

Two Industrial Buildings

7432 - 7480 Las Positas Rd, Livermore, CA

www.cbre.com/walnut-creek

Total SF: 59,808 SF | Lot Size: 6.35 Ac | Fully Paved and Fenced



**Two Industrial Buildings Totaling 59,808 SF on 6.35 Acres:
Fully Paved and Fenced**

7432 - 7480 Las Positas Rd | Livermore, CA

For Sublease



Project Features

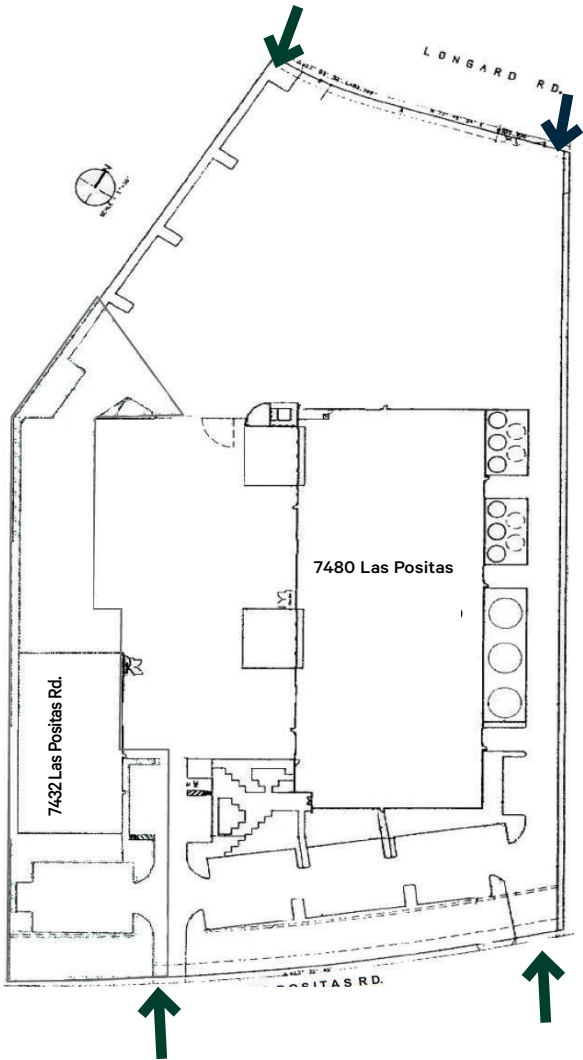
- + ±12,000 SF and ±47,808 SF
- + Lot Size: ±6.35 Acres
- + 21'-24' Clear Height
- + Zoning: I-3 (Heavy Industrial)
- + ±2 AC Paved, Secured truck or trailer parking
- + Multiple site access
- + Lease Rate: \$1.10/SF/Mo. NNN
- + Operating Expenses: \$0.24
- + Credit Sublessor
- + Lease Expiration Date is 12/31/30.

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Floor Plan



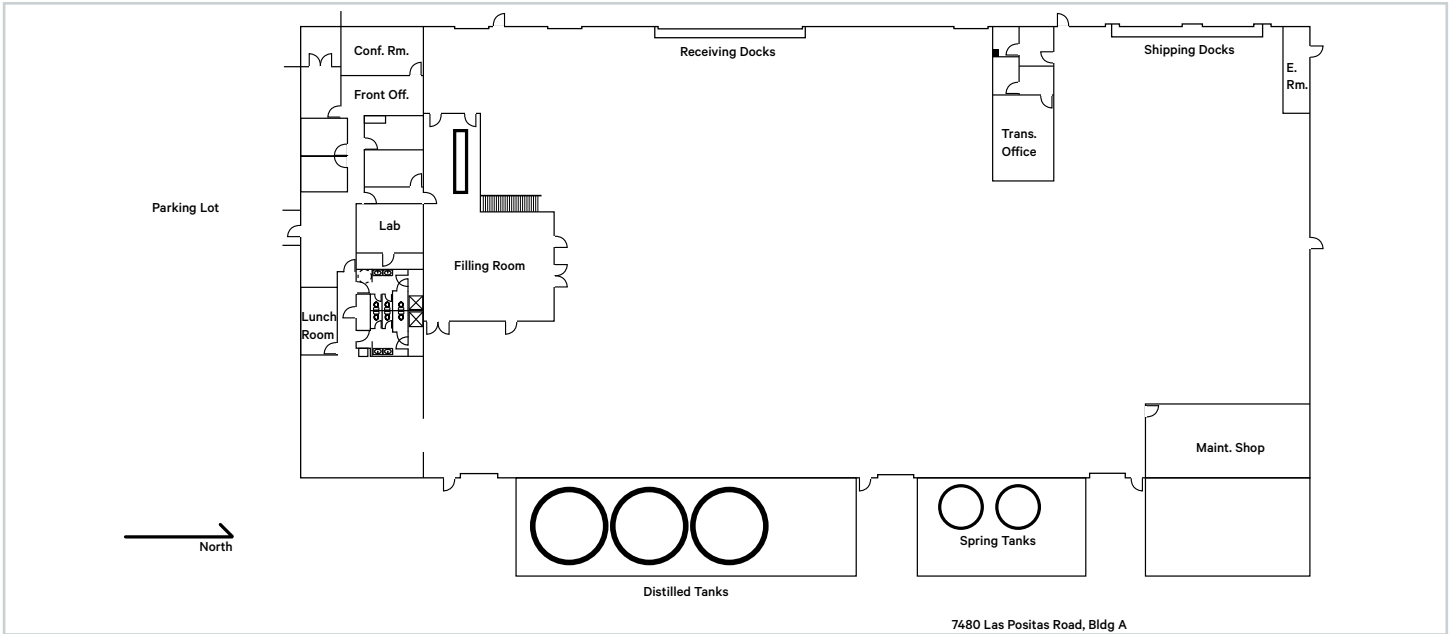
Available Space

7480 Las Positas Rd

Building Size	47,808 SF
Office Space	±4,000 SF
Power	2000A, 277/480V
Clear Height	±24
Grade Doors	8
Dock Doors	8

7432 Las Positas Rd

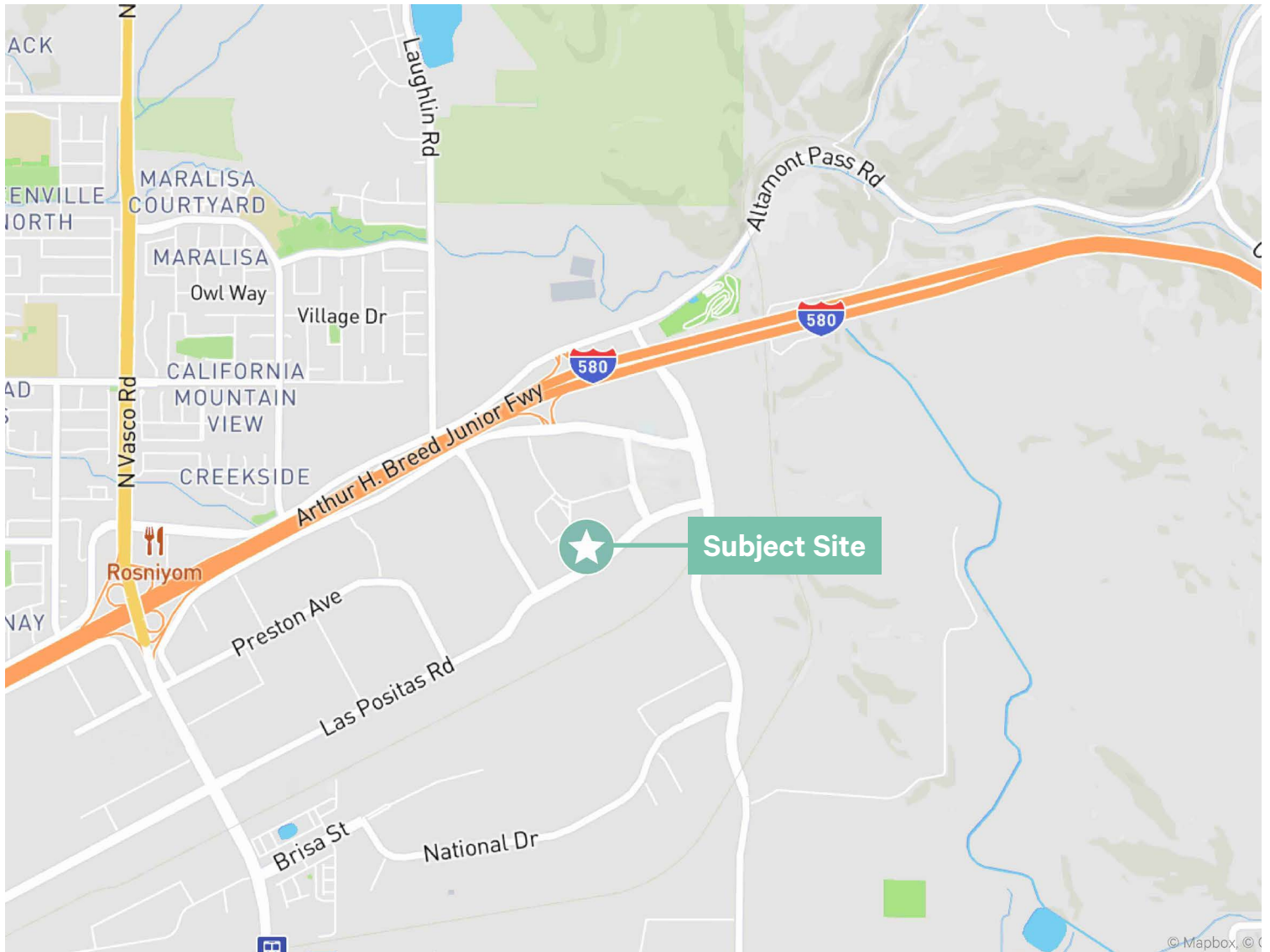
Building Size	12,000 SF
Office Space	±300 SF
Power	225A, 277/480V
Clear Height	±15'
Grade Doors	2
Parking	22 Stalls
Yard Size	±0.25 Acres (Fenced & Gated)



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Contact Us

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