

# Industrial Sublease 19,850 SF

1445 HARBOUR WAY SOUTH, RICHMOND, CA 94804



## Property

Clear span metal building with oversize GL door and gated access. Ideal for indoor storage and staging of large equipment, bulk materials.

## Location

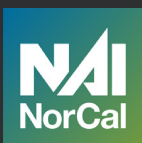
Richmond Harbor location with immediate access to I-580 via Harbour Way South interchange. Part of a fenced and gated multi-tenant industrial property

- Walking distance to R&W Ferry or AC Bus #74
- Smooth Concrete Floors
- Clear Span with Clear Height 22' to 45'

## Sublease Summary

<b>Sublease Rate:</b>	\$15,000. (\$0.76 PSF) Gross monthly
<b>Available SF:</b>	+/-19,850
<b>Sublease LED:</b>	6/30/2026

- Zoning IW - Industrial
- Single moterized GL Door H-20' x W-23'
- No office or bathrooms
- No water, gas, or sewer



**Dante Guazzo**  
NAINORCAL.COM

**Dante Guazzo**  
Vice President  
dguazzo@nainorcal.com  
510.336.4714  
CalDRE #01301236