



INDUSTRIAL WAREHOUSE FOR LEASE
ELMHURST BUSINESS PARK
 745 85th Ave, Unit E | Oakland, CA 94621



±11,640 SF AVAILABLE

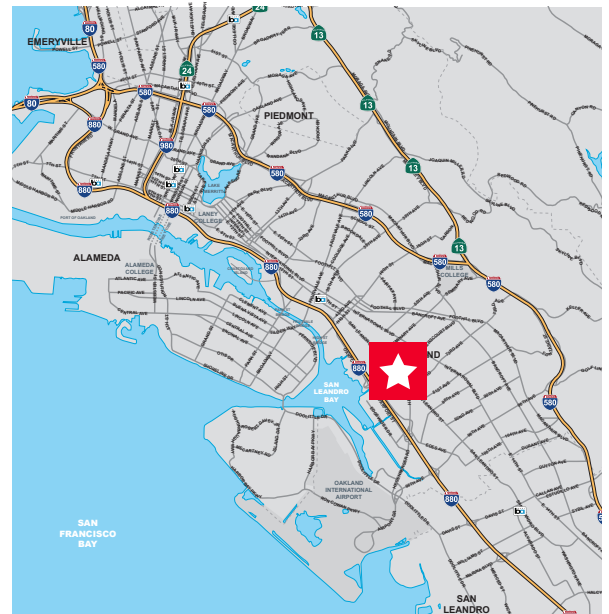
Property Highlights

- ±11,640 Square Feet Available
- ±765 SF Office
- 24' Clear Height
- 33 GPM/3,000 SF Sprinklers
- 24' x 60' Typical, Clear Span Column Span
- 3 Dock High Doors (1 Currently Outfitted with Portable Ramp)
- Large Truck Court
- Secure, Business Park Setting with Excellent Port Access
- Available July 1, 2018

Asking Rate: \$0.95/SF/Month, NNN

Estimated Expenses: \$0.165/SF/Month

745 85th Avenue, Unit E is located in the Elmhurst Business Park in Oakland, California. The property is ideally located with excellent access to I-880, the Port of Oakland and the Oakland Airport.



John McManus, CCIM, MCR
 Executive Managing Director
 +1 510 891 5817
 john.mcmanus@cushwake.com
 LIC #01129064

John Coons
 Managing Director
 +1 510 891 5806
 john.coons@cushwake.com
 LIC #01931704

Owned By:
Principal
 Global InvestorsSM

Managed By:

HARVEST
 PROPERTIES

555 12th Street, Suite 1400
 Oakland, CA 94607
 main +1 510 465 8000
 fax +1 510 465 1350
cushmanwakefield.com

Cushman & Wakefield Copyright 2017. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.



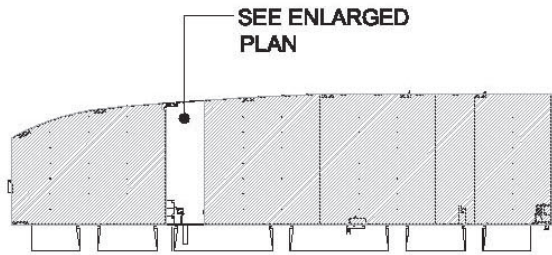
CUSHMAN & WAKEFIELD

INDUSTRIAL WAREHOUSE FOR LEASE

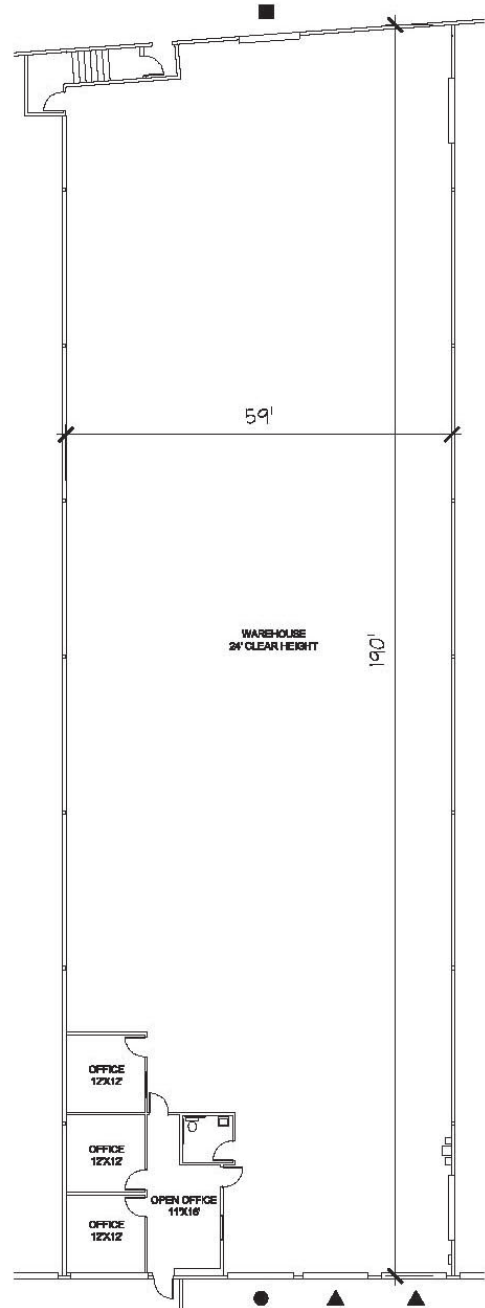
ELMHURST BUSINESS PARK

745 85th Ave, Unit E | Oakland, CA 94621

Building Plan



Floor Plan



KEY PLAN

NO SCALE



AREA SUMMARY:

OFFICE: 765 SF
WAREHOUSE: 10,875 SF
TOTAL: 11,640 RSF

LEGEND:

- ▲ DOCK DOOR
- DRIVE-IN DOOR
- RAIL DOOR

FLOOR PLAN

NO SCALE

John McManus, CCIM, MCR
Executive Managing Director
+1 510 891 5817
john.mcmanus@cushwake.com
LIC #01129064

John Coons
Managing Director
+1 510 891 5806
john.coons@cushwake.com
LIC #01931704

Owned By:



Managed By:



555 12th Street, Suite 1400
Oakland, CA 94607
main +1 510 465 8000
fax +1 510 465 1350
cushmanwakefield.com