

FOR LEASE

RARE SMALL WAREHOUSE FOR LEASE - PETALUMA

1320 Industrial Ave, Petaluma, CA 94952



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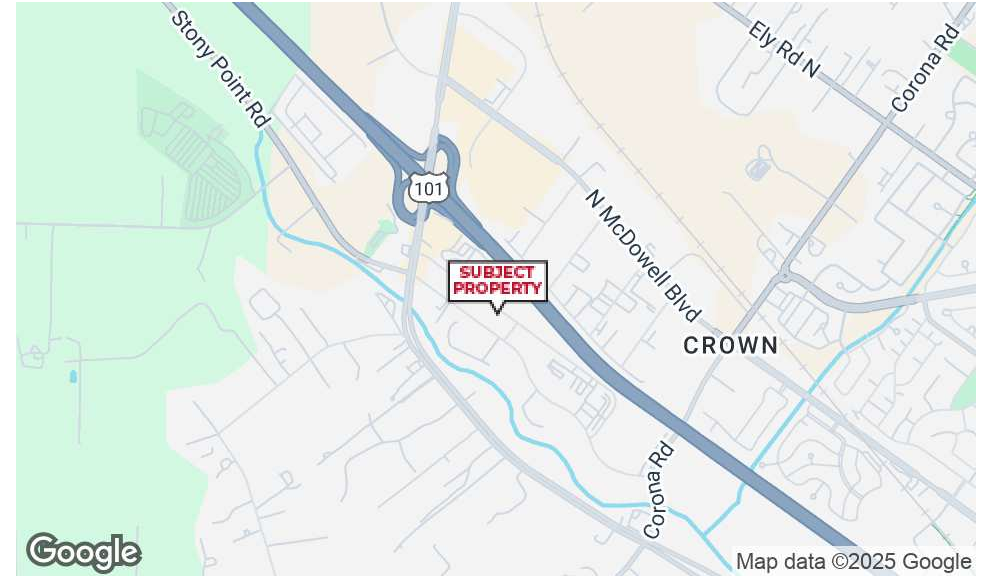


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Property Summary

RARE SMALL WAREHOUSE FOR LEASE - PETALUMA

1320 Industrial Ave, Petaluma, CA 94952



PROPERTY DESCRIPTION

Introducing a prime opportunity for your business at 1320 Industrial Ave, Petaluma, CA, 94952. This exceptional property offers a well maintained warehouse space with a generous 14-16' clear height, providing ample room for your operations. The attractive small office space adds a professional touch to your workspace. With its convenient location close to the freeway and essential amenities, this property is perfectly situated for commercial success.

PROPERTY HIGHLIGHTS

- Clean warehouse, 14-16' +/- clear height
- Attractive small office
- Close to Freeway and amenities
- NNN Expenses = \$0.43/SF/month

LOCATION DESCRIPTION

Conveniently located just off Pengrove exit on Highway 101, property is located in the Ranch Arroyo Business Park on Industrial Avenue. Close to many dining amenities including Sonoma Sourdough Sandwiches in the project and near the Petaluma Auto Mall.

OFFERING SUMMARY

Lease Rate:	\$1.00 SF/month (NNN)
Available SF:	±1,538 SF
Lot Size:	±1.83 Acres
Building Size:	±26,426 SF
Property Type:	Industrial
Zoning:	PCD, Petaluma

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