

3130 & 3138 DIABLO AVENUE HAYWARD, CA

AVAILABLE FOR LEASE
TWO INDUSTRIAL BUILDINGS
WITH HEAVY POWER



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FOR LEASE: OFFERED TOGETHER OR SEPARATELY
2 BUILDINGS TOTALING 15,776± SF ON 48,556± SF

Lee & Associates Oakland Commercial Real Estate \ 555 12th Street, Suite 1725, Oakland, CA 94607 \ www.lee-associates.com

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3130 & 3138 DIABLO AVENUE

HAYWARD, CA - CONTIGUOUS HIGHLY FUNCTIONAL BLDGS

PROPERTY DETAILS

3130 DIABLO AVENUE:

- 7,888± SF Industrial Building on a 23,796± SF Lot
- 1,800± SF Office Area
- 2 Drive-In Doors
- 1 Loading Dock
- Rear Fenced Yard Area
- Heavy Power – 600 Amps @ 220 Volts, 3 Phase
- Available Now
- **Lease Rate: \$1.50/SF, NNN**

3138 DIABLO AVENUE:

- 7,888± SF Industrial Building on a 24,760± SF Lot
- 2,800± SF Office Area (Can be Downsized)
- 2 Drive-In Doors
- 1 Loading Dock
- Heavy Power – 800 Amps
- Rear Fenced Yard Area
- Available: March 2026
- **Lease Rate: \$1.50/SF/NNN**

KEY HIGHLIGHTS

- Dock & Drive Buildings with Fenced/Paved Rear Yard Area
- Opportunity to Lease One or Both Buildings — Contiguous Parcels with Flexibility
- Located near San Mateo Bridge & 880 via Clawiter Exit
- Highly Functional Buildings for Manufacturing, Distribution, or Service Uses



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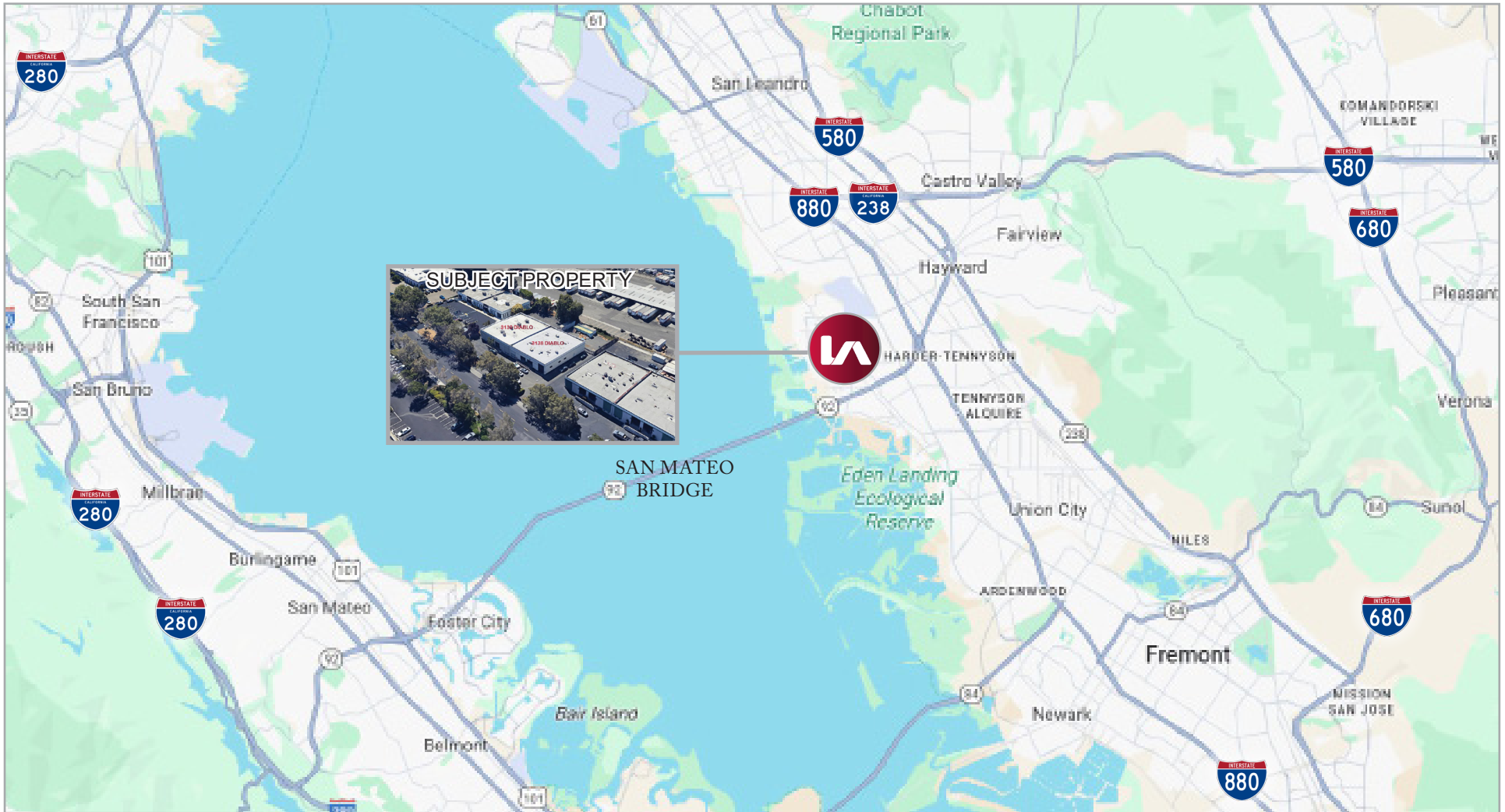
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