

Industrial | For Lease

±6,750 SF Office/Warehouse Space

11201 Sun Center Drive, Suite B | Rancho Cordova, CA 95670



Contact Us:

Matt Susac, Lic 01979110
First Vice President
+1 916 781 4832
matt.susac@cbre.com

Todd Sanfilippo, Lic 01045162
Executive Vice President
+1 916 847 3206
todd.sanfilippo@cbre.com

Walter Smyth, Lic 00956946
Senior Vice President
+1 916 781 4843
walter.smyth@cbre.com

CBRE

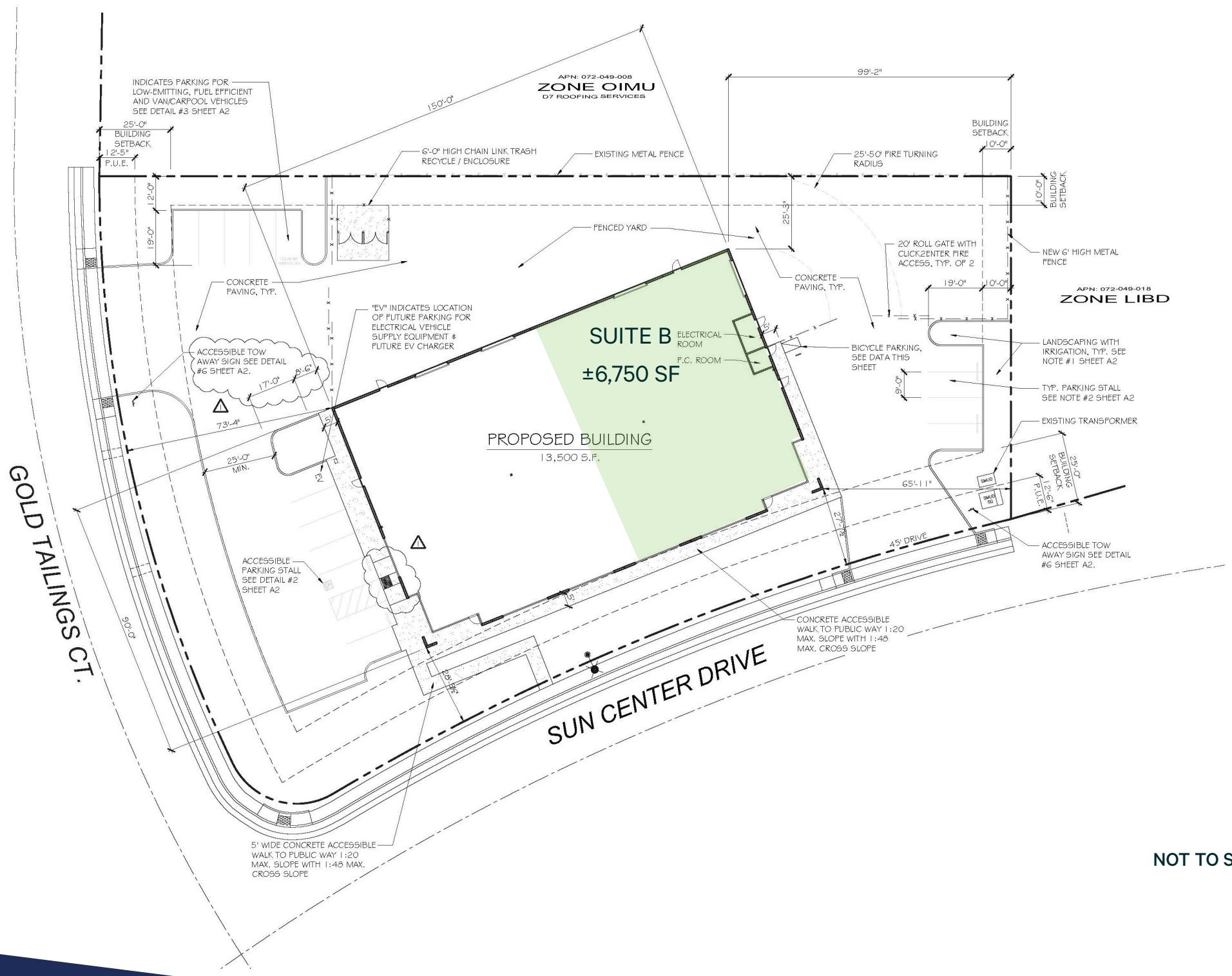
Property Features

- Total: $\pm 6,750$ SF
- Warehouse: $\pm 5,993$ SF
- Office: ± 757 SF
- Concrete Yard: $\pm 6,335$ SF
- Total GL Doors: 2 ($\pm 12' \times 14'$)
- Clear Height: $\pm 18'-20'$
- Parking: 16 surface spots
- Zoning: OIMU Rancho Cordova
- Visibility to Sunrise Blvd.



NOT TO SCALE. ALL DIMENSIONS ARE APPROXIMATE.

Site Plan



NOT TO SCALE. ALL DIMENSIONS ARE APPROXIMATE.

CBRE

Building Aerial



Drive Time to Major Distribution Destinations



Local &
Regional

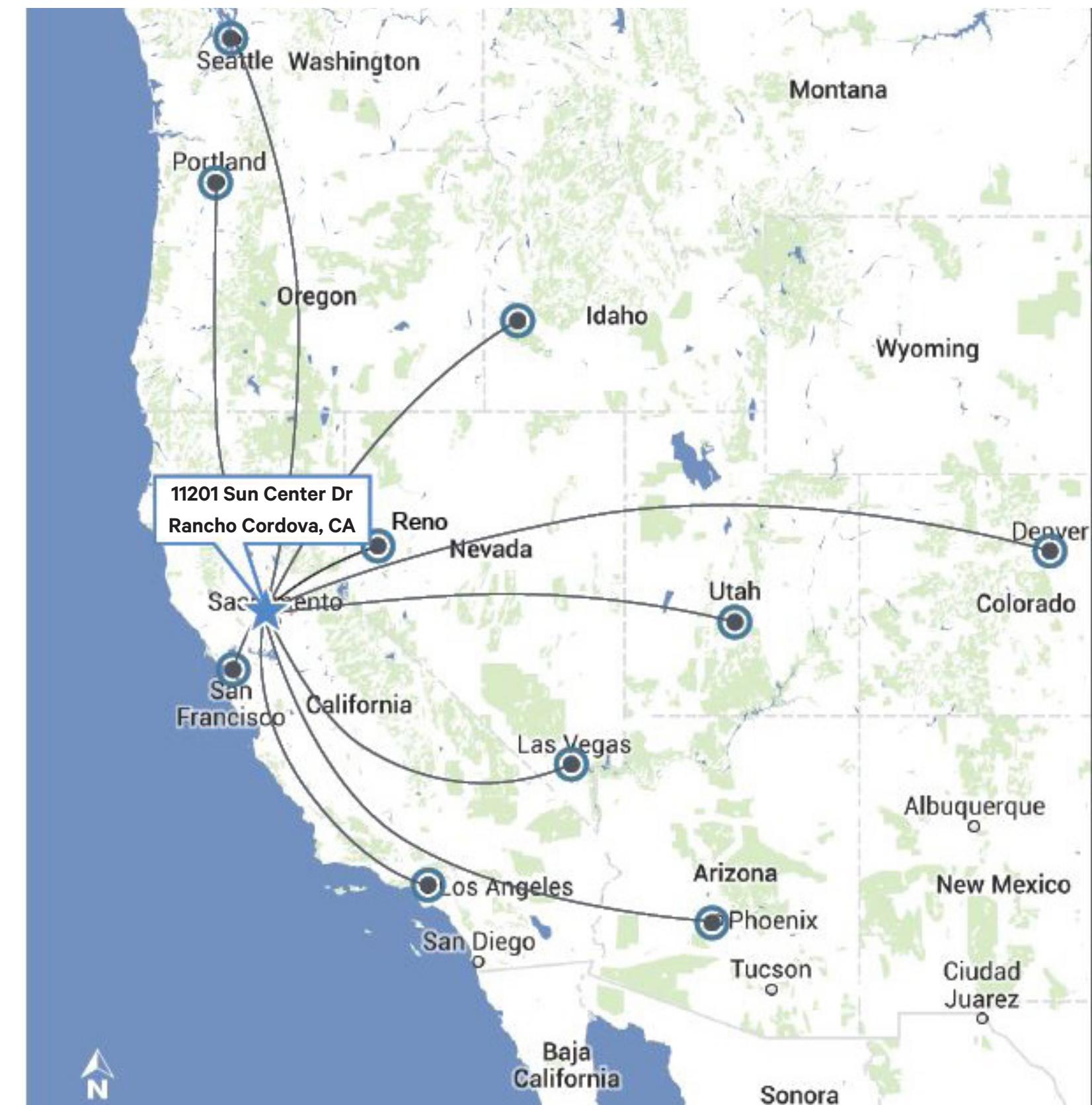
CITY	MILES
DAVIS	37
SACRAMENTO	27
OAKLAND	109
SAN FRANCISCO	110
SAN JOSE	142
RENO	116
FRESNO	199
LOS ANGELES	411
PORTLAND	569
SALT LAKE	634
SEATTLE	742
PHOENIX	780



Western
U.S.

AIRPORT	MILES
SACRAMENTO	24
STOCKTON	79
OAKLAND	114
SAN FRANCISCO	121
SAN JOSE	140

PORT	MILES
PORT OF STOCKTON	77
PORT OF OAKLAND	105
PORT OF LA/ LONG BEACH	438
PORT OF PORTLAND	581
PORT OF SEATTLE	744



11201 Sun Center Drive, Suite B | Rancho Cordova

Contact Us:

Matt Susac

First Vice President
+1 916 781 4832
matt.susac@cbre.com
Lic. 01979110

Todd Sanfilippo, SIOR

Executive Vice President
+1 916 781 4859
todd.sanfilippo@cbre.com
Lic. 01045162

Walter Smyth

Senior Vice President
+1 916 781 4843
walter.smyth@cbre.com
Lic. 00956946

© 2025 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.