

**±96,658 SF ON ±6.38 AC
SUBLEASE AVAILABLE THROUGH NOVEMBER 2027**

5961 OUTFALL CIR

SACRAMENTO, CA 95828



 **CUSHMAN &
WAKEFIELD**

FOR SUBLEASE

5961 OUTFALL CIR

SACRAMENTO, CA

Property Highlights

- Below Market Lease Rate
- Fully Sprinklered
- Insulated Ceiling
- Excellent Freeway Access
- Ample Loading

BUILDING SIZE: ±96,658 SF

OFFICE SIZE: ±2,000 SF

WAREHOUSE SIZE: ±94,658 SF

CLEAR HEIGHT: 30'

LOADING DOORS: 16 DH / 12 GL

POWER: 2,000a/277 - 480v Heavy

*Tenant to independently confirm

SUBLEASE RATE: \$0.75 PSF NNN



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LENNY GOLD

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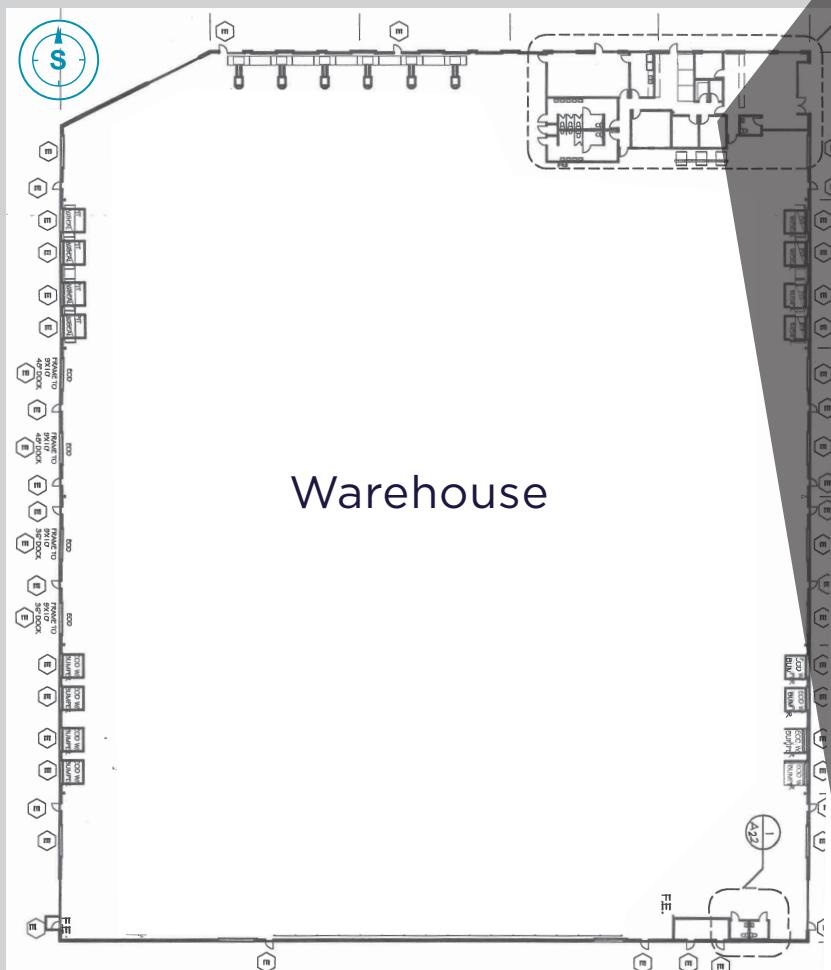
CA Lic. #02055534

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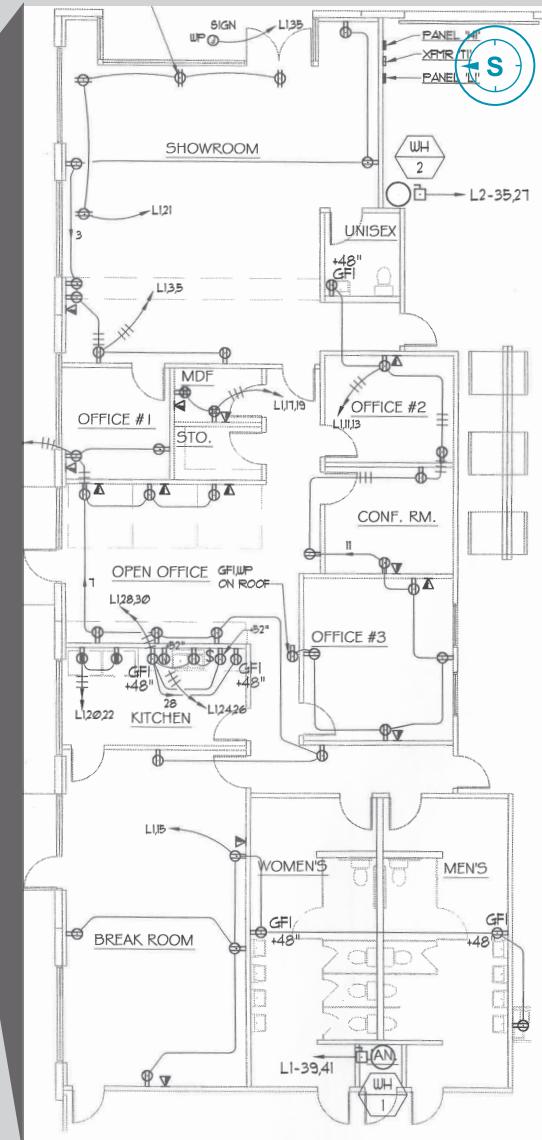
SACRAMENTO, CA

Site Plan



Warehouse

Office



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