



COMMERCIAL.

**WAREHOUSE SPACE
AVAILABLE FOR SALE**

HIGHLIGHTS

- Asking Price: \$2,750,000.00
- Building \$/per SQ FT: \$55.16
- Property Type: Warehouse
- SQFT: 49,852
- SQFT Lot: 70,567
- Acres: 1.620
- Land use: Industrial, Office
- Parcel #: 032-102-002-000
- Listing ID: SN18160625
- Zoning: M-Industrial
- County: Glenn
- Utilities: City Services
- Clear span: 120 feet
- Suitable for: Warehouse/ Distribution,
Warehouse/ Office



**250 WALSH AVENUE
HAMILTON CITY, CA 95951**

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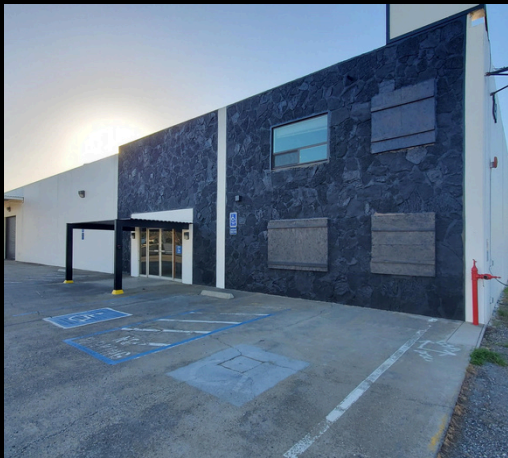
The award-winning Select Group of Real Estate Companies include the prestigious brands of Century 21, Coldwell Banker, and the Select Commercial Group. Providing exceptional customer service at the local, regional, national, and international level, our experienced commercial real estate agents are here to discuss your real estate growth



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250 WALSH AVE

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Commercial building zoned M-industrial in Hamilton City, Ca. Situated on 1.62 acres and located just three blocks off Hwy 32. Southern Pacific railroad spur line runs along the back length of property.

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250 WALSH AVE

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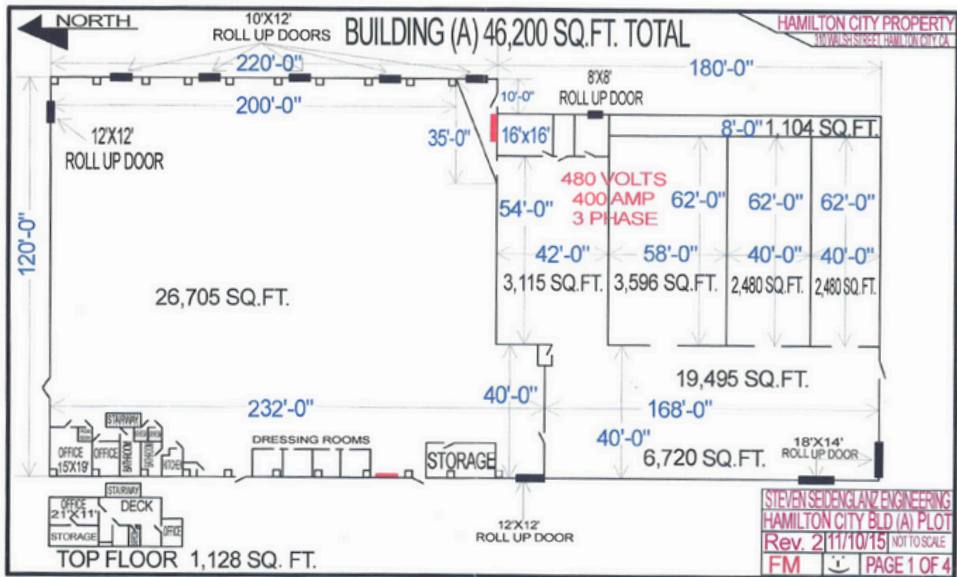
A unique opportunity for industrial warehousing located on rail in the heart of the North states nut producing area. Up to 49,852 SF available. Current negotiations are in place with the Railroad for line improvements. Ten roll up doors. See floor plans for roll up door dimensions and location. The property has three phase, 400 amp power service. Unit A is currently on a mo/mo lease.

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PHOTOS

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PHOTOS

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