

2373 N WATNEY WAY

FAIRFIELD // CALIFORNIA

FOR SUBLEASE: ±104,462 SF WAREHOUSE BUILDING



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PROPERTY FEATURES



BUILDING SIZE

±104,462 SF



WAREHOUSE

±83,808 SF



OFFICE

11,876 SF 2-story main
±720 warehouse office



DOCK DOORS

6



GRADE LEVEL DOORS

1



CLEAR HEIGHT

22'-23'



SPRINKLER DENSITY

.495/2,000 SF



COLUMN SPACING

44' x 48' (typical)



POWER

2,000 amps/480 volt,
3-phase service
(Tenant to verify)



AIR-CONDITIONED

7,881 SF
3,125 SF - 1ST FLOOR
4,756 SF - 2ND FLOOR



FREIGHT ELEVATOR

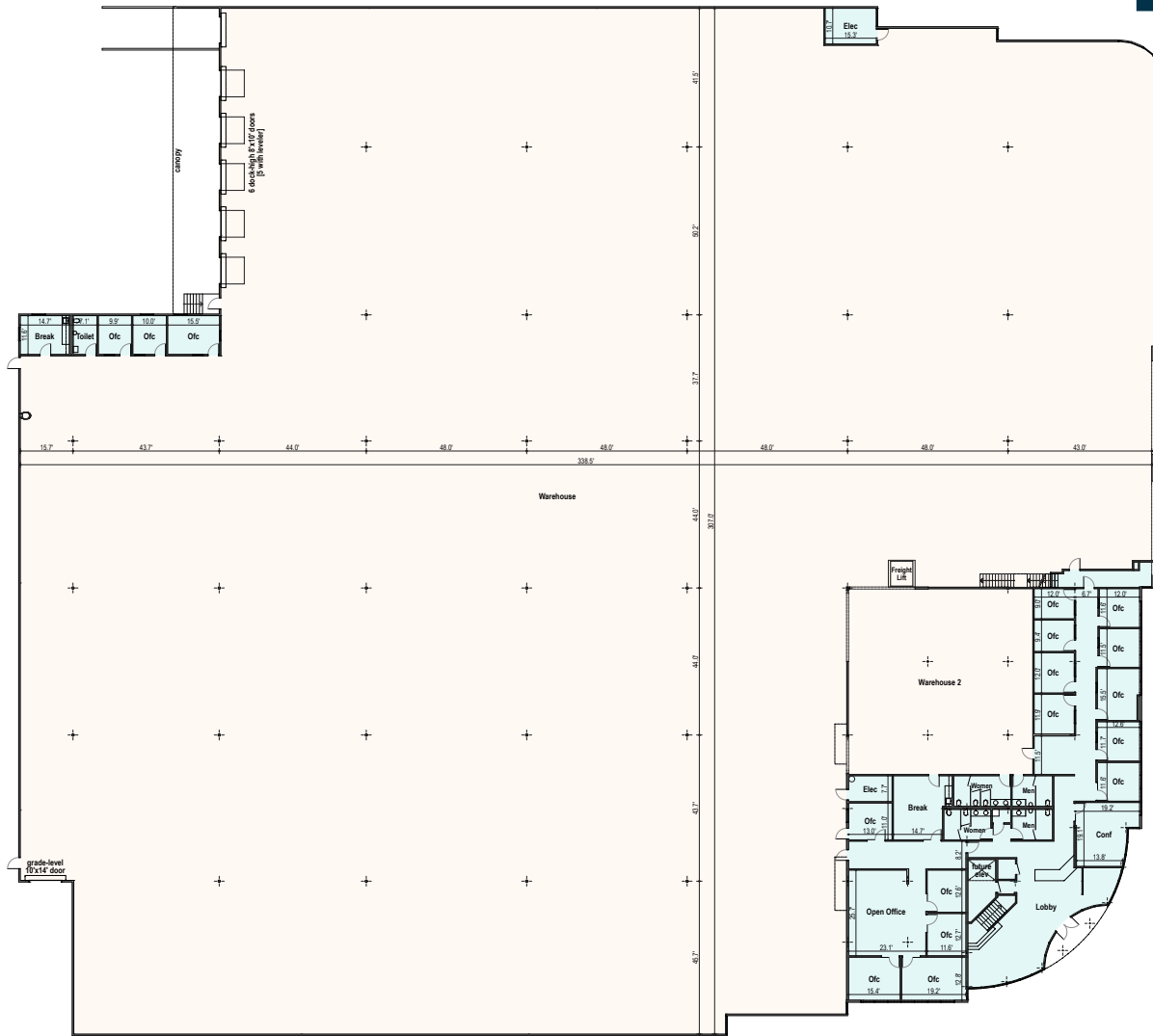
to 2nd floor mezzanine



PARKING

177 Spaces

Lease expires December 31, 2027

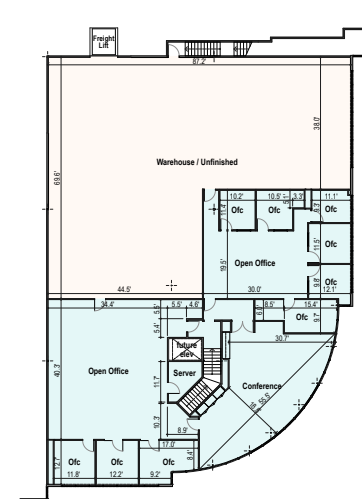


Main Level

scale: 1/16" = 1'-0"



Floor Area	
Warehouse	
main (22' vertical)	83,898
main (10' vertical)	13,128
mezzanine (9' vertical)	4,798
	91,824 +/- SF
Office/other	
main level	6,877
deck area	726
electrical	177
mezzanine	4,999
	12,779 +/- SF
Total	
	91,889
	12,779
	104,668 +/- SF



Mezzanine Level

scale: 1/16" = 1'-0"



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