

# **459 HESTER STREET**

### **AVAILABLE FOR LEASE**

SAN LEANDRO, CA 94577



### ±26,400 SF INDUSTRIAL/MANUFACTURING SPACE

#### **JEFF POWERS**

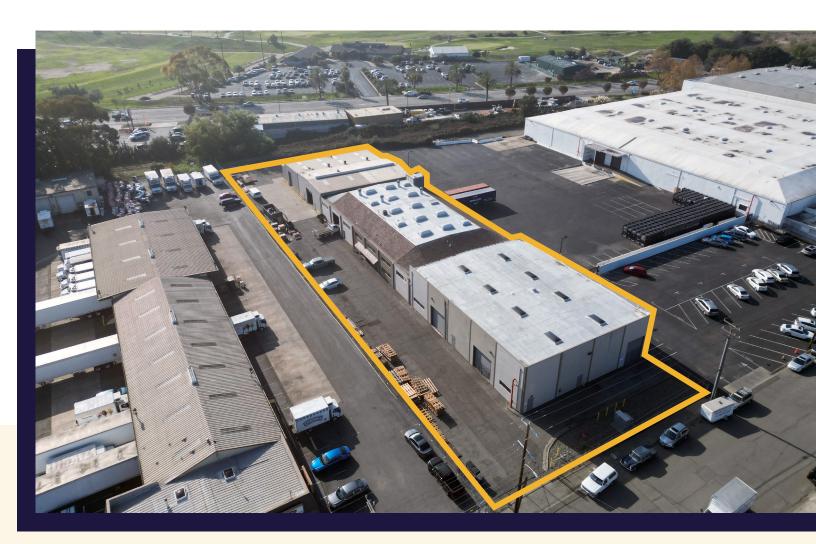
Managing Director +1 510 891 5821 jeff.powers@cushwake.com Lic #02021074

#### VICTOR DEBOER

Executive Director +1 510 891 5804 victor.deboer@cushwake.com Lic #01910482

# OFFERING HIGHLIGHTS

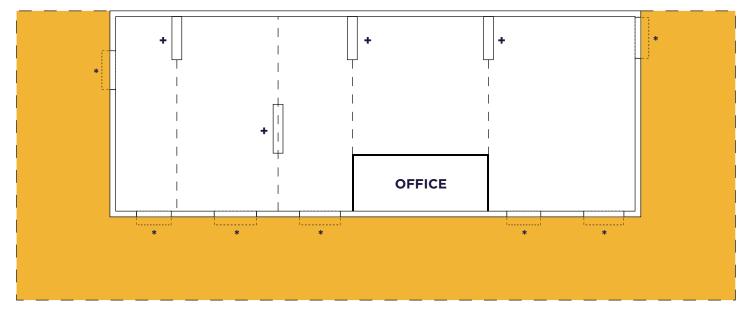
TOTAL BUILDING SIZE:	±26,400 SF
TOTAL SITE SIZE:	±1.2 Acres
OFFICE/SHOWROOM:	±1,500 SF
CLEAR HEIGHT:	16' - 25'
LOADING:	7 Grade Level Doors
POWER CAPACITY:	1,200 Amps @ 277/480Volts (2 Services)
ZONING:	General Industrial (IG)
PRICING:	\$1.15 NNN PSF (+\$0.11 OpEx PSF)



# FLOOR PLAN

\*Drawing not to scale





#### Legend

\* Grade Level Doors

+ Pass Throughs

Yard Area Demising Walls

## SITE PLAN



# **PROXIMITY**

## **MAP**



### **PROPERTY PHOTOS**









#### **JEFF POWERS**

Managing Director +1 510 891 5821 jeff.powers@cushwake.com Lic #02021074

#### **VICTOR DEBOER**

Executive Director +1 510 891 5804 victor.deboer@cushwake.com Lic #01910482



©2025 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS 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). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.