

AVAILABLE FOR LEASE

22990 CLAWITER ROAD | HAYWARD, CA

**LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES



10,360± SF ON 1.73± ACRES

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All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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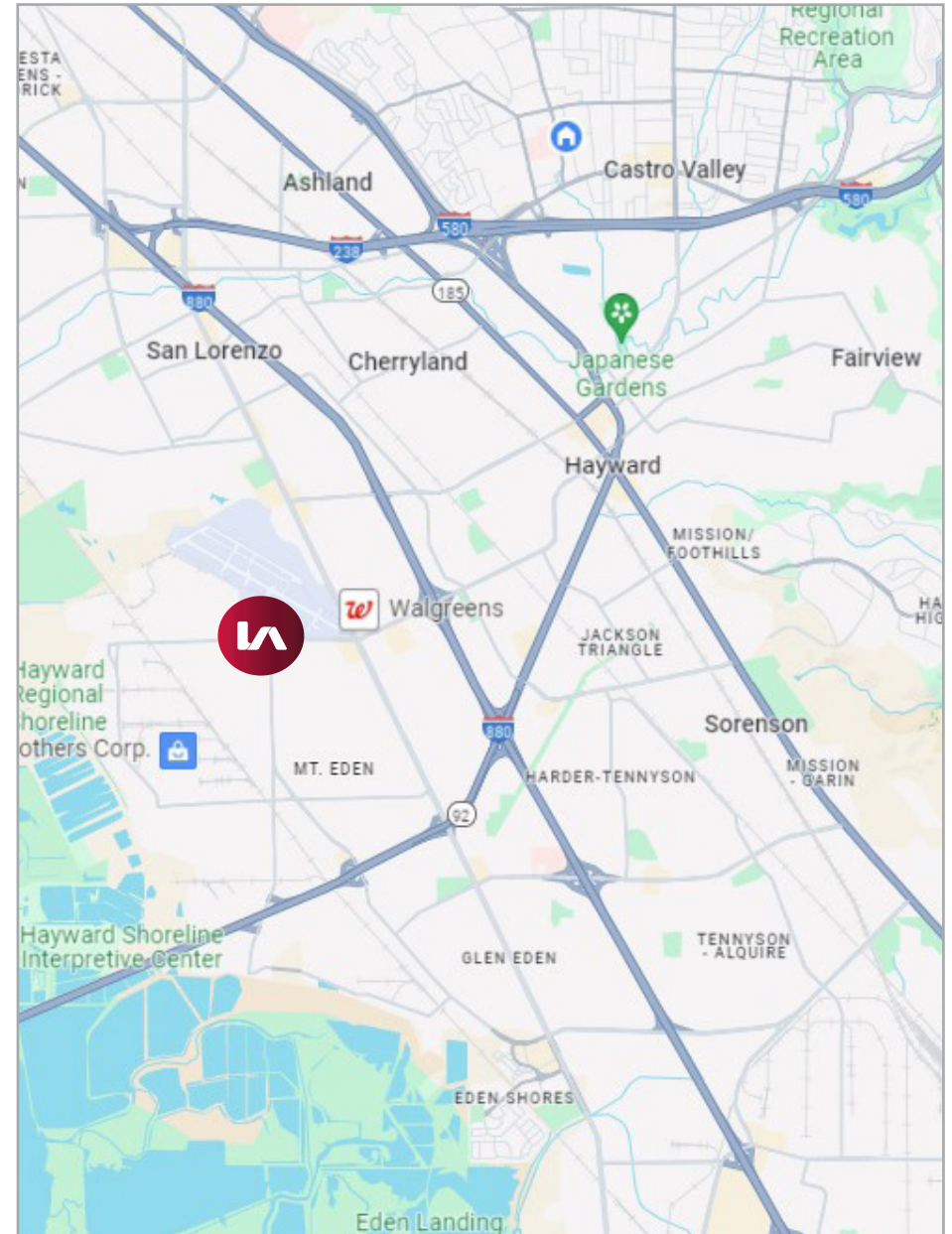
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COMMERCIAL REAL ESTATE SERVICES

LISTING DATA:

- 4 Buildings totaling 10,630± SF on 1.73± Acres
- Divisible to Smaller Units w/ Yard
- Partial Asphalt/Concrete Yard Surface
- Entrance/Exit from Clawiter Road & Saklan Road
- Entire Site Lease Rate: \$0.35/Land SF, NNN
- Smaller Units Lease Rate: \$0.40/Land SF, NNN
- Available Now

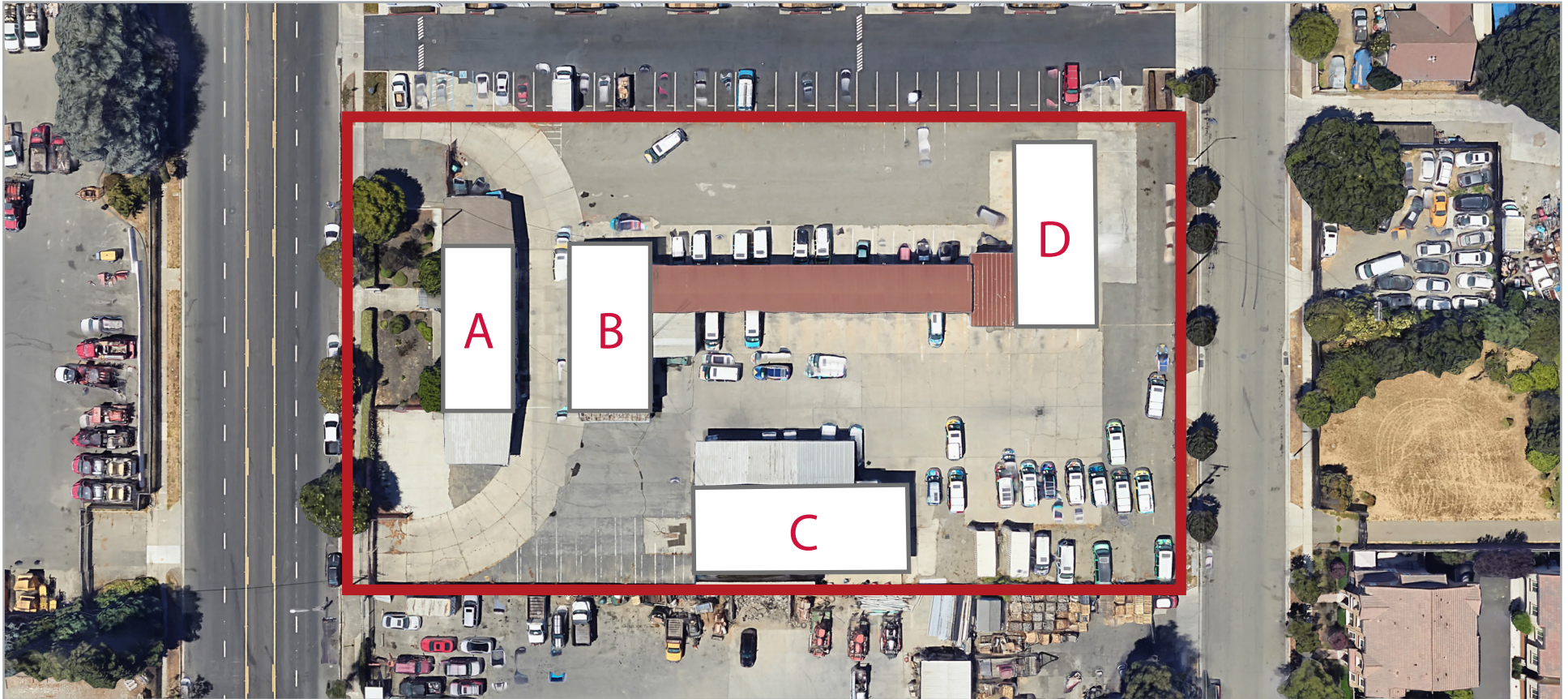


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BUILDING A:

2,240± SF Office Building
Covered Parking

BUILDING B:

2,590± SF Office Building
Covered Wash Rack

BUILDING C:

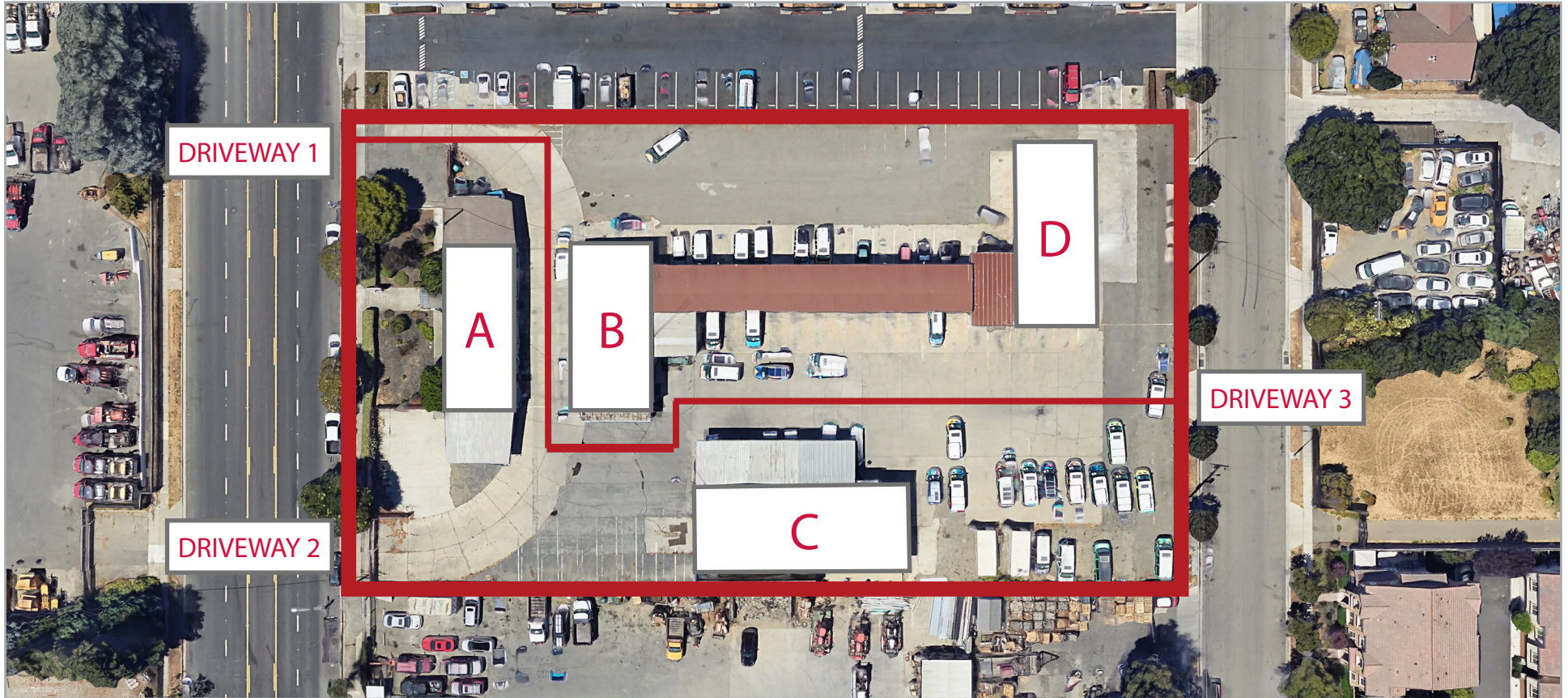
3,000± SF Service Building
3 Grade Level Doors
16' - 19' Clear Height

BUILDING D:

2,475± SF Service Building
5 Grade Level Doors
13' Clear Height

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BUILDINGS A & C:

2,240± SF Office
3,000± SF Shop Space
3 Grade Level Doors
40,000± SF Parcel of Land
\$0.40/Land SF, NNN (\$16,000/Month)

POSSIBLE DIVISION

BUILDINGS B & D:

2,590± SF Office
2,475± SF Shop Space
5 Grade Level Doors
35,000± SF Parcel of Land
\$0.40/Land SF, NNN (\$14,000/Month)