

417-B Salinas Road, Royal Oaks, CA



## CENTRAL LOCATION SERVING SANTA CRUZ, MONTEREY AND SAN BENITO COUNTIES

## **Property Highlights**

- Three (3) Dock High & One (1) Grade Level Roll Up Door
- Ample Power (400A 3ph 208V)
- 12 On-Site Parking Spaces & 7 across the Street -Totaling 19 Parking Spaces

## **Space/Pricing Details**

• Total Building Size: ±88,721 SF

• Total SF Available: ±39,447 SF

(44.46% of Building)

\$0.65/SF/Month Base Rent plus NNN @ (\$0.35±)

\$39,447 per month (Base Rent + NNN)

#### **Reuben Helick**

Managing Director +1 831 647 2109 reuben.helick@cushwake.com LIC #01171272

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## Floor Plan



SALINAS ROAD

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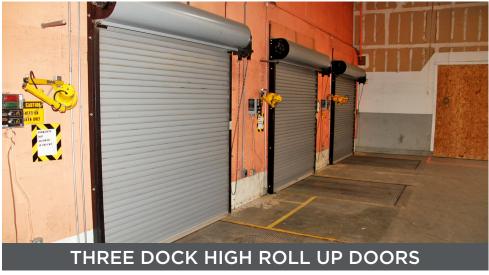
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### **Interior Photos**









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# **Location Map**



### **Exterior Photos**





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