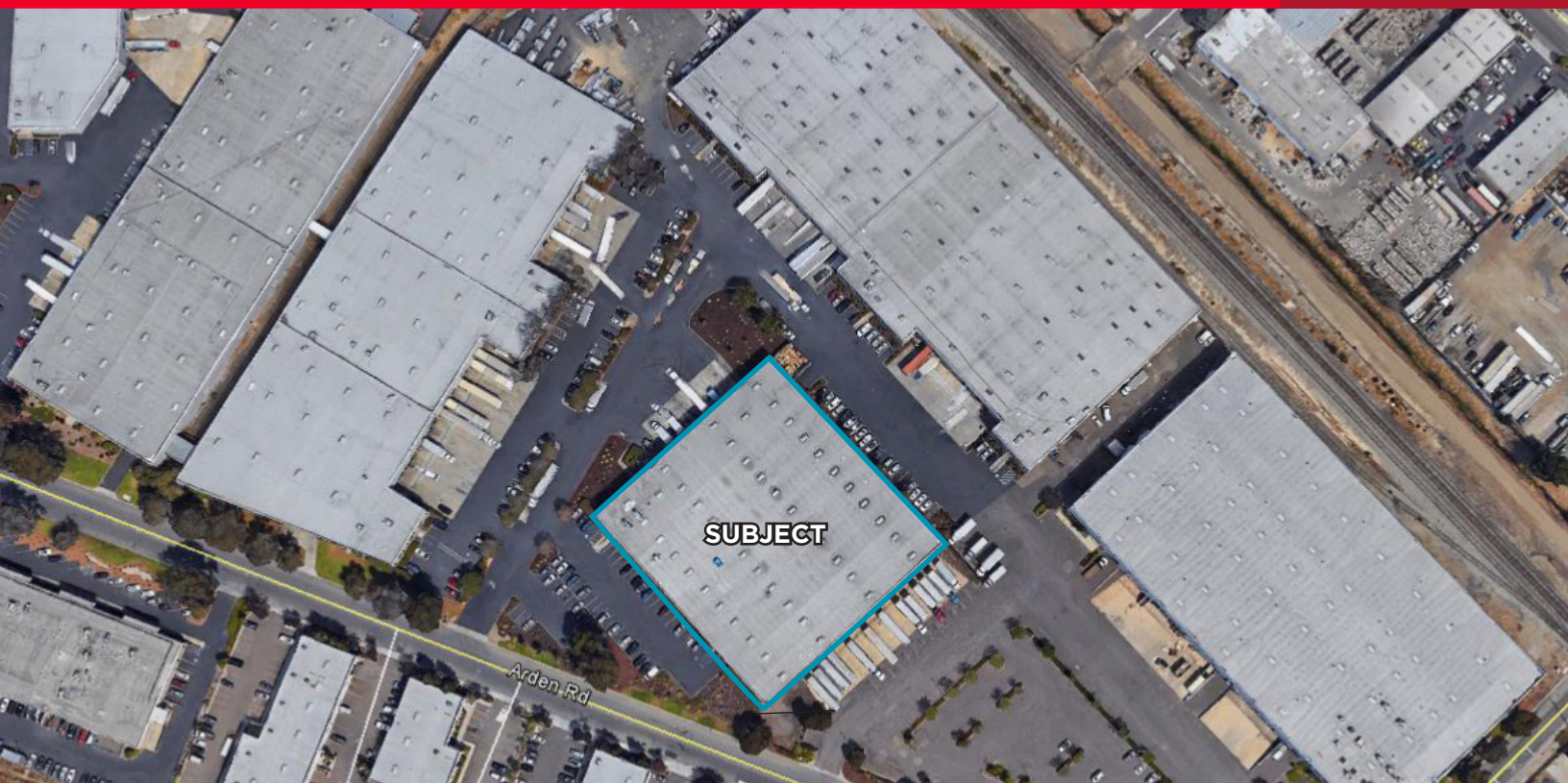




FOR LEASE

3317 Arden Road

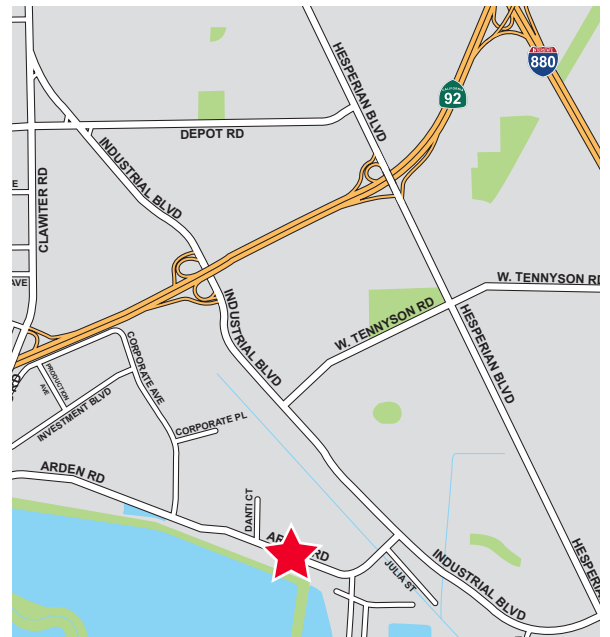
Hayward Gateway Center | Hayward, California



Property Highlights

- ±75,666 SF Free Standing Building with ESFR
- ±3,619 SF of Office Area
- Cross Loading
- 9 Dock High Doors (Can Add Additional Doors)
- 2 Drive In Doors
- 22-24' Clear Height
- ESFR Sprinkler System
- Heavy Power: 1,000 Amps, 277/480 Volt; 3 Phase (Distributed)
- New LED Warehouse Lighting
- Close Access to Hwy 92 & I-880
- Available Now
- Lease Rate: Call Broker

Hayward Gateway Center: 10 building, 1.2 million SF Business Park with future growth and expansion capabilities.



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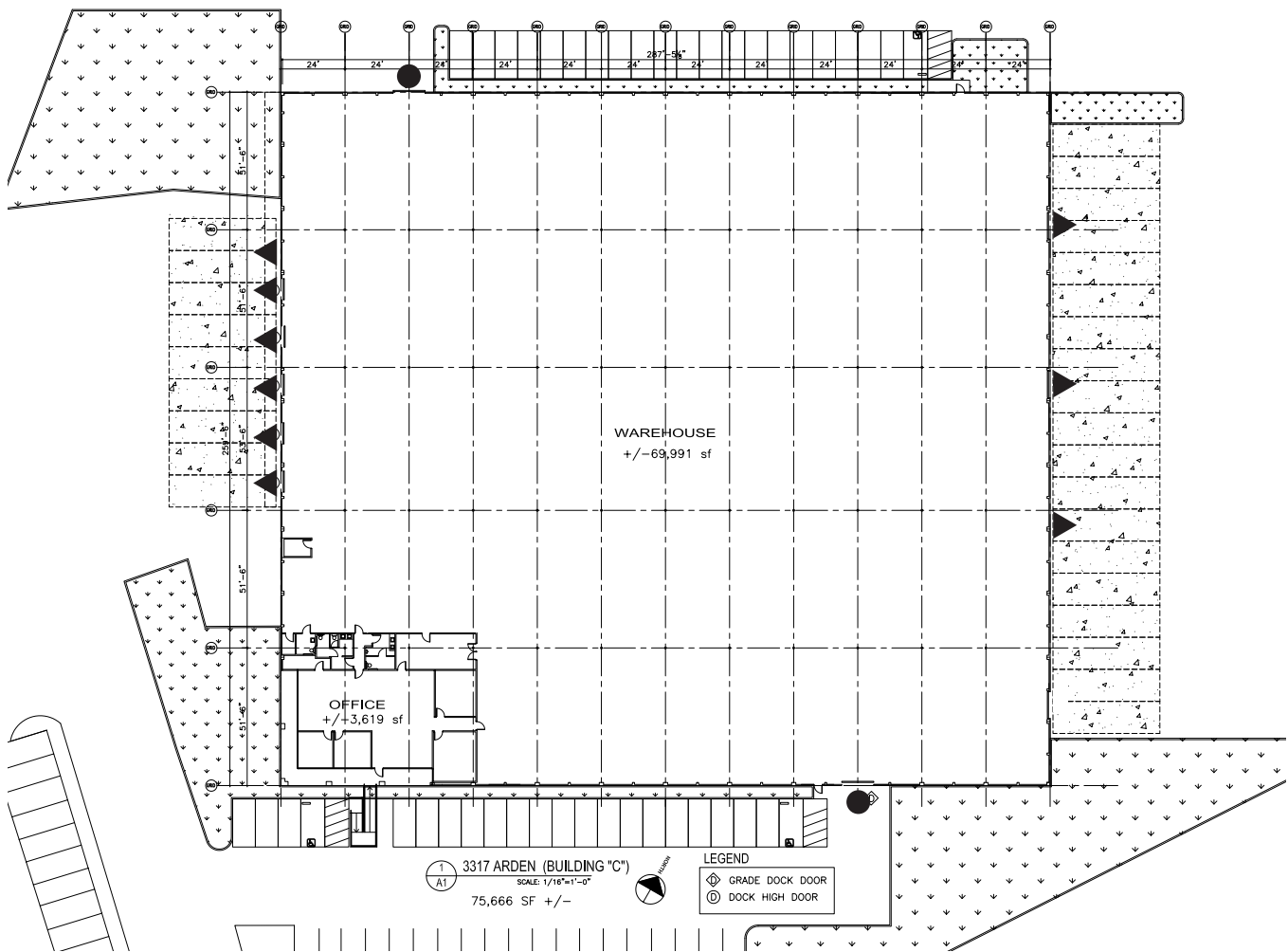
**CUSHMAN &
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FOR LEASE

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Floor Plan



- ▲ Dock High Door
- Grave Level Door

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