



Price Reduction: For Sale / Lease

Price
\$13,176,000

Airport Industrial / Warehouse / Distribution / Cold Storage

12745 Earhart Ave | Auburn, CA | 95602

Call to Schedule a Tour!

Building SF: +/- 148,050 SF • Price/SF \$89 • Built by Panattoni in 1993 • +/- 7.11 Acres Leasehold Interest Land (2067 Renewal) • 120 Surface Parking Spots • 1,200 Amps • Full Wet Pipe Sprinkler System

25 Dock High & 2 Grade-Level Doors • 30' Clear Height • Concrete Tilt-Up • Conventional Interior Steel Framing

Zoning Code: AI-DC, Airport Industrial – Design Control • Asking Rent - \$0.55 NNN • Divisibility Options

CONTACT US

Mark Hefner

Managing Director Investments
Sacramento Office
916.804.0262
CA License: #00823945

Ross Relles

Associate Director Investments
Sacramento Office
916.743.2673
CA License: # 01975497

Zach Sattler

Associate Investments
Sacramento Office
916.704.2108
CA License: #02246532