

MOWRY BUSINESS CENTER

FOR LEASE

±31,067 SF
Unit 6815



Bay Area

6815 Mowry Avenue
Newark, CA 94560

LINK

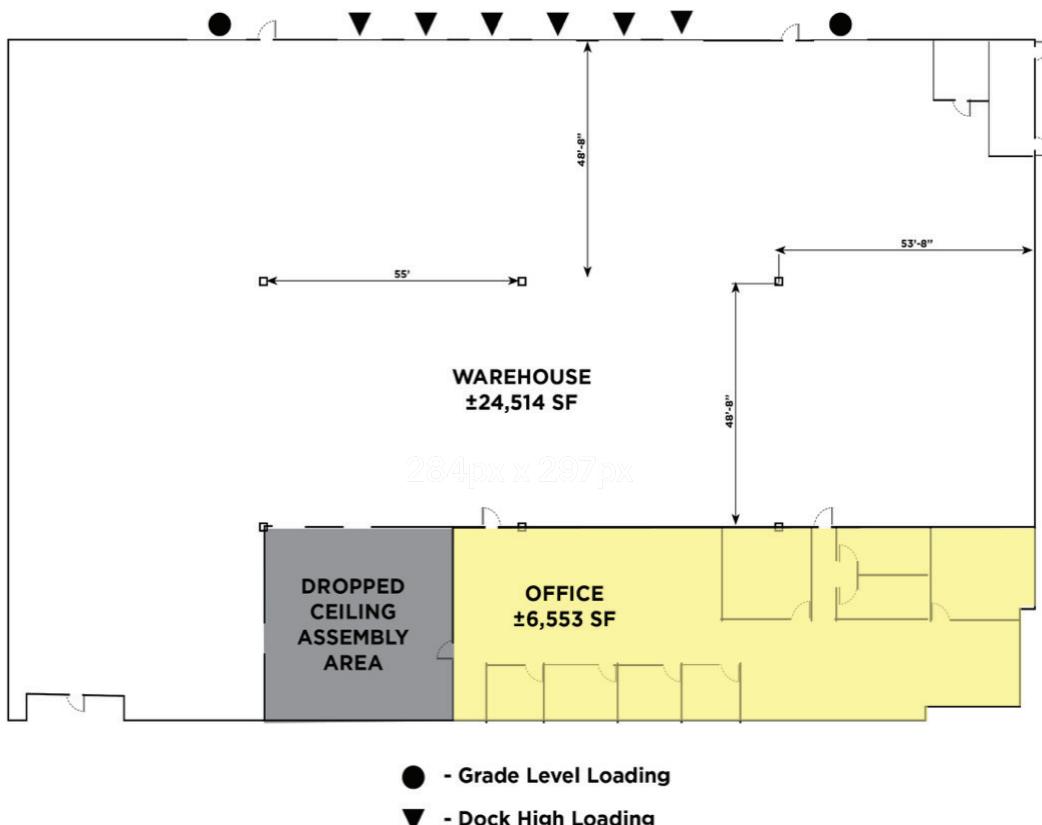


CUSHMAN &
WAKEFIELD

OVERVIEW

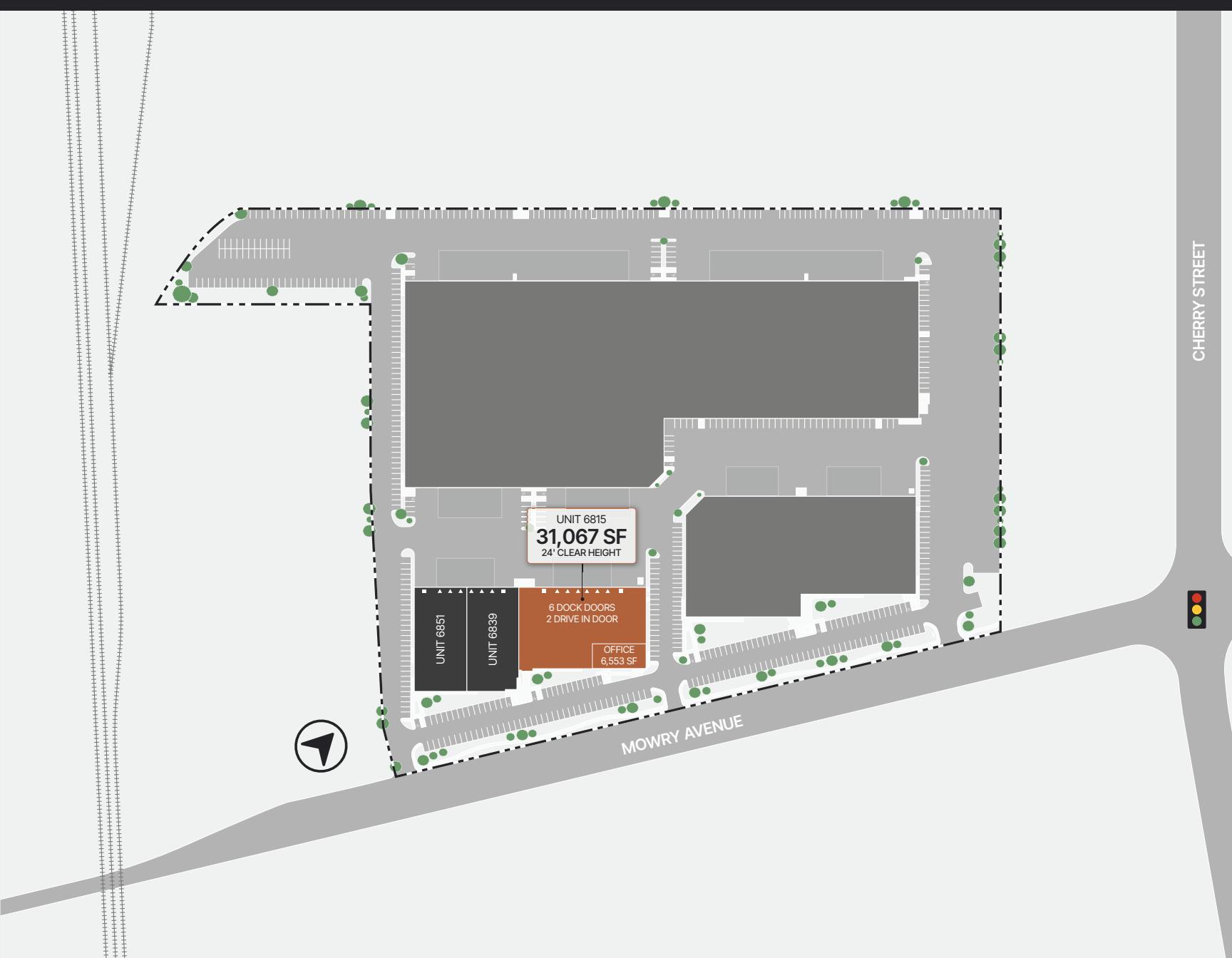
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PROPERTY SPECIFICATIONS

Available SF	±31,067 SF
Office SF	±6,553 SF
Power	1,000 Amps @ 277/480 Volts
Clear Height	24'
Dock Doors	6
Drive-In Doors	2
LED Lighting	Yes
Auto Parking	123
Fire Protection	.6/3,000 GPM Sprinkler System
Truck Court Depth	168'
Rate	\$1.45 NNN







Power Upgrade Recently Completed



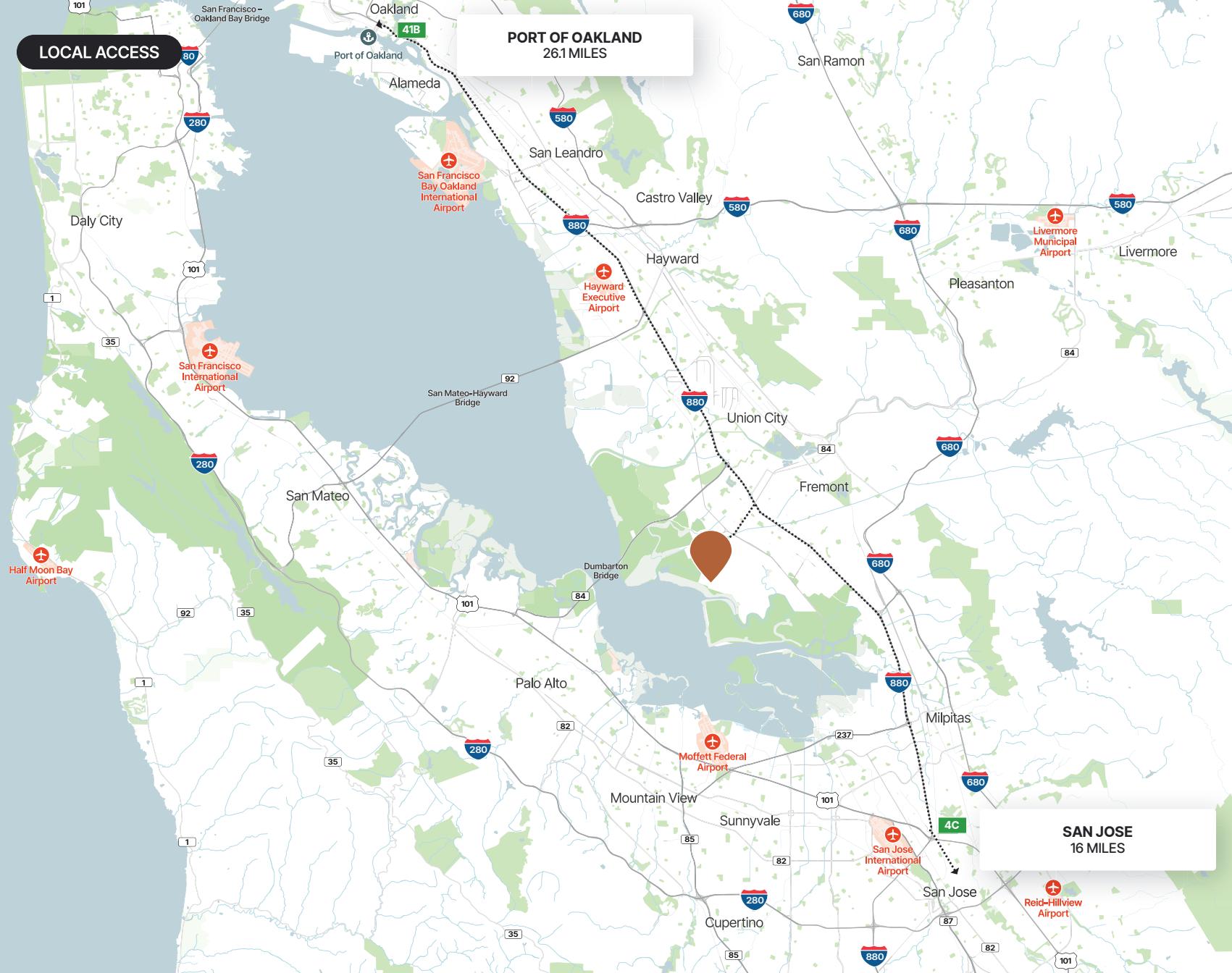
Move-in Ready



Newly Installed Air Compressor

LOCAL ACCESS

PORT OF OAKLAND 26.1 MILES



SAN JOSE
16 MILES

Reid-Hillview
Airport

REGIONAL ACCESS

SAN JOSE
16 MILES

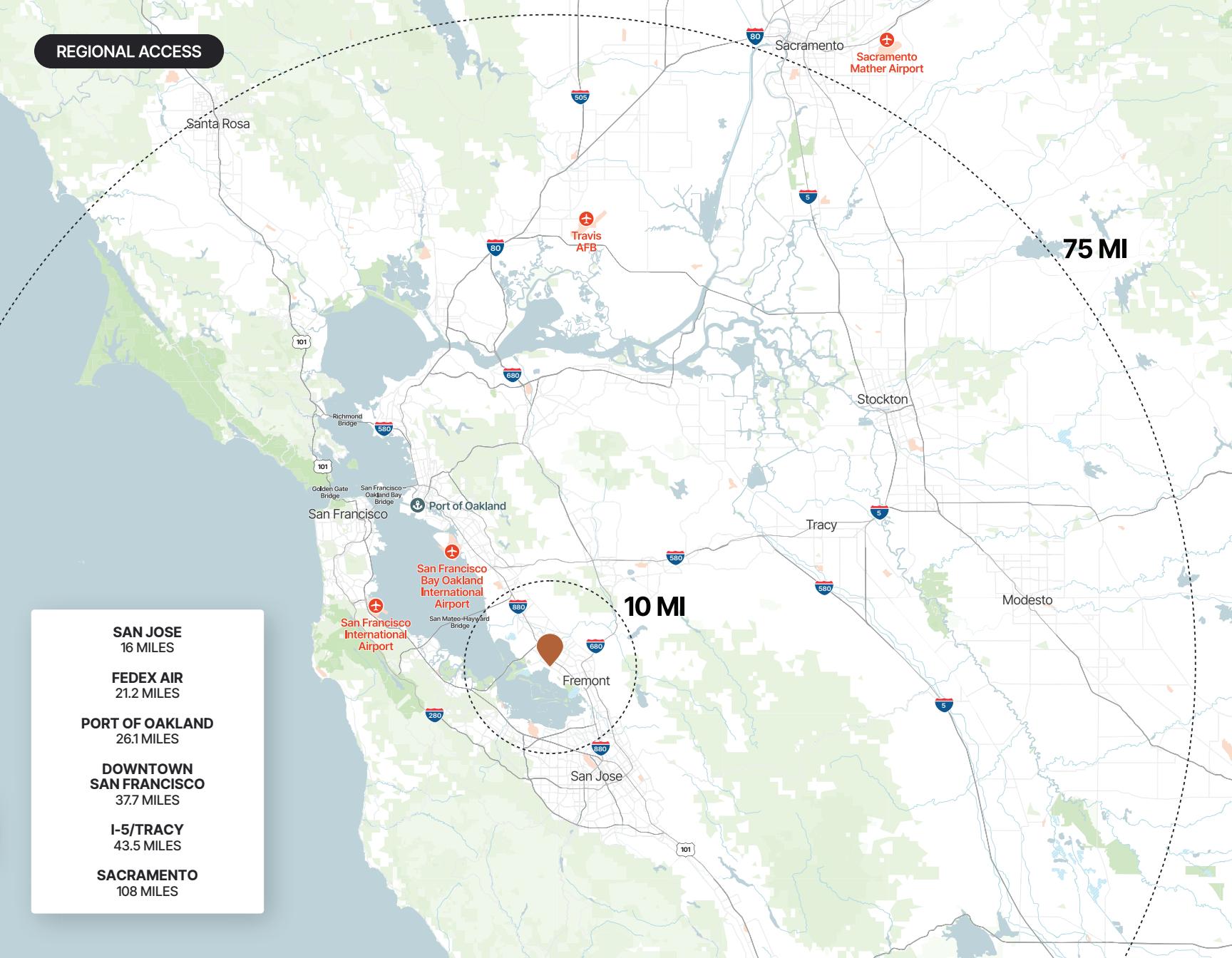
FEDEX AIR
21.2 MILES

PORT OF OAKLAND
26.1 MILES

DOWNTOWN SAN FRANCISCO
37.7 MILES

I-5/TRACY
43.5 MILES

SACRAMENTO
108 MILES



CONTACT INFORMATION



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This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.