

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



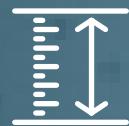
DOCK DOORS

6



GRADE LEVEL DOORS

1



CLEAR HEIGHT

22'-23'



SPRINKLER DENSITY

.495/2,000 SF



COLUMN SPACING

44' x 48' (typical)



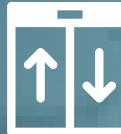
POWER

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

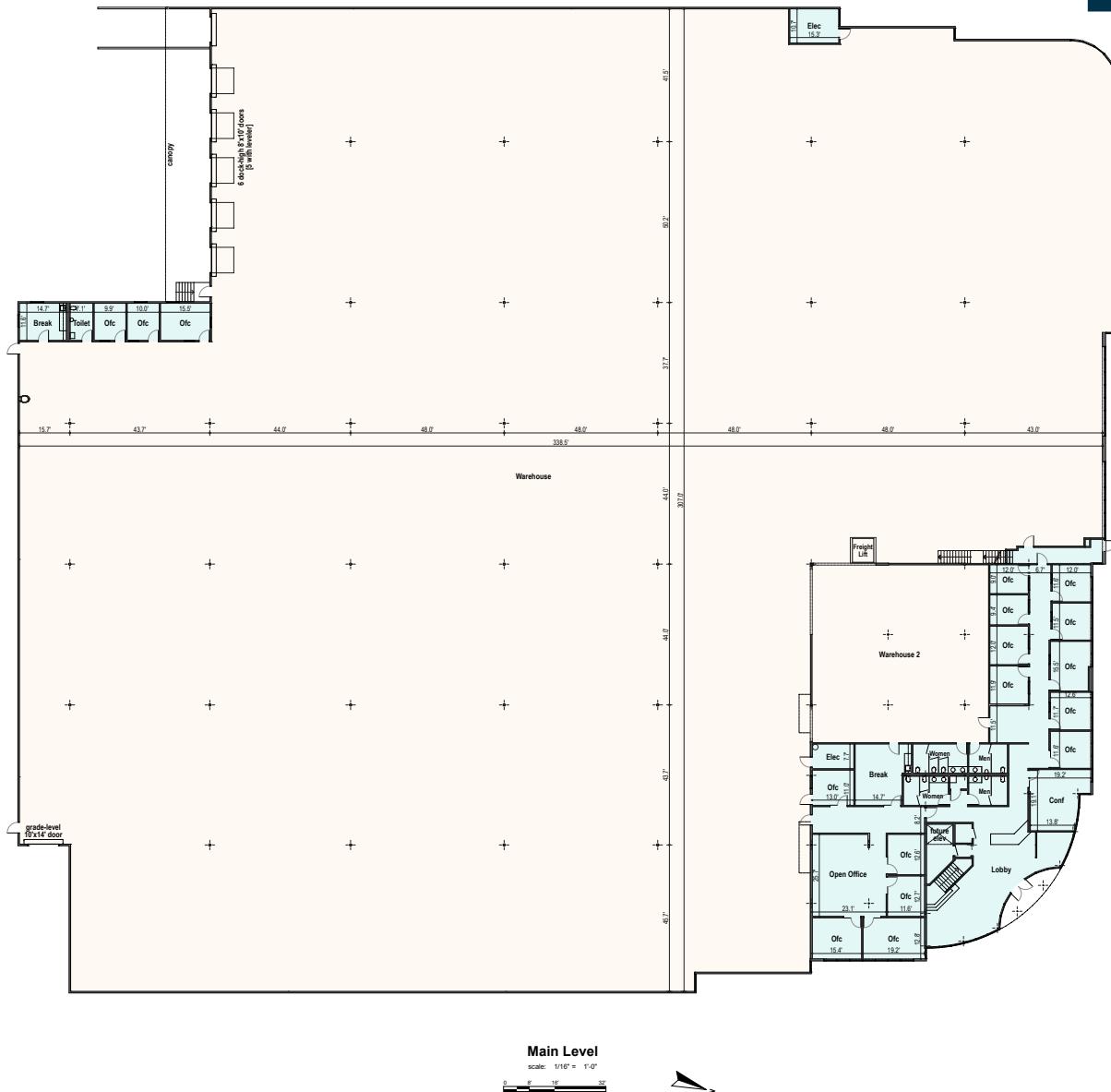
177 Spaces

Lease expires December 31, 2027

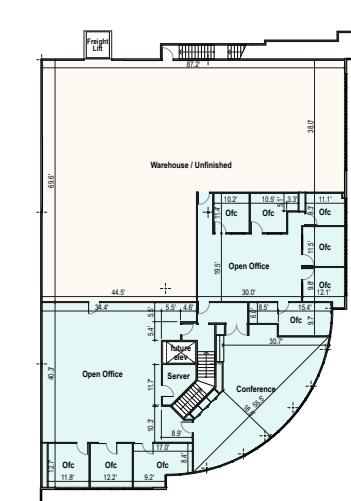
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FLOOR PLAN



Floor Area	
Warehouse	83,888
main level	63,272
mezzanine (9' vertical)	31,216
	31,216
	91,688 +/- SF
Offices/other	
main level	6,877
dock area	720
second	177
mezzanine	4,999
	12,773 +/- SF
Total	
	91,688
	12,773
	104,462 +/- SF



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PHOTO GALLERY



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