

FREMONT TECH CENTER

FOR LEASE: 47623 LAKEVIEW BLVD | FREMONT, CA



EXCLUSIVE AGENT:

Garrett Drew, Principal

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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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FEATURES:

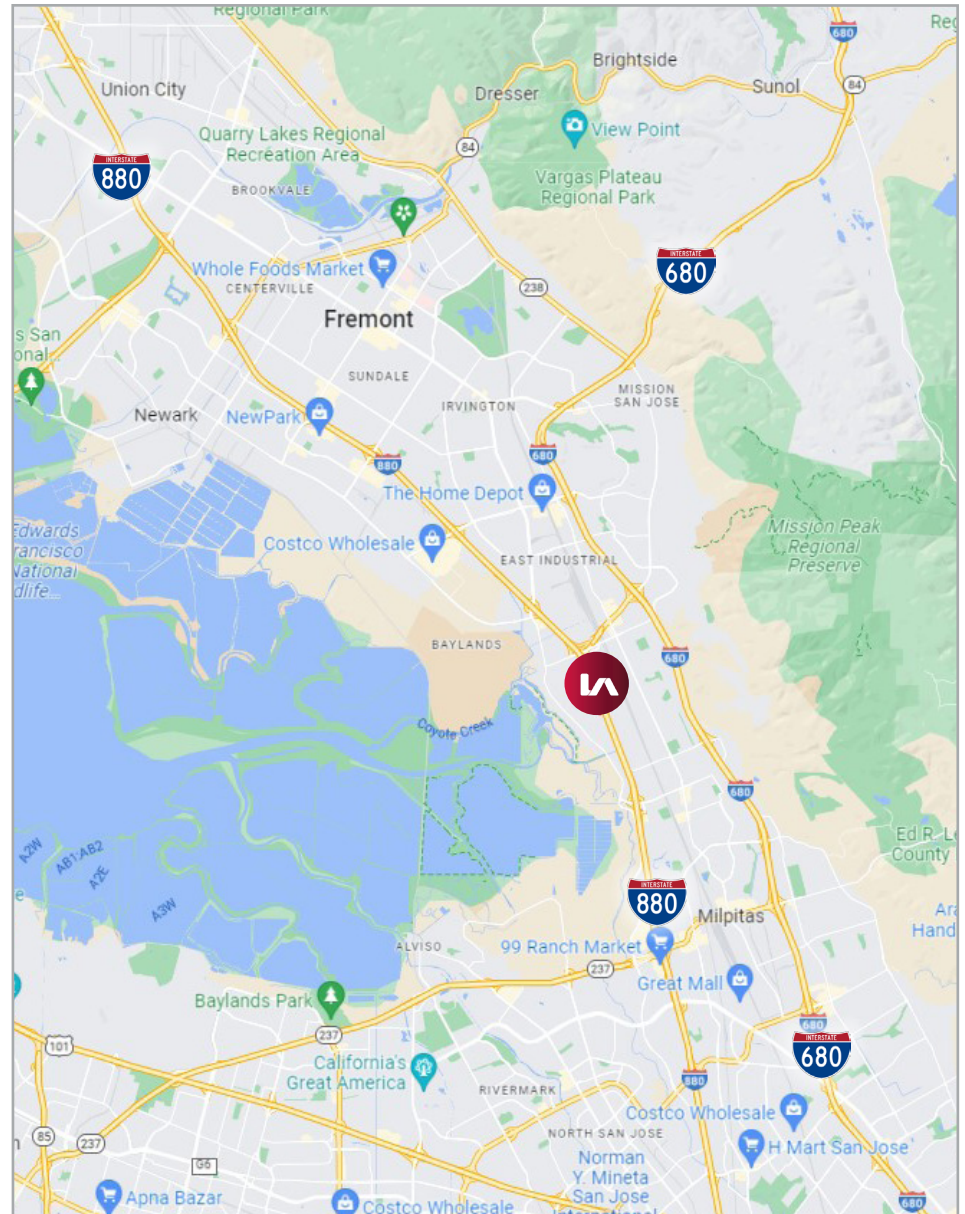
- High Image Office/ R&D Available for Lease
- 2,996± Square Feet
- 60%± Office on 2 Stories with 40% Clean Production/Lab/ Warehouse Area
- 1 Grade Level Door
- 225 Amps @ 120/208 Volts (Verify w/ Electrician)
- 20' Warehouse Clear Height
- 3/1,000 Parking Spaces
- Building Constructed in 2008
- Direct Hwy I-880 Exposure with Signage Potential

ECONOMIC DATA:

- Lease Rate: \$2.20/SF, I.G.

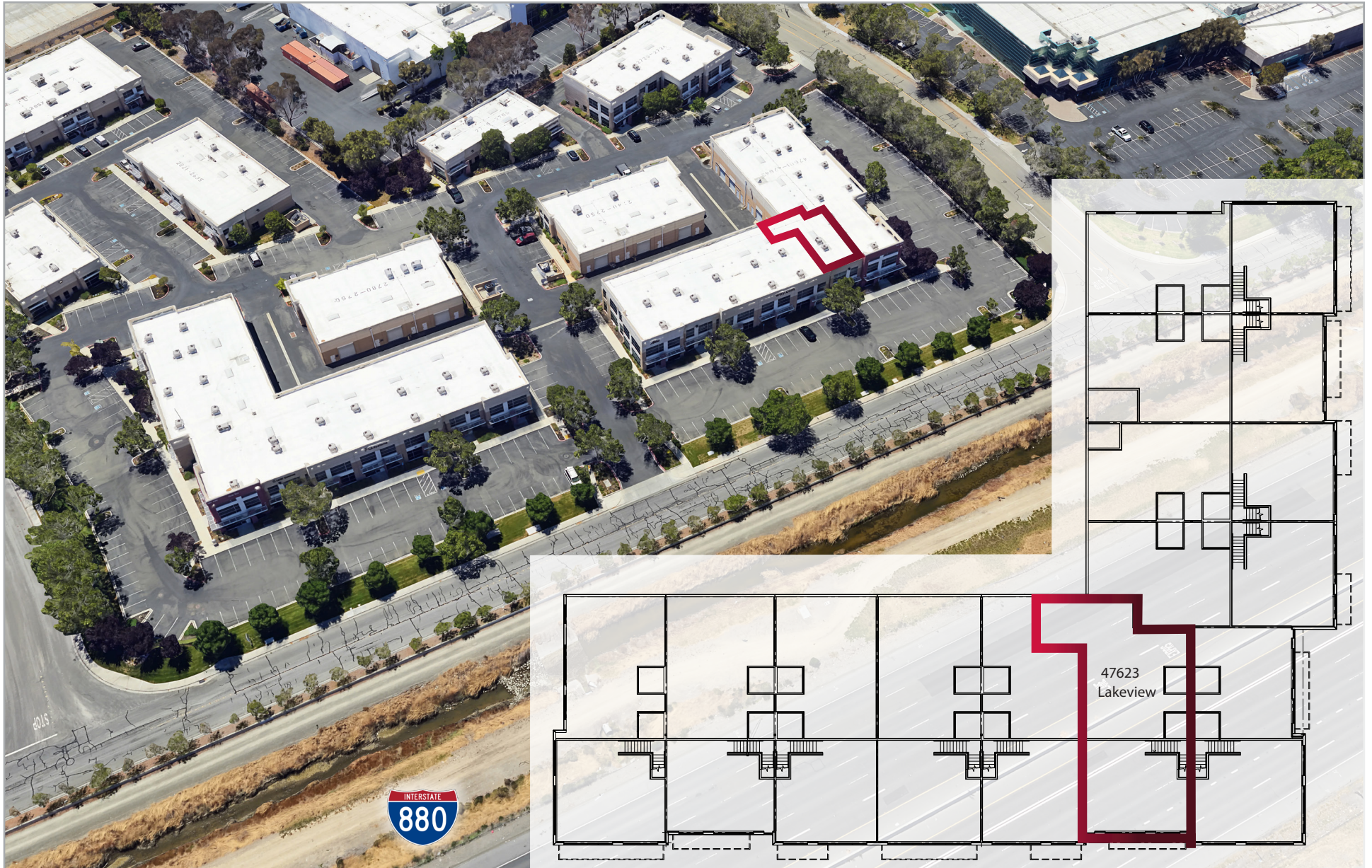
LOCATION:

- Inside the Prestigious Bayside Business Park, Fronting Southbound Hwy 880
- Easily Accessible from the North by Gateway Blvd. & the South Bay
- Less than 15 Miles to the Heart of Silicon Valley, San Jose Airport, Etc...



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