



**Keegan & Coppin**  
COMPANY, INC.

FOR LEASE

342 SUTTON PLACE  
SANTA ROSA, CA

DISTRIBUTION SPACE AVAILABLE

Go beyond broker.

PRESENTED BY:

**MIKE FLITNER, PARTNER**  
LIC # 00840890 (707) 528-1400, EXT 239  
[MFLITNER@KEEGANCOPPIN.COM](mailto:MFLITNER@KEEGANCOPPIN.COM)

**DEMI BASILIADES, SENIOR REAL ESTATE ADVISOR**  
LIC # 02080190 (707) 664-1400, EXT 105  
[DBASILIADES@KEEGANCOPPIN.COM](mailto:DBASILIADES@KEEGANCOPPIN.COM)





## PROPERTY DETAILS

### PROPERTY INFORMATION

#### HIGHLIGHTS

- Turnkey distribution space
- 10,000+/- sf available
- Two(2) dock high doors, one(1) grade door
- Doors are 10'x12'
- Two(2) restrooms & one(1) small office (12'x12' estimated)
- 16' clear-height
- 200 Amp, 3-Phase Power
- Direct access to Hwy 101 via Todd Road

#### Parking

Ample On-Site

#### Zoning

M1 - Limited Urban Industrial District; County of Sonoma



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### DISTRIBUTION SPACE FOR LEASE

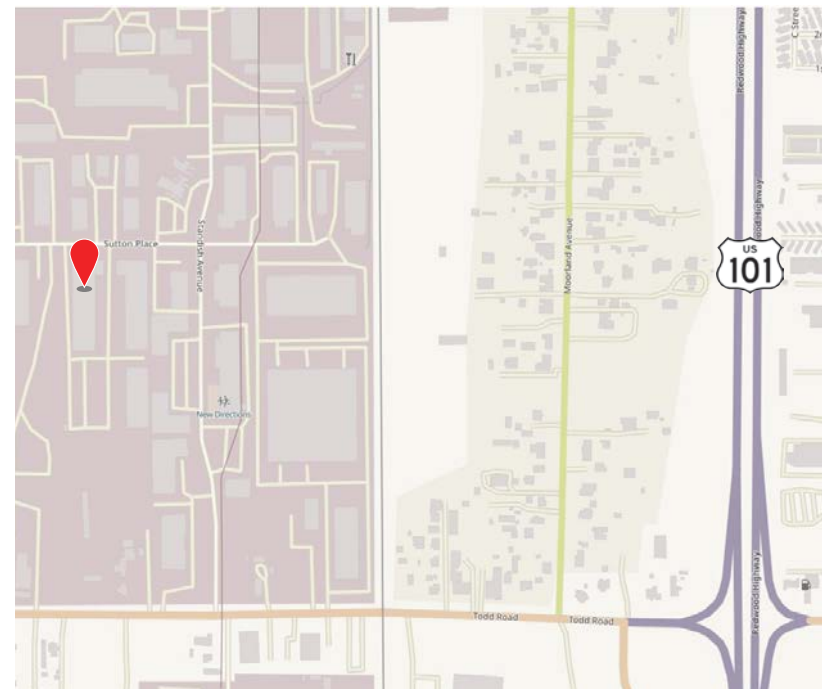
### LEASE TERMS

#### Rate

Upon Request

#### Terms

3 - 5 year lease term preferred



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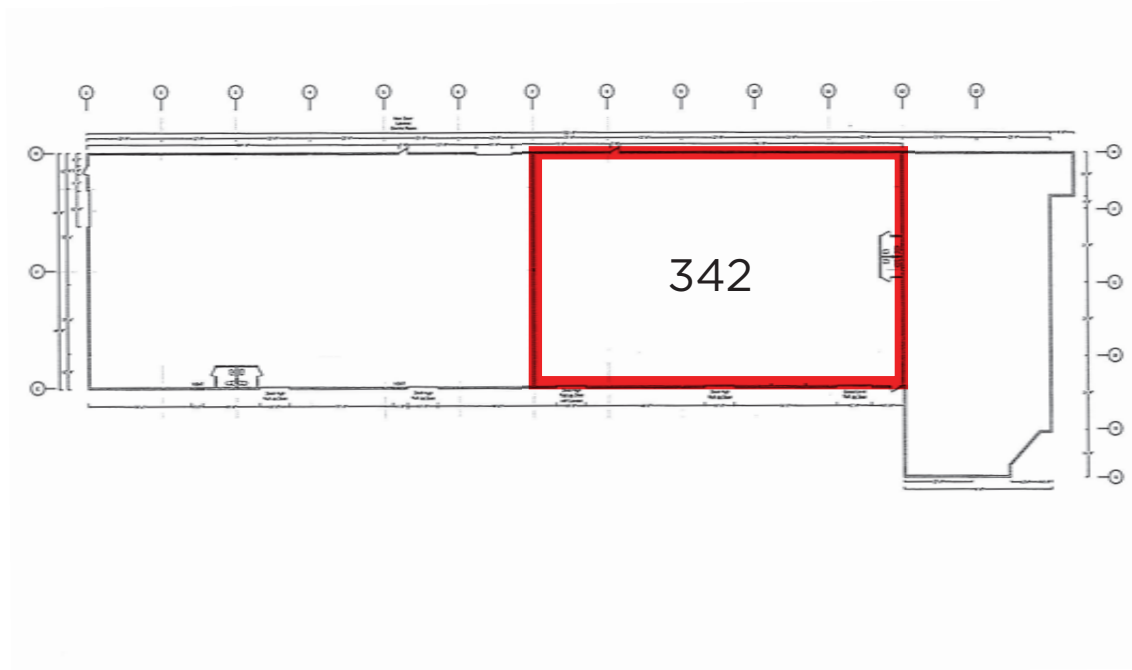


# SITE PLAN



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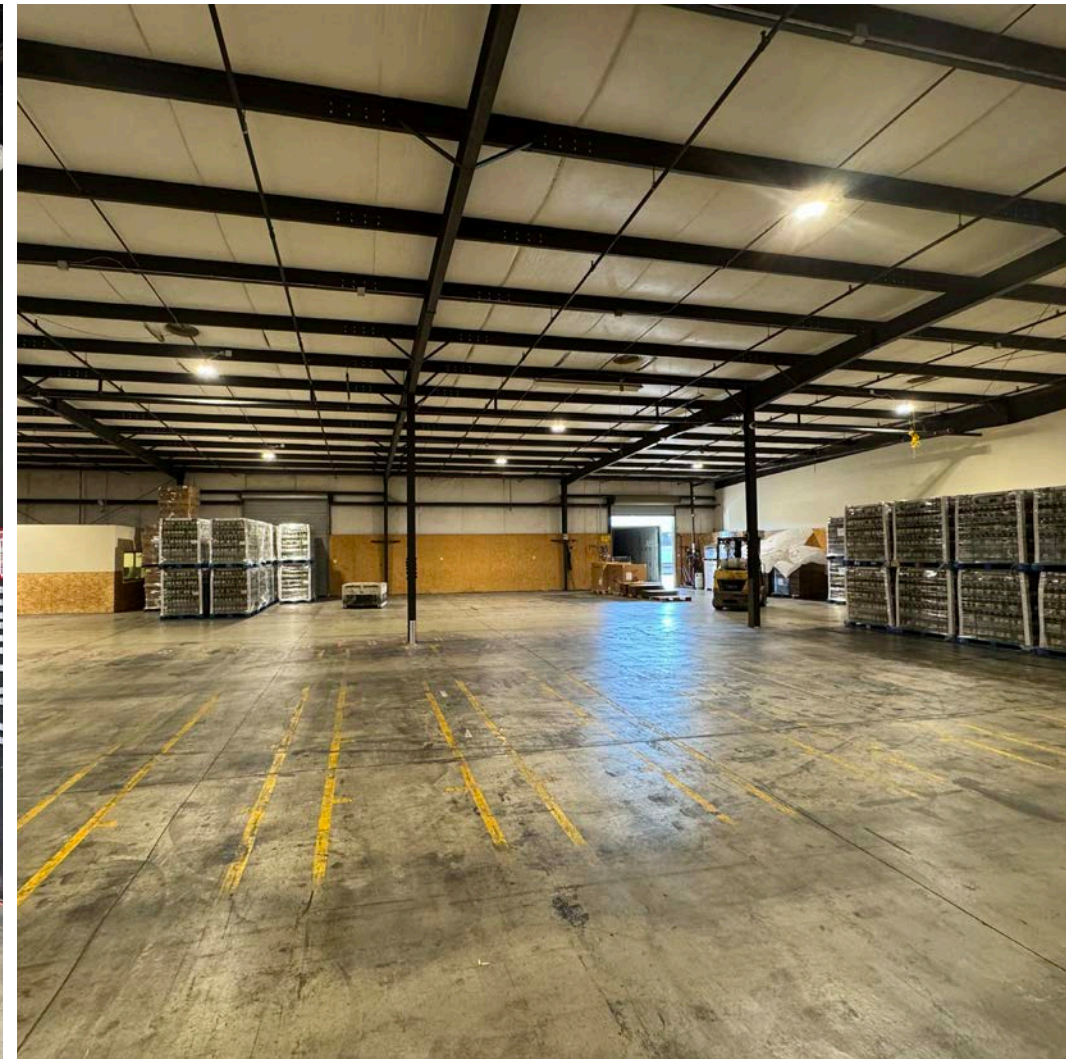


## PROPERTY PHOTOS



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## AERIAL MAP



342 SUTTON PLACE  
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Keegan & Coppin Co., Inc.  
1355 North Dutton Avenue  
Santa Rosa, CA 95401  
[www.keegancoppin.com](http://www.keegancoppin.com)  
(707) 528-1400

The above information, while not guaranteed, has been secured from sources we believe to be reliable. Submitted subject to error, change or withdrawal. An interested party should verify the status of the property and the information herein.

REPRESENTED BY:

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