

**±44,706 SF - ±62,569 SF
FREESTANDING BUILDINGS FOR LEASE**



**ADVANCED MANUFACTURING
BUILDINGS**

**3260-3280 WHIPPLE ROAD
UNION CITY, CALIFORNIA**

CBRE



HARRISON STREET



TARLTON

PROJECT HIGHLIGHTS



±44,706 SF - ±62,569 SF
Advanced Manufacturing
Buildings



2,000 - 4,500 Amps Power



Grade Level and Dock High
Doors



Brand New On-Site Fitness
Center at 3260 Whipple Rd



±0.7 Miles to I-880



Less than 1 Mile to Union
Landing Shopping Center



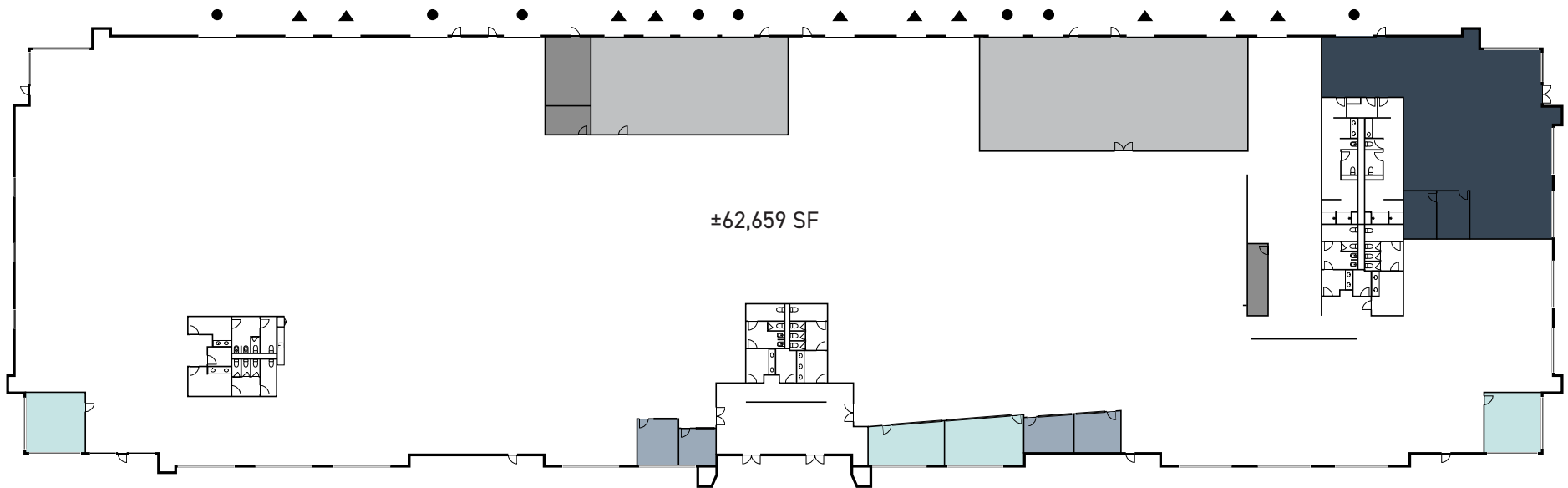


3260 WHIPPLE

EXISTING FLOOR PLAN

- ±62,659 SF Advanced Manufacturing Building
- 4,500 Amps @ 277/480v Power
- ±24' Clear Height

- 97.5 Tons of HVAC Lab
- Brand New Fitness Center
- Eight (8) Grade Level Door
- Eight (8) Dock High Door



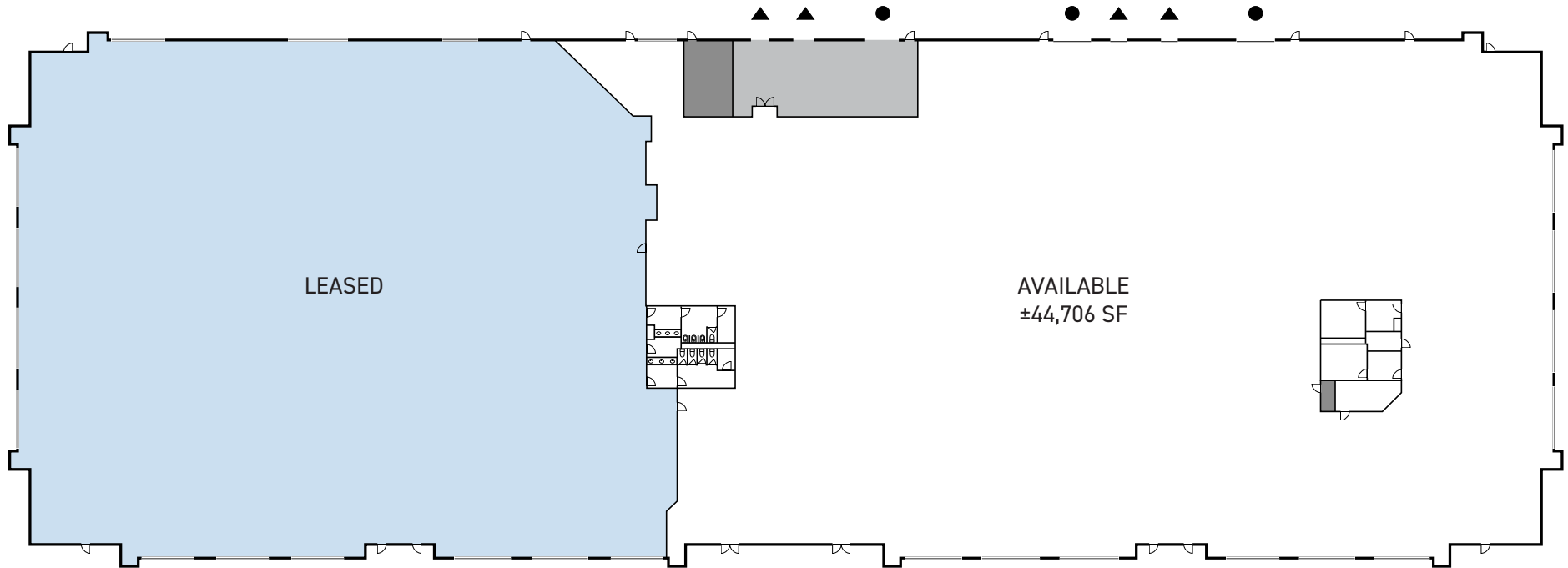
- | | |
|---------------------|-----------------|
| ● GRADE LEVEL DOORS | CONFERENCE ROOM |
| ▲ DOCK HIGH DOORS | OFFICE |
| WAREHOUSE | FITNESS ROOM |
| ELECTRICAL | |

3280 WHIPPLE

EXISTING FLOOR PLAN

- ±44,706 SF Advanced Manufacturing Space
- 2,000 Amps @ 277/480v Power
- ±20.5' Clear Height

- 75 Tons HVAC Total with 50 Tons HVAC Lab
- Dedicated Suite Entrance
- Three (3) Grade Level Doors
- Four (4) Dock High Doors

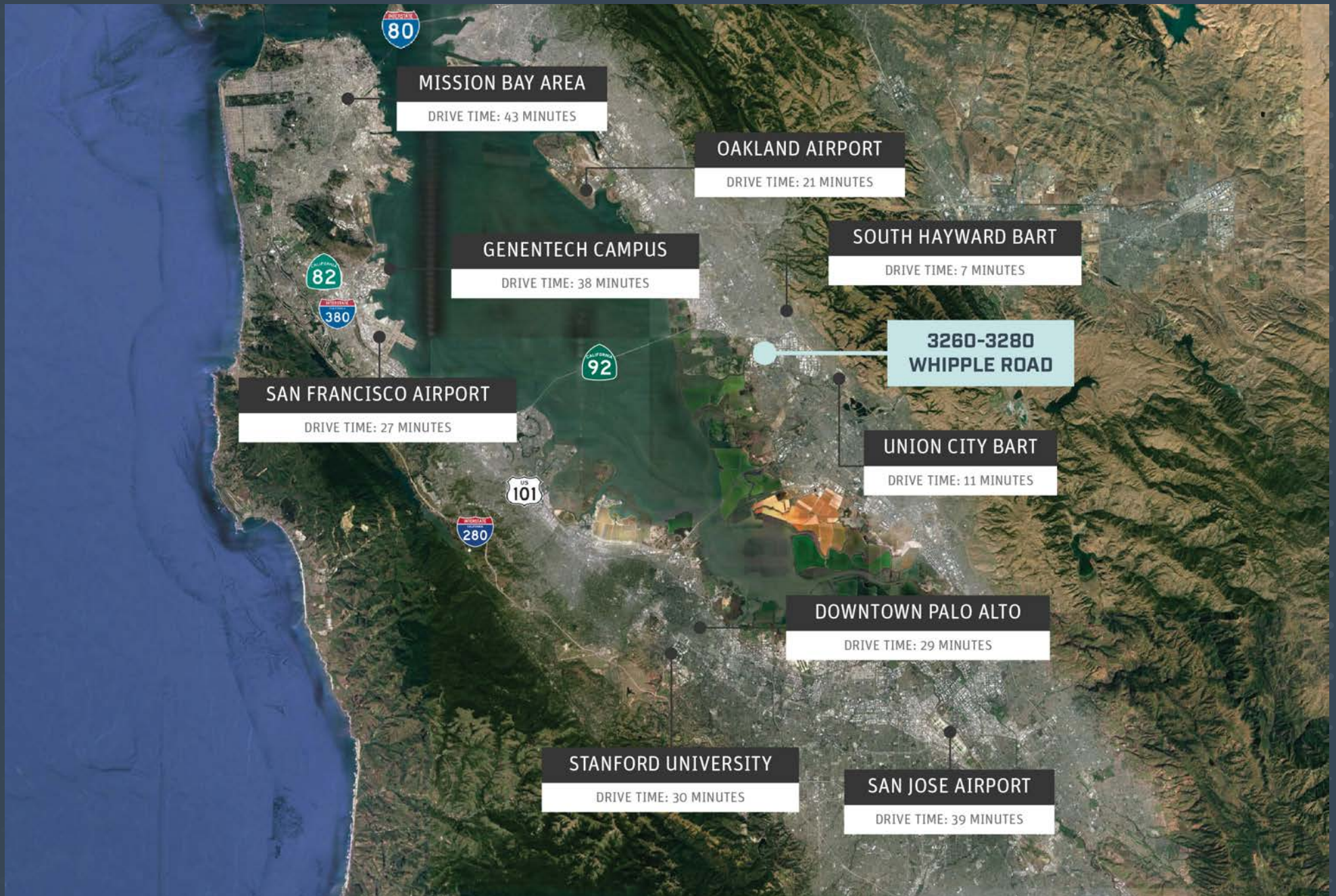


- GRADE LEVEL DOORS
- ▲ DOCK HIGH DOORS
- WAREHOUSE
- ELECTRICAL

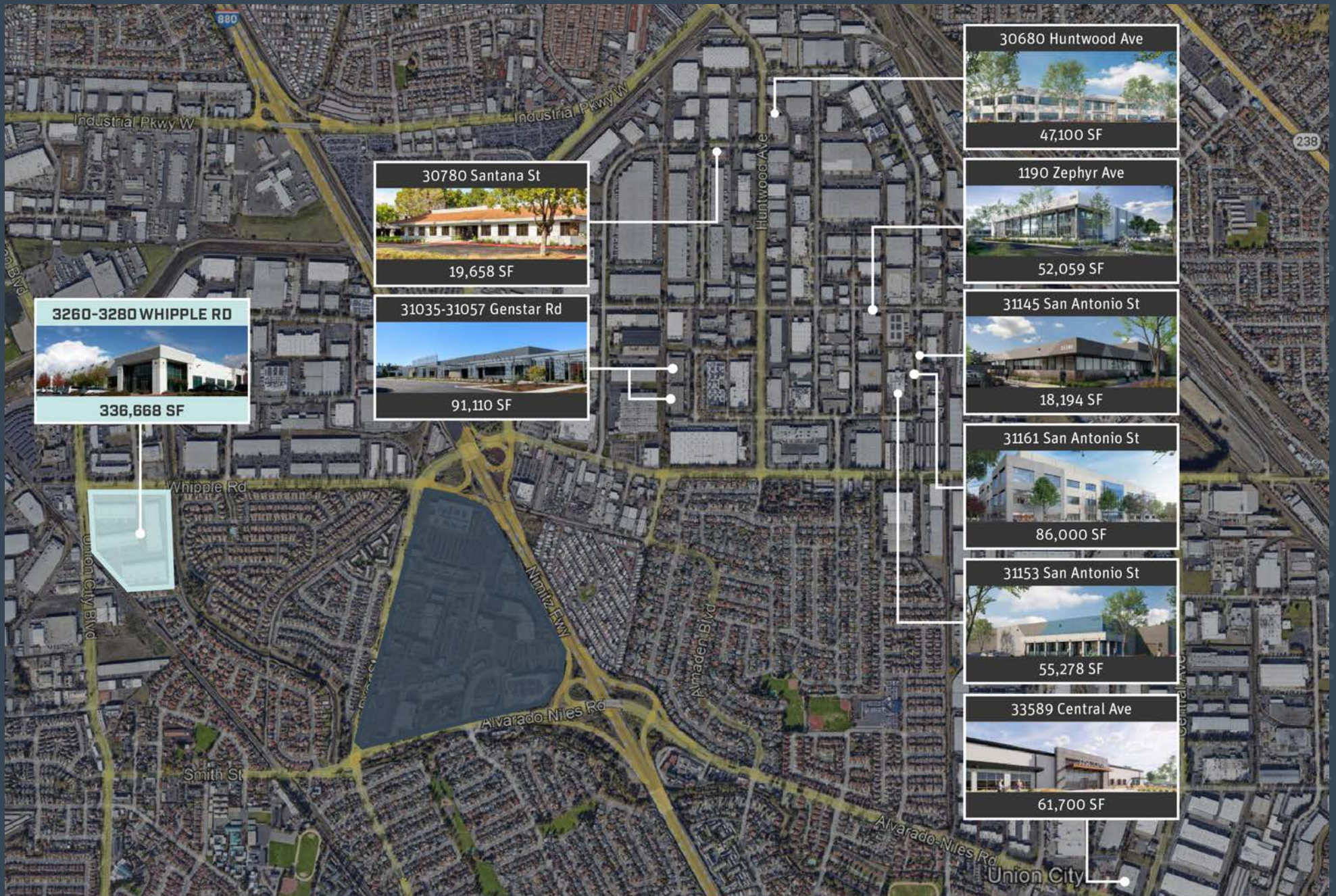
NEARBY AMENITIES



TRANSPORTATION MAP



OWNERSHIP PORTFOLIO





3260-3280 WHIPPLE ROAD UNION CITY, CALIFORNIA

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