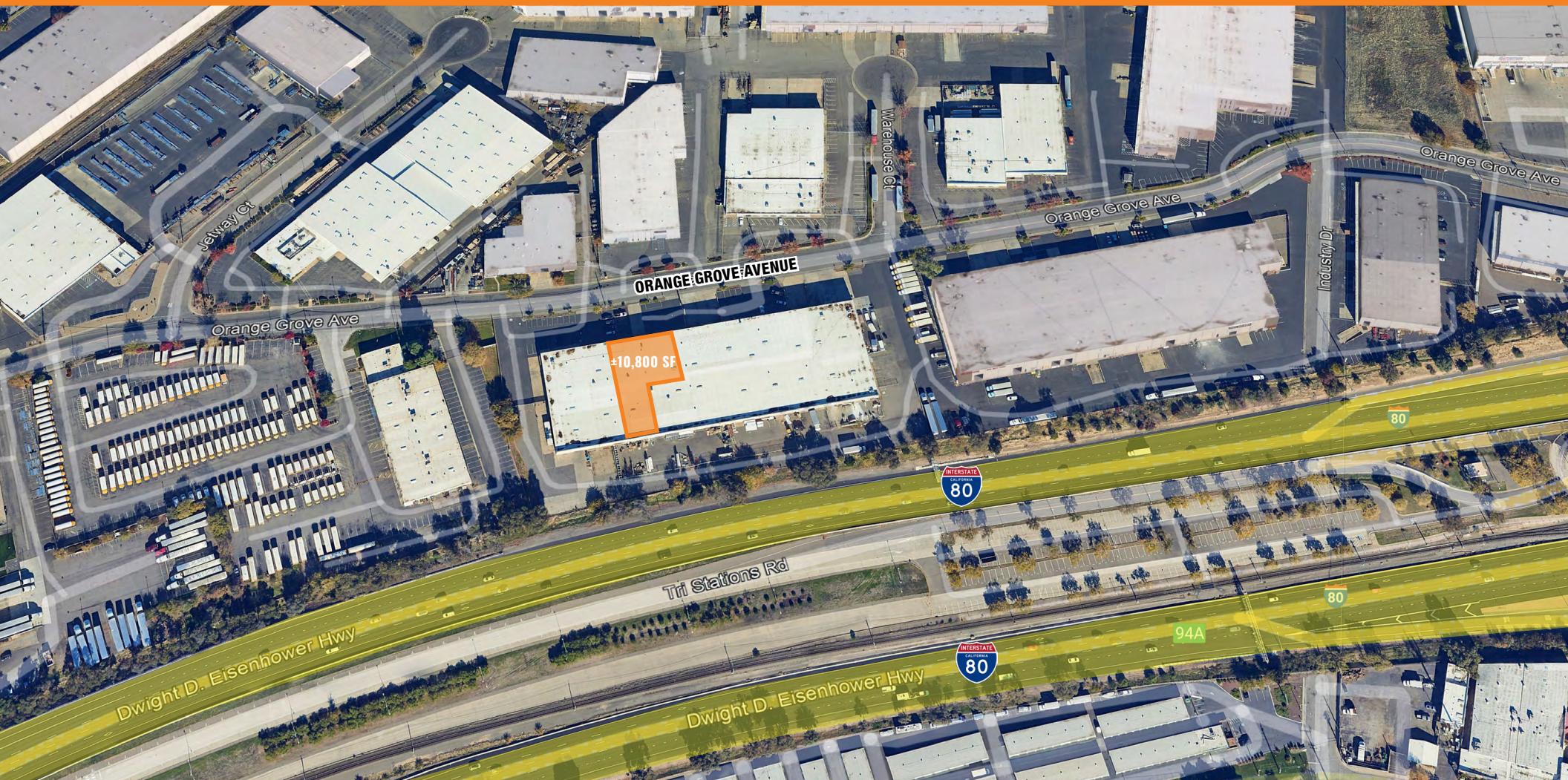


FOR LEASE | ±10,800 SF WAREHOUSE UNIT WITH DOCK

3150 ORANGE GROVE AVENUE NORTH HIGHLANDS, CA 95660



RICK PHILLIPS
Managing Director
CA DRE #01061757
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GALLELLI REAL ESTATE
(916) 784-2700
www.GallelliRE.com

±10,800 SF WAREHOUSE WITH DOCK

LEASE RATE: \$0.75 PSF NNN



±10,800 SF

Total Area



±600 SF

Office Space



Two (2)

Grade Level Doors

(1) 14x14
(1) 12x8



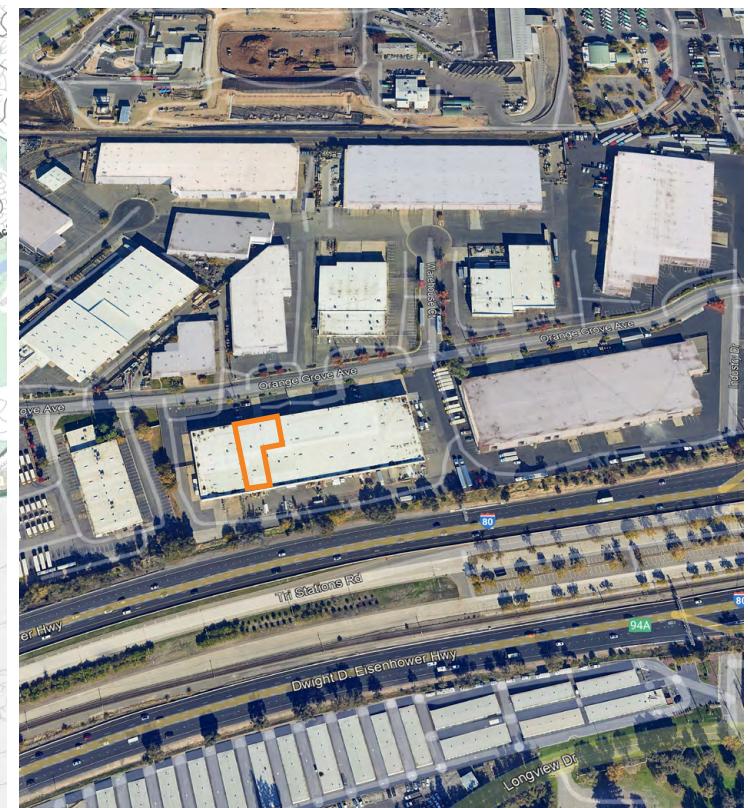
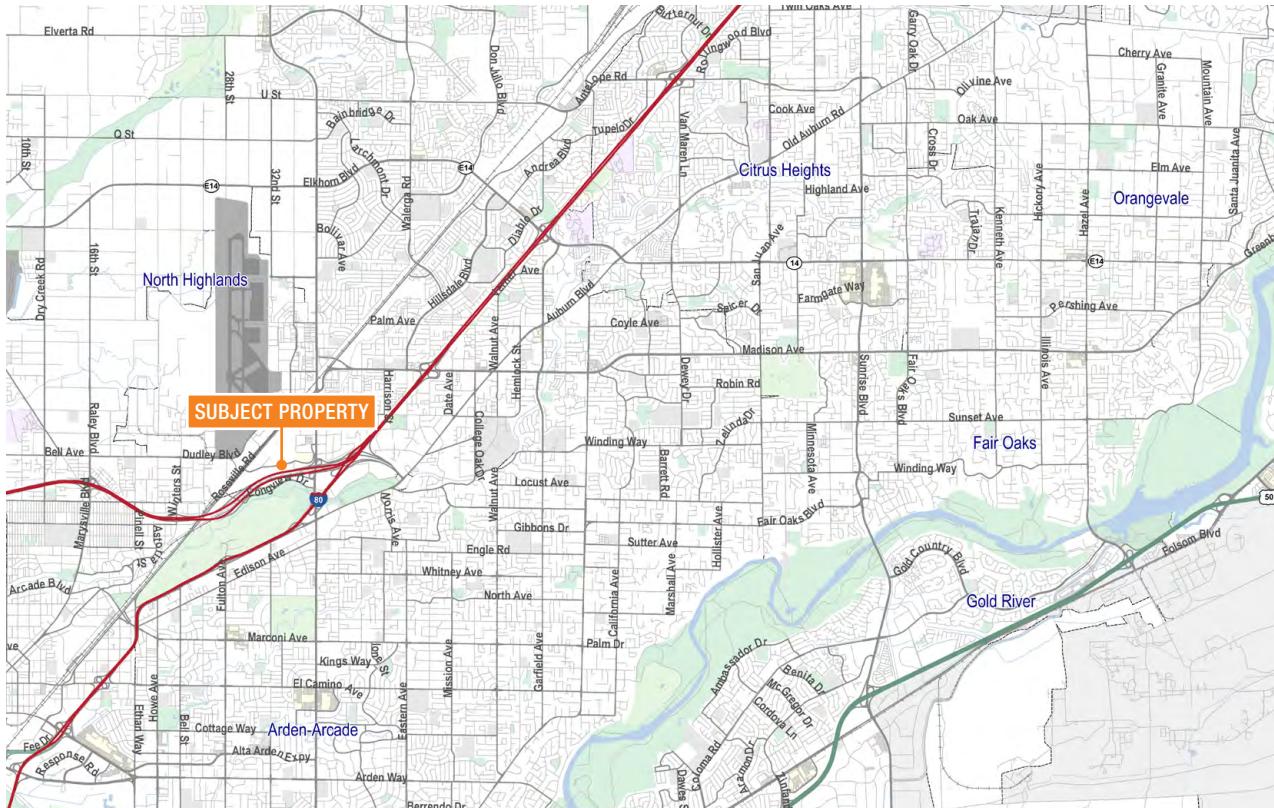
One (1)

Dock High Loading Doors

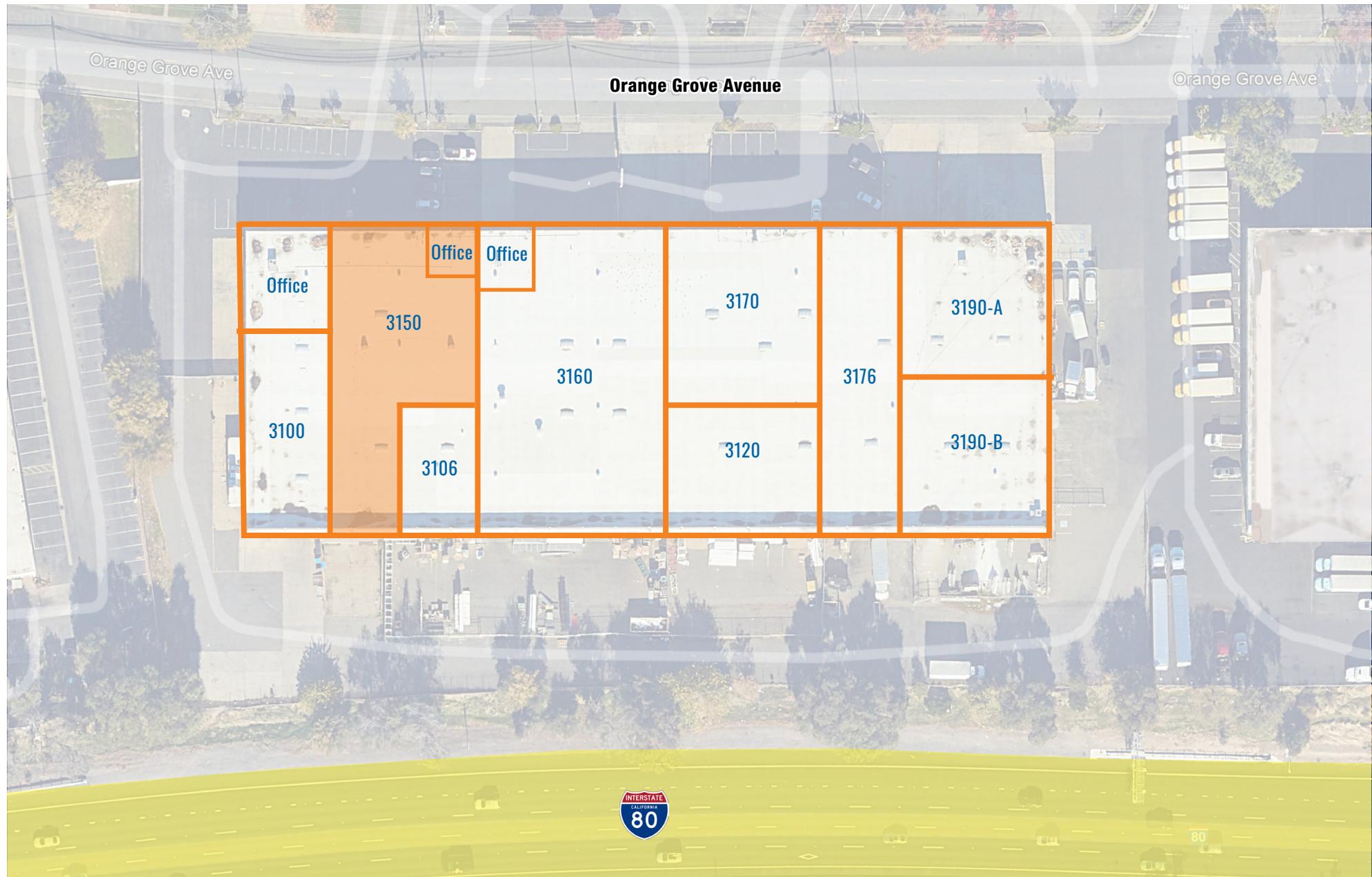


ADDITIONAL BUILDING HIGHLIGHTS

- 200 Amps Power
- Clear Height: ±22 Feet
- Fire Sprinklers
- Warehouse Skylights
- Great Freeway Access

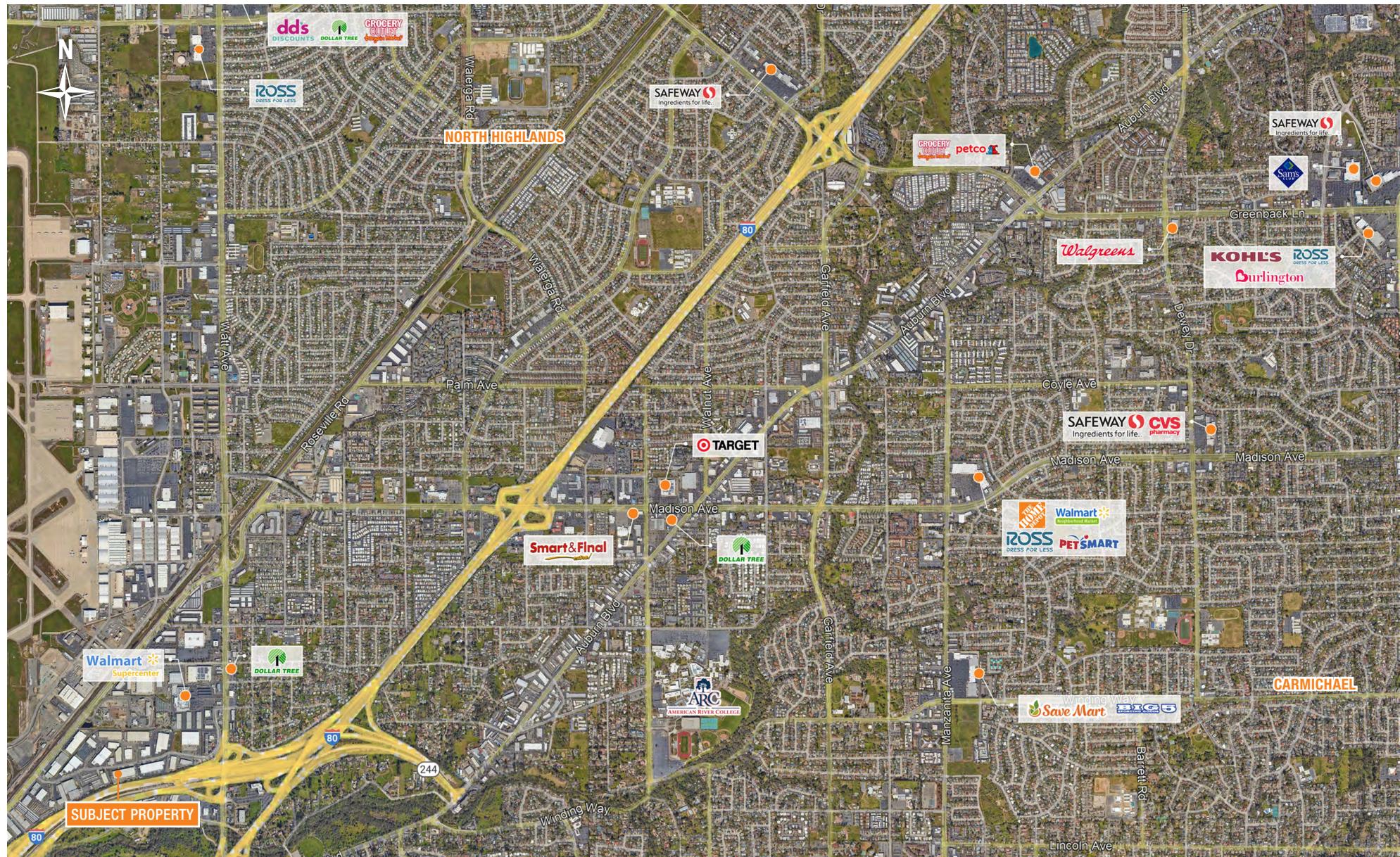


SITE PLAN



THE CITY OF NORTH HIGHLANDS

Excellent location with Freeway Frontage and Visibility from Interstate 80.



FOR MORE INFORMATION PLEASE CONTACT

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