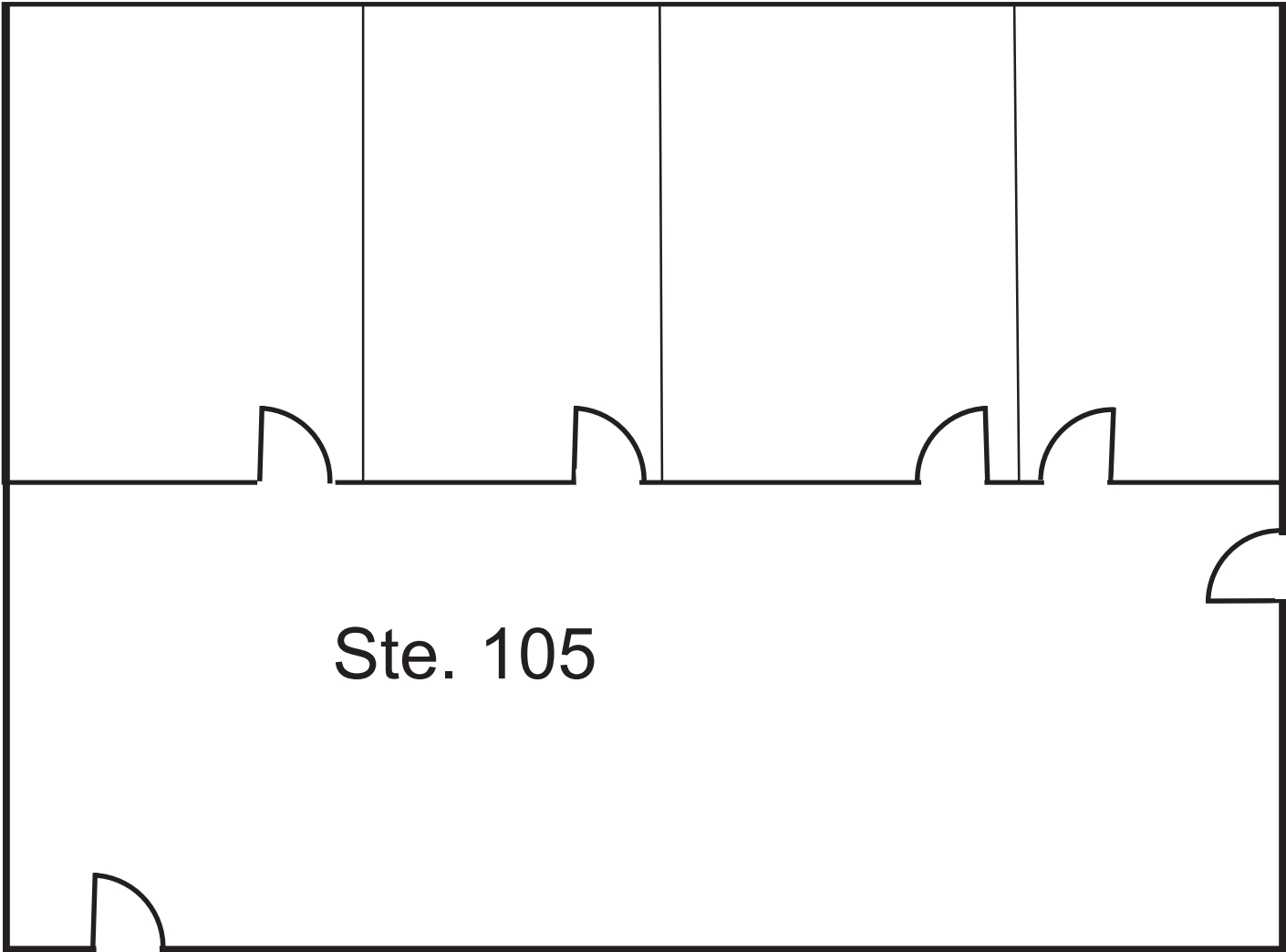
Population



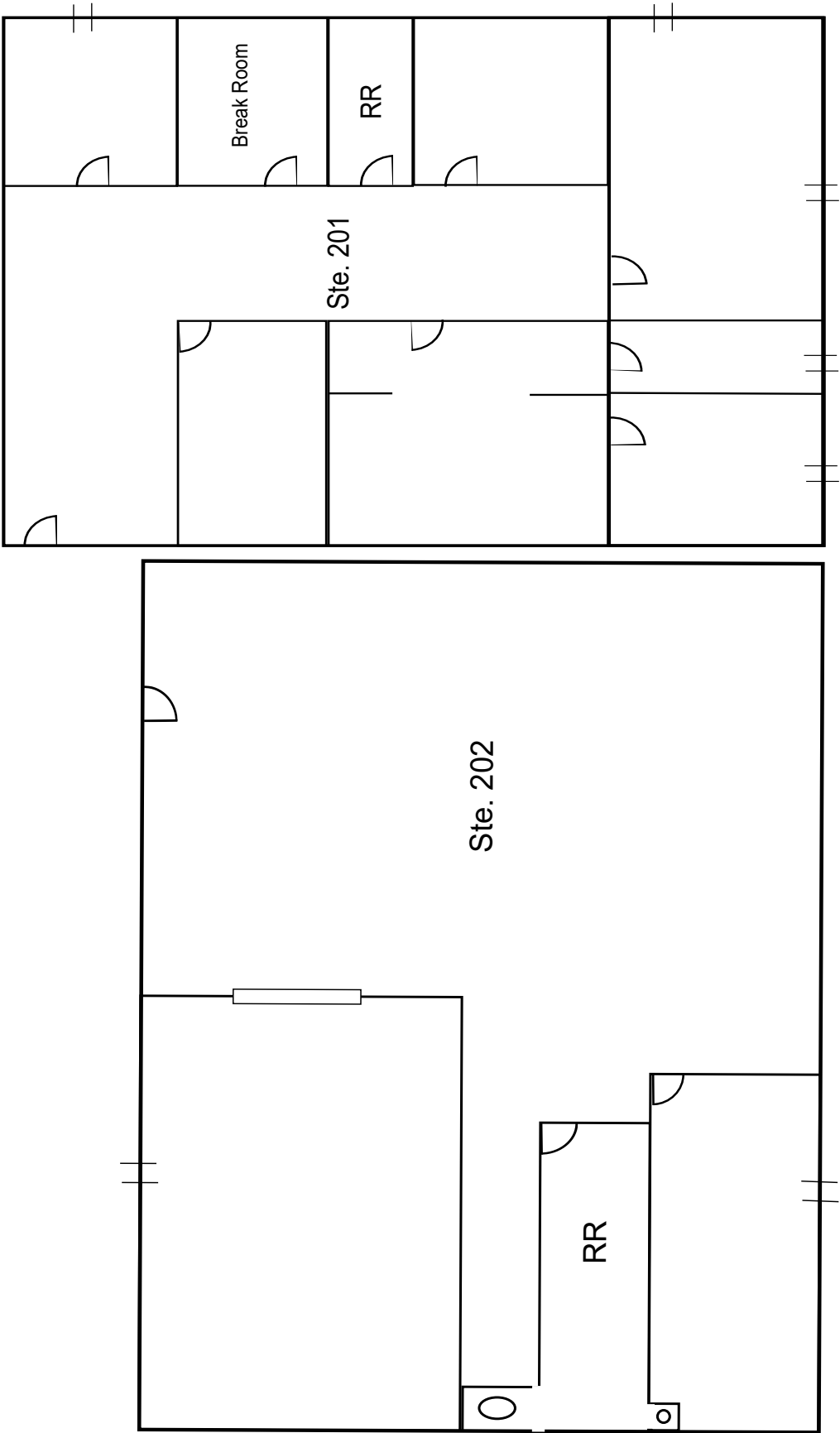
68.9%

Owner-Occupied Units

Floor Plan - Suite 105



Floor Plan - Suite 201 & 202





**Office Building**  
12183 Locksley Lane, Auburn, CA

**For Lease**

**INTERIOR PHOTOS**  
**SUITE 203**

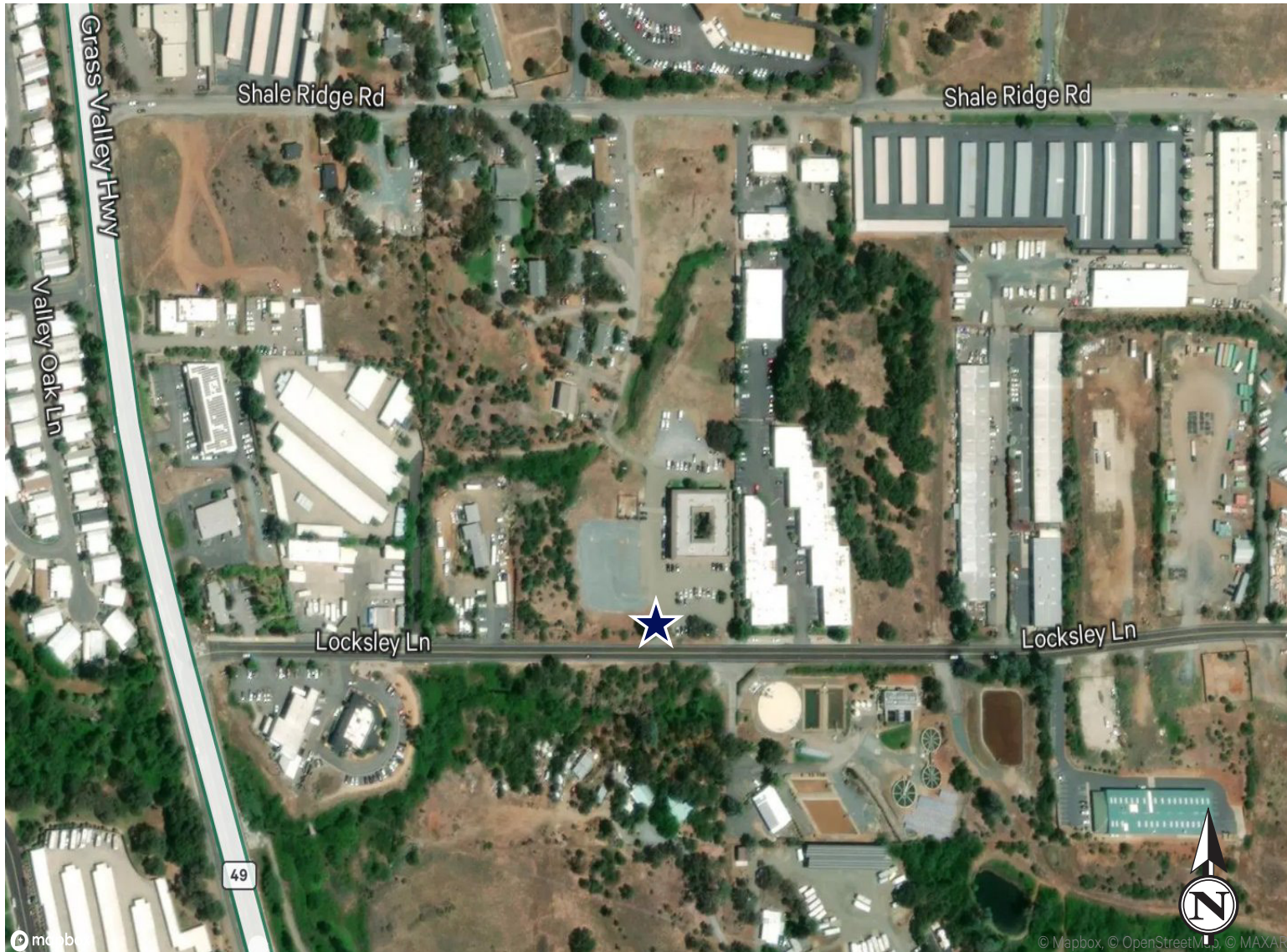




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# Aerial



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