

SUBJECT
PROPERTY

COMMERCE CIR

SLOBE AVE

CALIFORNIA
160

(EXIT 47A)

EXPO PKY

±52,000 SF WAREHOUSE

\$0.65/SF, NNN

FOR LEASE | 141 COMMERCE CIR, SACRAMENTO, CA



FOR LEASE

141 Commerce Circle

SACRAMENTO, CA



Property Highlights

HEAVY POWER 1,000 A/208V
Plus 800A/480V

DOCK HIGH DOORS 4 Total

GRADE LEVEL DOORS 3 Total

LARGE PAVED YARD ±40,000
SF Total

LEASE RATE \$0.65/SF, NNN

ZONING M-1 Light Industrial

CURRENTLY DEMISED into
±22,000 SF and ±30,000 SF
spaces, see floor plan

TENANT IMPROVEMENT
allowance negotiable

ENTITLEMENTS has a
Conditional Use Permit
allowing cannabis operations |
Please contact leasing broker
for further details

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FOR LEASE

141 Commerce Circle

SACRAMENTO, CA

**CURRENT
BUILD OUT**

±52,000

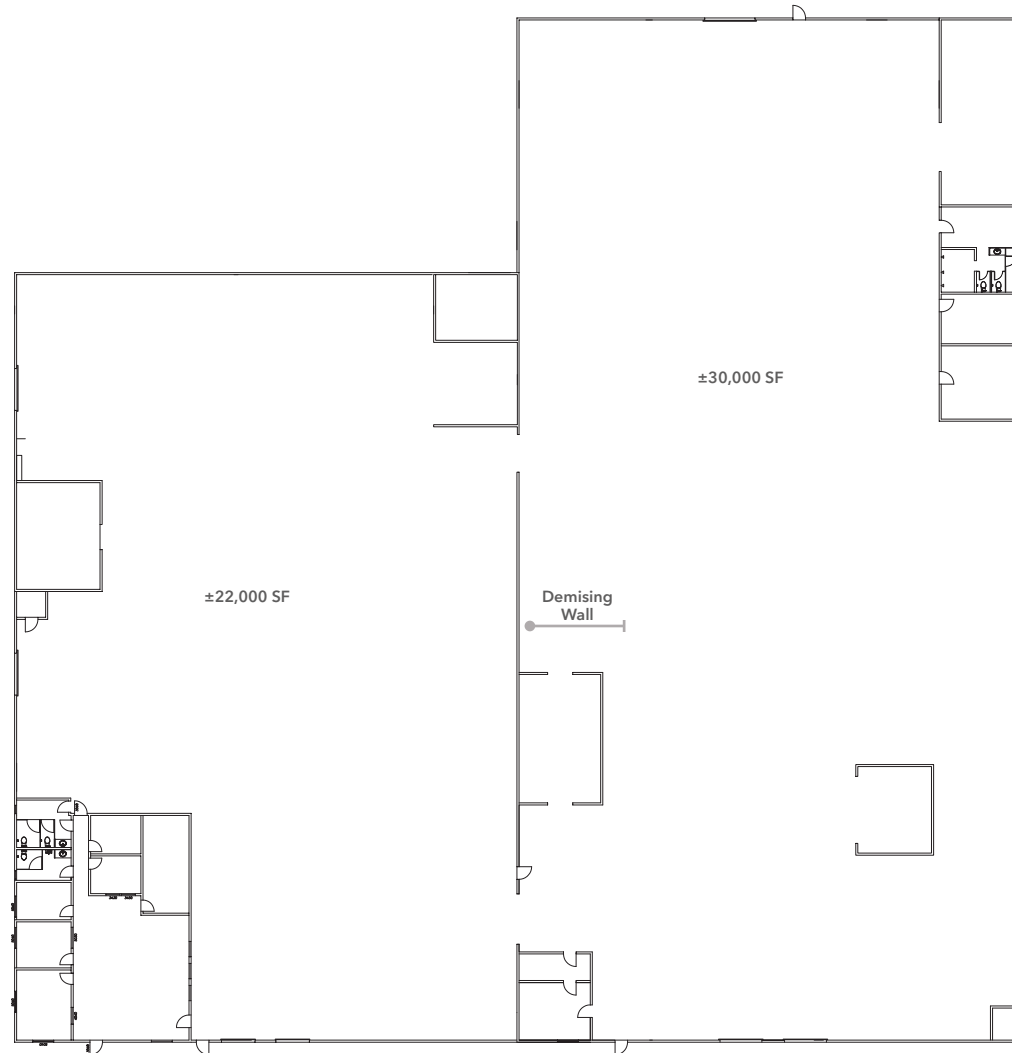
SQUARE FEET AVAILABLE

\$0.65/SF

PER MONTH, NNN

NEGOTIABLE

TENANT IMPROVEMENT ALLOWANCE



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