



## **±5,118 SF | Light Industrial Space With Secure Yard Area**

### **Property Highlights**

- Approximately 50% Office (Some demolition possible)
  - Reception
  - Seven (7) Offices
  - Kitchen / Breakroom
  - Storage
  - Two (2) Restrooms
  - Large Conference / Training room (can be converted to lab / assembly)
- Mezzanine storage
- One (1) Grade Level Door
- ±16' Clear Height
- Excellent I-580 / I-680 Location
- Available February 1, 2025
- Lease Rate: \$2.25 Industrial Gross
- Call Broker for further information and touring instructions

**Mark Dowling**  
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**CUSHMAN &  
WAKEFIELD**

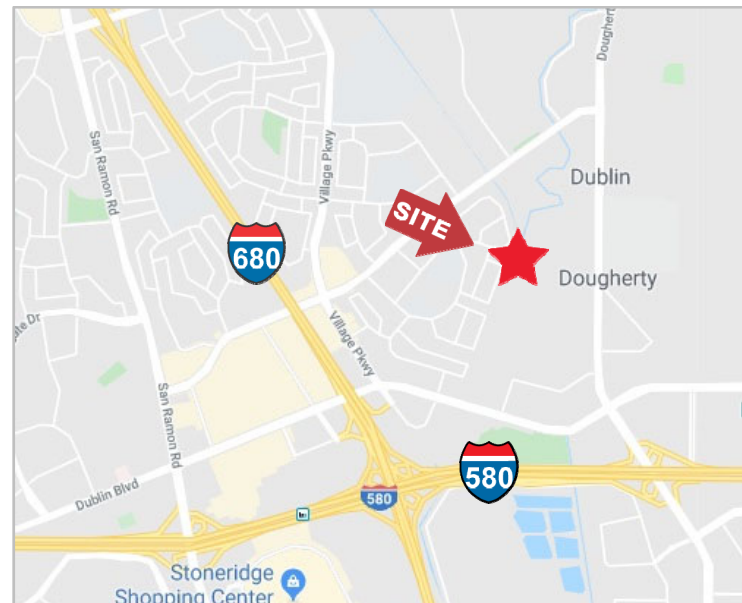
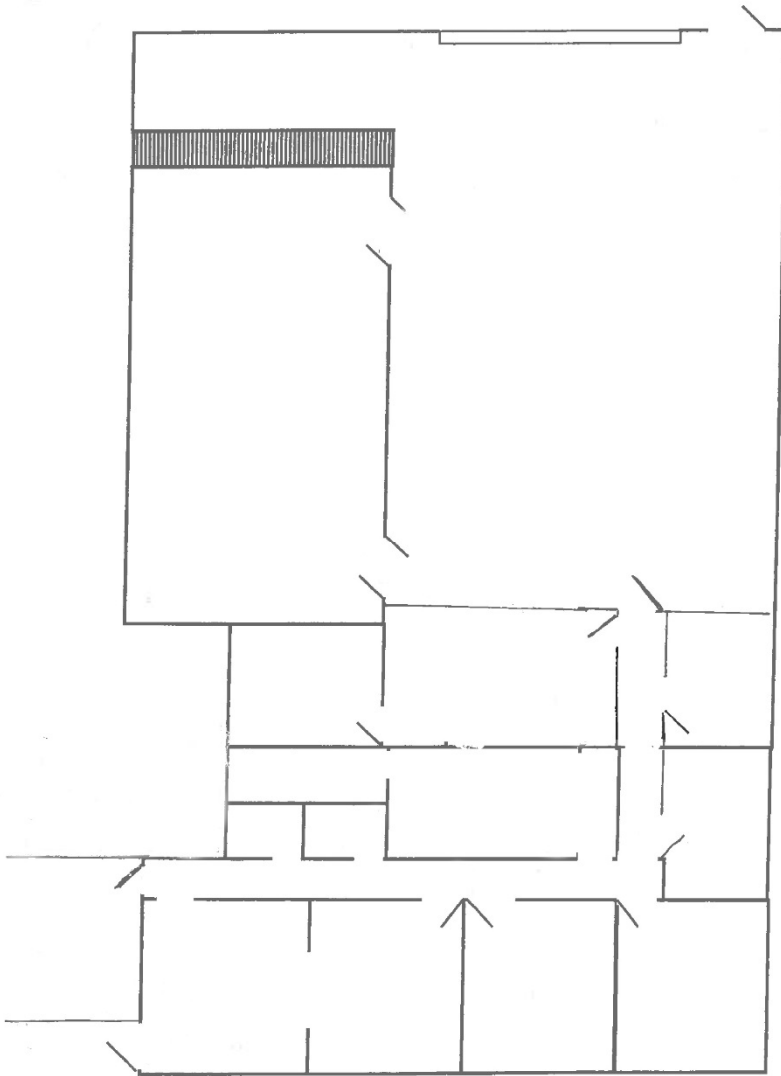
**AVAILABLE FOR LEASE**

**6984 Sierra Court**

Dublin, CA 94568

## FLOOR PLAN

(Not to Scale)



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