

MCCLELLAN PARK

INDUSTRIAL BUILDING

BUILDING

243
G

5337 LUCE AVENUE
MCCLELLAN, CA 95652

BUILDING FEATURES:

TOTAL BUILDING: 544,973 SF
TOTAL AVAILABLE IN BAY G: 34,900 SF

- OFFICE SPACE: 4,000 SF
- COLUMN SPACING: VARIED
- CLEAR HEIGHT: 26'
- GRADE LEVEL DOOR: (15X16) - QTY: 1
- DOCK LEVEL DOORS: (10X10) - QTY: 2
- FIBER READY
- BUILDING SIGNAGE OPPORTUNITY
- AMPLE PARKING: 1:1,000 SF
- ON-SITE SECURITY
- CLOSE PROXIMITY TO WATT & I-80 FREEWAYS
- FULL BROKER COOPERATION
 - RUNWAY TO RICHES INCENTIVE PROGRAM

LOCAL AMENITIES:

- FULL SERVICE HOTEL & CONFERENCE CENTER
- FULL SERVICE AIRPORT AND FBO
- MCCLELLAN FACILITY SERVICES (AVAILABLE FOR CONTRACT)
- ONSITE RESTAURANTS
- REGIONAL TRANSIT SHUTTLE TO LIGHTRAIL



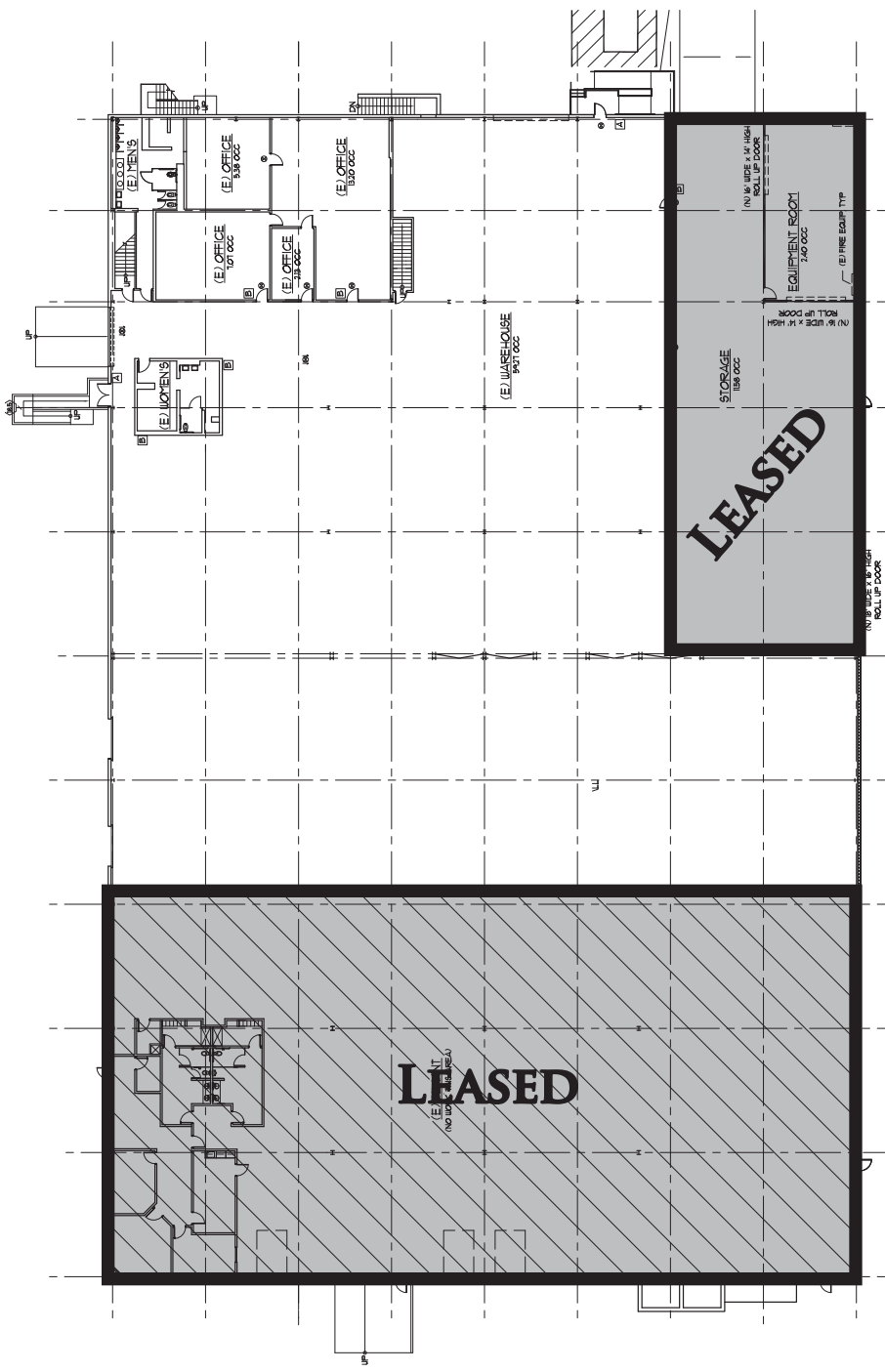
McClellan Park

FOR MORE INFORMATION: 916.965.7100

MCCLELLAN PARK

FLOOR PLAN & LOCATION

BUILDING
243
G



**5337 LUCE AVENUE
MCCLELLAN, CA 95652**

**FROM WATT AVENUE
NORTH:**

- › LEFT ON PEACEKEEPER WAY
- › RIGHT ON LUCE AVENUE

**COME TO
5337 LUCE AVENUE**

**MCCLELLAN PARK IS LOCATED
WITHIN MINUTES OF LOCAL
FREEWAYS.**

**RT PROVIDES TRANSIT
THAT LINKS YOU FROM THE
PARK TO THE LOCAL LIGHTRAIL.**

CONTACT:

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