

FOR SALE

962 Kaiser Road

Napa, CA (APN 046-531-012)



Approved 200,000 Gallon Per Year Winery Permit

- Located on One+ Acre ($\pm 46,624$ SF)
- Existing Building ($\pm 12,748$ SF)
- Office/Future Lab & Blending Area & Restrooms ($\pm 1,560$ SF)
- Mezzanine ($\pm 1,560$ SF - included in Building SF)
- Future Warehouse ($\pm 4,411$ SF)
- Future Production Canopy ($\pm 1,482$ SF)
- New Roof w/ R35 Exterior Insulation
- Warehouse AC Unit
- New Lighting & Exterior Paint
- Two (2) Exterior Electric Roll-Up Doors
- One (1) Interior Roll-Up Door
- Fully Fenced (Other than Existing Front Parking Lot)
- Near Costco, DMV, Riversound, County of Napa Health and Human Services

Offered at \$4,400,000 ~ Zoning: Industrial Light (IL) ~ [Land Use Info](#)



Michael Moffett
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1775 Lincoln Ave.
Napa, CA 94558

Cathy D'Angelo Holmes

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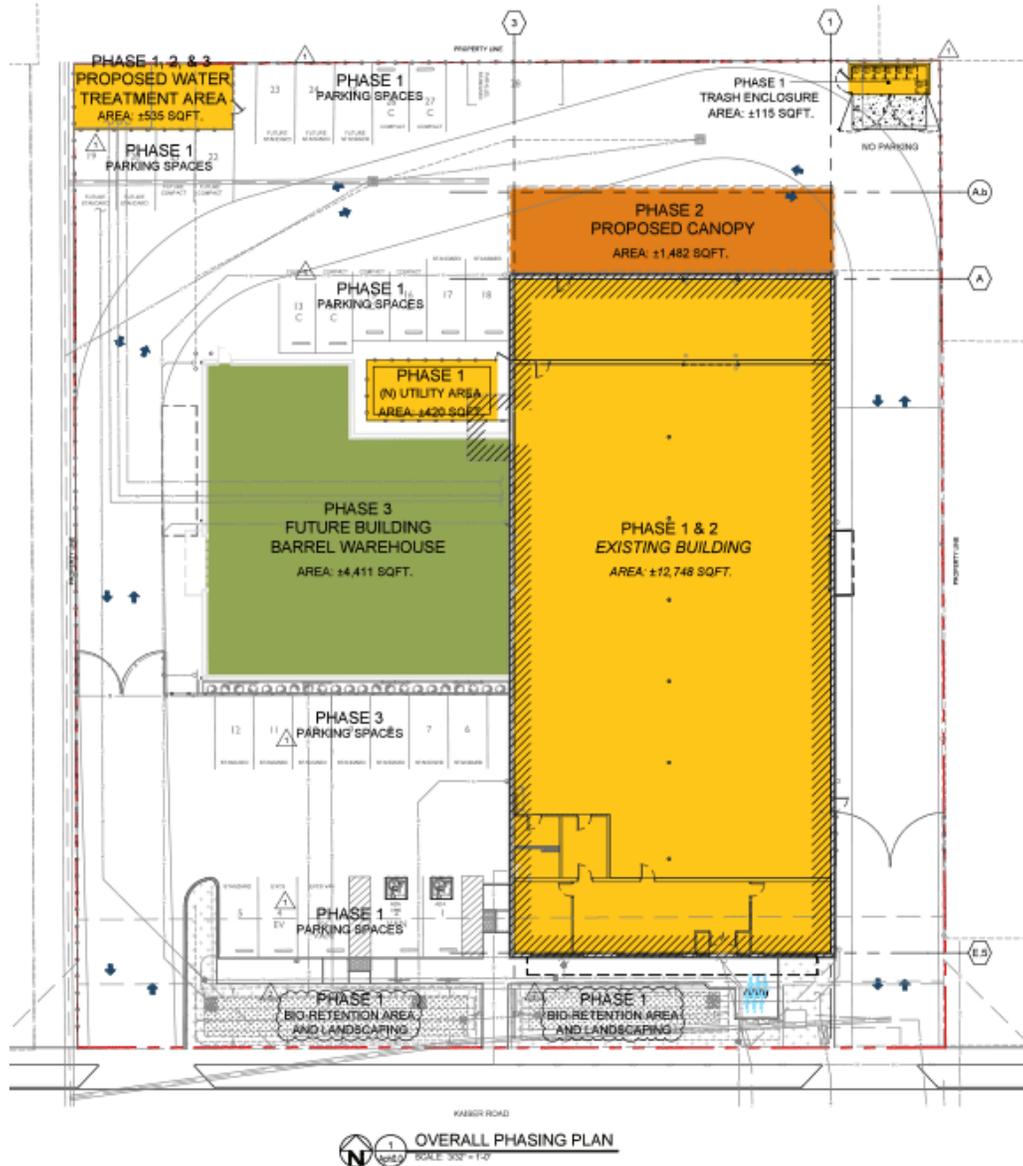


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FLOORPLAN



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