

AVAILABLE FOR LEASE

33363 LEWIS STREET, UNION CITY, CA



+/- 8,184 SF Building on 1.40 Acres | Industrial Outdoor Storage Site

PROPERTY DETAILS

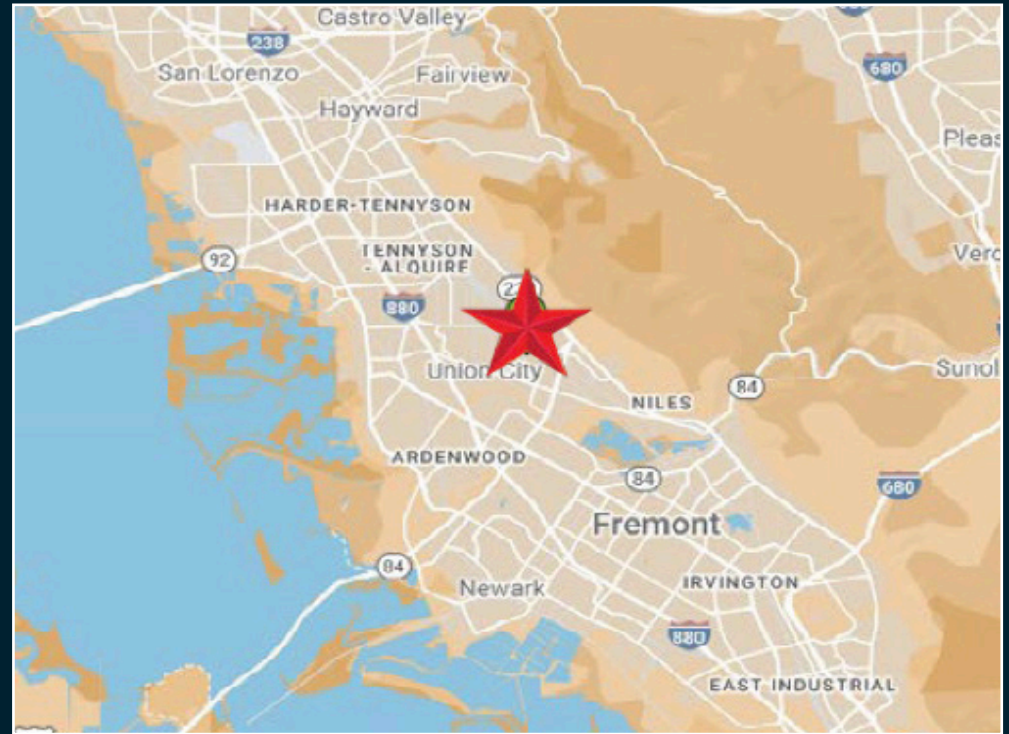
+/- 1.40 Acre Site
8,184 SF Building
Built 2004
4,458 SF Warehouse
3,726 SF Office
22' Clear Height
Power: 600 AMP / 3 Phase
Zoned Light Industrial (ML)
AVAILABLE JUNE 2025



Frank Orrell
Partner
Sequoia Realty Services
DRE# 01872831
E: fo@seq-rs.com
C: (650) 302-4775



Grant Hyjer
Director
Cushman & Wakefield
DRE# 01956606
E: grant.hyjer@cushwake.com
C: (925) 788-6183



Site Details

+/- 1.40 Acres
 10.5% FAR
 Land to Building Ratio: 7.45:1
 Light Industrial Zoning (ML)



Building Details

8,184 SF Building
 Year Built: 2004
 Warehouse: 4,458 SF
 Office: 3,726 SF
 Power: 600 AMP / 3-Phase
 Clear Height: 22'
 Grade Level Doors: 3



Location Details

I-880: 3.3 miles
 CA-84 / Dumbarton Bridge: 2 miles
 CA-92 / San Mateo Bridge: 6 miles
 San Francisco: 32 miles
 San Jose: 23 miles
 Oakland: 21 miles

ZONING INFORMATION

Jursidiction: UNION CITY

Zoning Description: ML - Light Industrial

Light Industrial (ML). The purpose of the ML district is to provide space for light manufacturing, assembly, and distribution of manufactured products, R&D facilities, industrial supply, incidental warehousing, offices, parking, and supportive sales, which evidence no or very low nuisance characteristics.



ZONING LINK



FOR MORE INFORMATION CALL



Frank Orrell
Partner
Sequoia Realty Services
DRE# 01872831
E: fo@sea-rs.com
C: (650) 302-4775



Grant Hyjer
Director
Cushman & Wakefield
DRE# 01956606
E: grant.hyjer@cushwake.com
C: (925) 788-6183