

# FOR LEASE

875 S. Soderquist Road • Turlock, CA 95380-5752



*The information contained herein is deemed reliable, but is not guaranteed. To discuss this property or any other commercial need, please contact:*

**HIGH  
PRICE &  
LEFFLER**  
ASSOCIATES

**PMZ COMMERCIAL**  
SINCE 1957 REAL ESTATE

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# Property Overview

**Address:** 875 S. Soderquist Road • Turlock, CA 95380

**Lease Rate:** \$0.85 PSF Gross

**Available Suite:** 915

**Available SF:** ± 3,000 SF

**Lot Size:** ± 41,382 SF / ± 0.95 AC

**County:** Stanislaus County

**Tenancy:** Multi

**Property Type:** Industrial Warehouse

**Parcel Numbers:** 050-006-047

**Procuring Broker Fee:** 2.5%

## Highlights:

875 S Soderquist Road in Turlock, CA presents a prime commercial opportunity with excellent visibility and accessibility. Situated near major thoroughfares and surrounded by a mix of residential and commercial developments, this property is well-positioned to serve the growing Turlock market. The site offers versatile potential for a wide range of commercial uses, with ample space for parking & operations.

## Features:

- Prime Industrial Location
- Large Warehouse
- Office
- Two (2) Roll-Up Doors
- Restroom



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# Location Map



**FOR LEASE**  
875 S Soderquist  
Suite 915 • ±3,000 SF

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99

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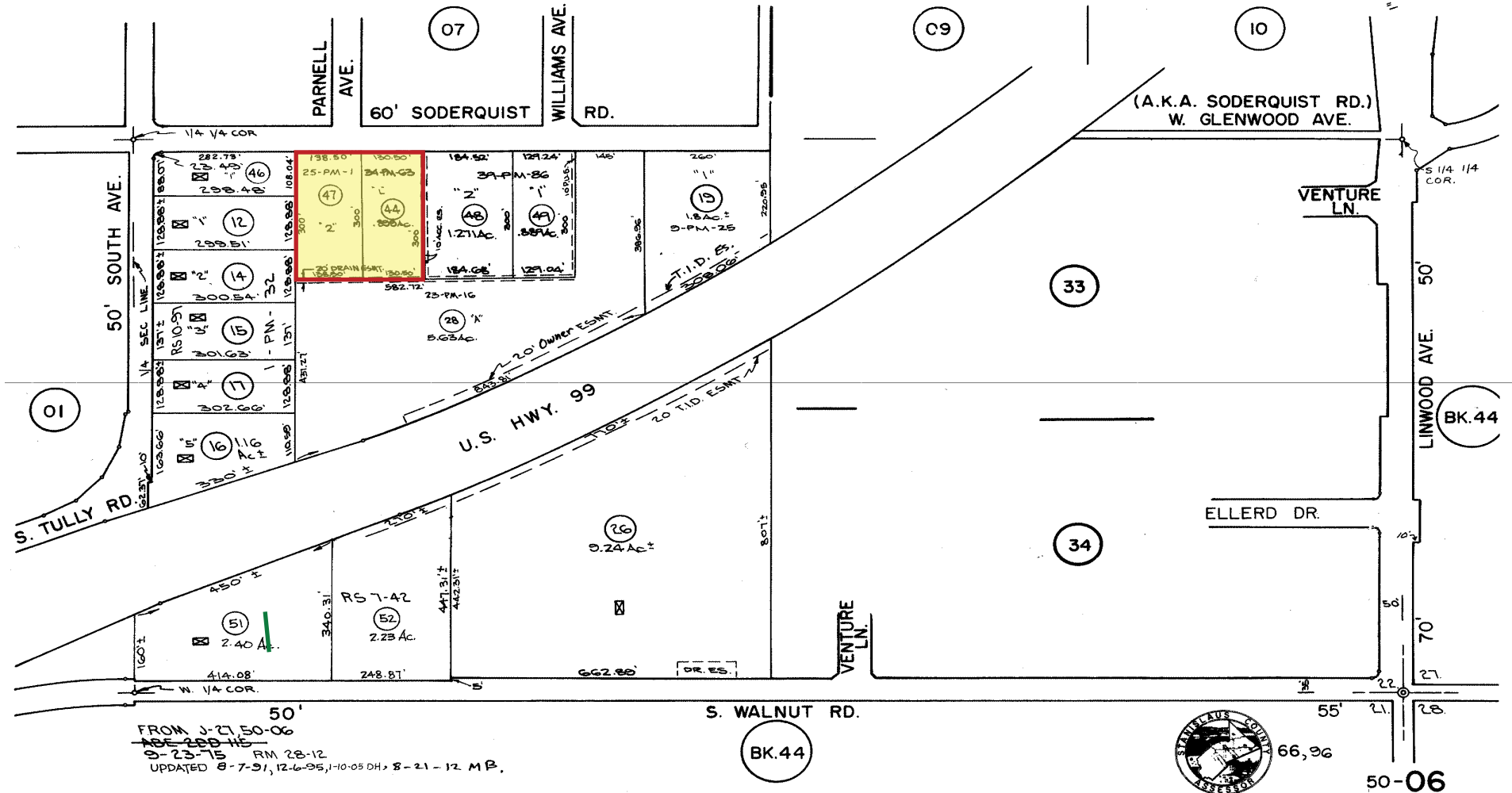


# Parcel Map

W. 1/2 OF SW. 1/4 SECTION 22 T.5S. R.10E. M.D.B.&M.

THIS MAP FOR  
ASSESSMENT PURPOSES ONLY

7 00  
7 01  
50-06  
1" = 200'



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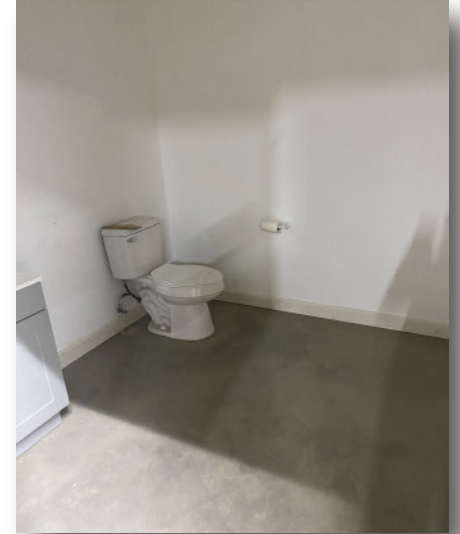
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# Photo Gallery



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