

1700 Doolittle Drive

San Leandro, CA 94577

Walls Tilted!

67,440 sq. ft. available for lease

Class A Warehouse Building



67,440 sq. ft. Total Space | $\pm$ 2,950 sq. ft. Office Space

36'

Clear Height

$\pm$ 13

Loading Docks

$\pm$ 73

Parking Spaces

4000A; 2.2MW

Service

Owner:

W. P. CAREY

For leasing inquiries, please contact:

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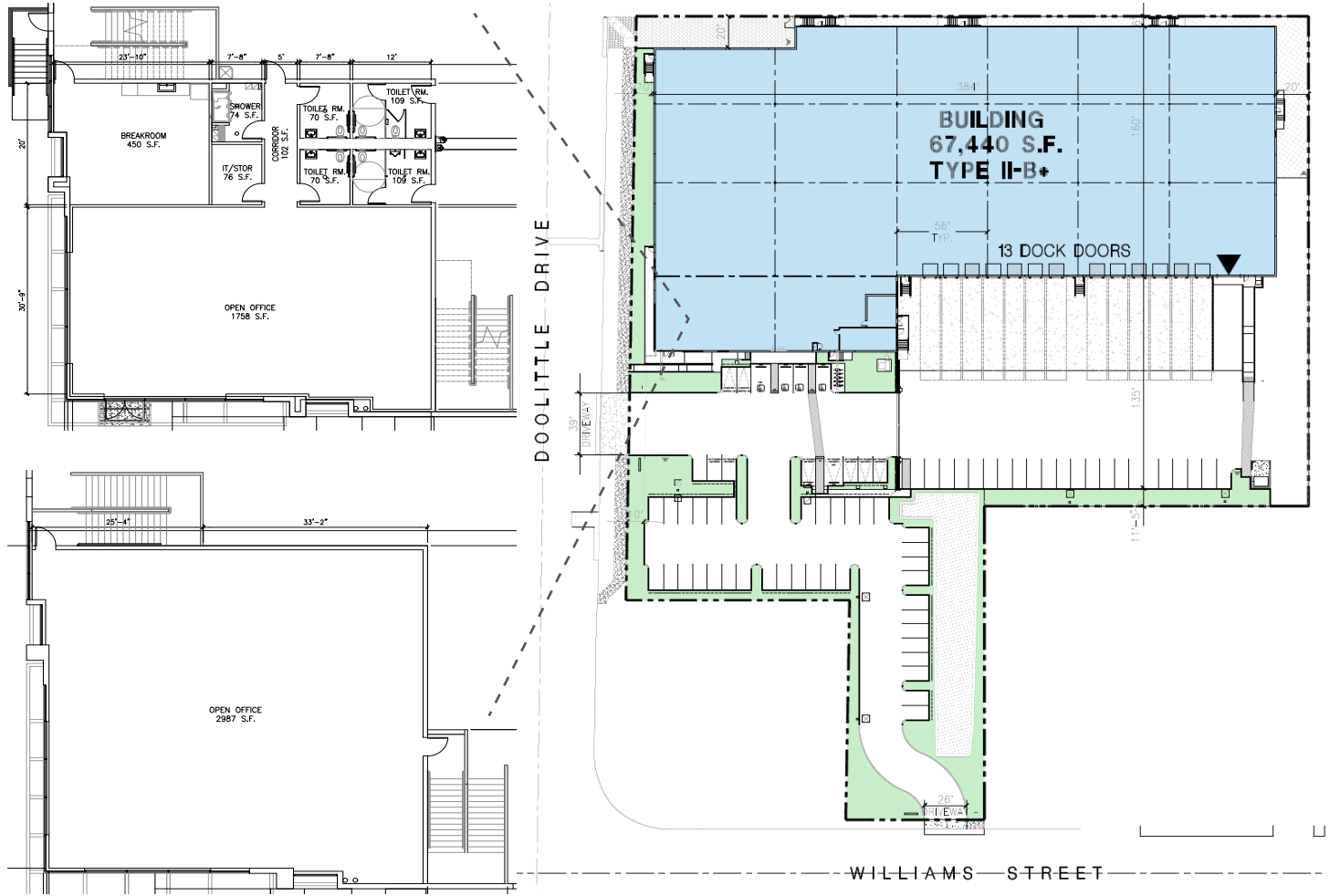
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CBRE

First Floor

Mezzanine (upon request)



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Best-in-Class Building Design and Specifications

Available Sq. Ft.	67,440 sq. ft.	Dock Equipment	35k lb Mechanical Dock Levelers
Office Sq. Ft.	2,950 sq. ft. (1st floor) 2,950 sq. ft. (mezzanine added upon request)	Fire Protection	ESFR Fire Sprinkler System
Land Area	3.60 Acres	Roof Type	60 Mil TPO Insulated Roof
Building Dimensions	84' x 160' deep	Slab Thickness	7"
Clear Height	36' at first column	Ventilation	1 Air Exchange per Hour
Loading Docks	13 - 9'x10' Overhead doors	Base Lighting	LED 30 foot-candle
Drive-in Doors	1 - 14' x 16' Overhead Drive-in Doors with Ramp to Grade	Natural Lighting	Skylights
Car Spaces	±73	Power	4000A switchgear with a 2,500 KVA transformer; 2.2MW
Truck Court	135' Secured Truck Court	Utilities	PGE gas & electric, EBMUD water
		Zoning	IG (General Industrial)

67,440 sq. ft.
available for lease



Ports	Distance	Time
Port of Oakland	9 miles	10 min
Port Richmond	25 miles	40 min
Airports		
OAK Airport	2.6 miles	3 min
SFO Airport	28 miles	30 min
Cities		
DT Oakland	10 miles	9 min
DT San Francisco	20 miles	18 min
DT San Jose	49 miles	33 min

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Rendering



W. P. CAREY

W. P. Carey (NYSE:WPC) is one of the largest net lease REITs with an enterprise value of more than \$22.5 billion and a history of delivering steady income and growth to investors. Our diversified portfolio of high-quality, operationally critical commercial real estate includes 1,662 net lease properties covering approximately 183 million square feet leased on a long-term basis to creditworthy tenants located primarily in the U.S. and Northern and Western Europe.

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Since our establishment in 1973, W. P. Carey has consistently provided asset-based net lease capital to publicly-traded and privately held companies, developers, private equity firms and their portfolio companies. Its recognized expertise in credit underwriting, ability to structure and close complex transactions and proactive approach to asset management distinguishes it from other net lease investors.

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