

# AVAILABLE FOR LEASE

41011 ALBRAE STREET | FREMONT, CA



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**17,213± SF Free-standing Industrial Services Building with Yard:**

## Building 1:

- 4,059± SF 2-Story Storefront/ Showroom
- 6,200± SF Industrial Space
- 8 Automatic Grade Level Doors
- 3 Vehicle Lifts
- 18' Clear Height
- Compressed Air Lines
- Dust Collection System
- Gas Line

## Building 2:

- 6,954± SF Industrial Space
- 4 Grade Level Doors
- 16' - 17' Clear Height
- 3 Spray Booths
- Private Office + Restroom

## Additional Site Features:

- High Identity Location with Direct I-880 Visibility
- Fully Fenced & Secured 2.29± Acre Site
- Available Now

