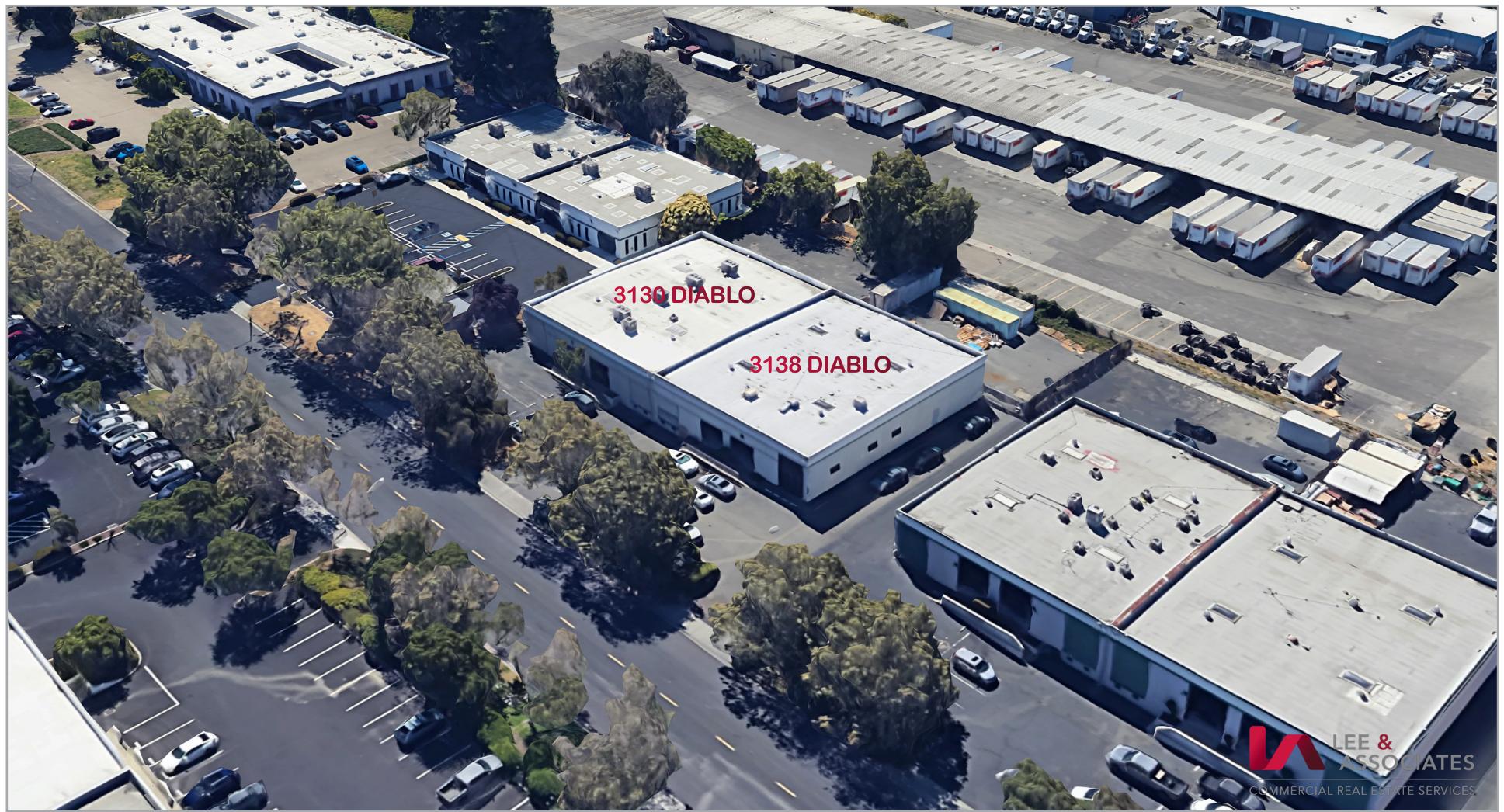


3130 & 3138 DIABLO AVENUE HAYWARD, CA

AVAILABLE FOR LEASE
TWO INDUSTRIAL BUILDINGS
WITH HEAVY POWER



Ryan Martens, Principal
E \| rmartens@lee-associates.com
P \| 510.903.7605 | LIC# 01709157

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

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

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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



Ryan Martens, Principal

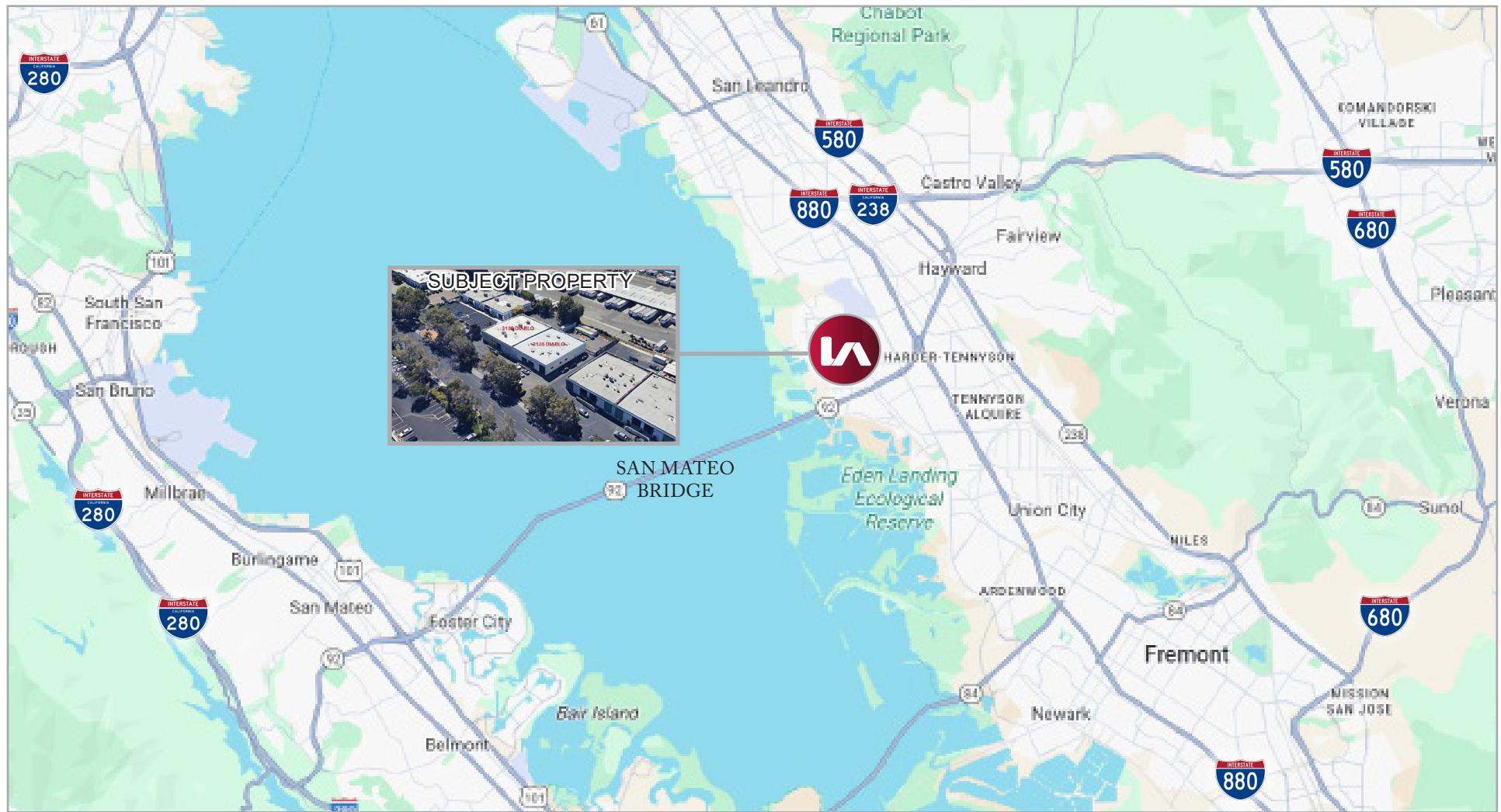
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3130 & 3138 DIABLO AVENUE

HAYWARD, CA - CONTIGUOUS HIGHLY FUNCTIONAL BLDGS

LEE & ASSOCIATES
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