

McCLELLAN PARK

INDUSTRIAL BUILDING

BUILDING

359



**5108 BAILEY LOOP
McCLELLAN, CA 95652**

BUILDING FEATURES:

TOTAL BUILDING: 3,525 SF

- ° CLEAR HEIGHT: 14'
- ° 2 GRADE LEVEL DOOR: 12X12
- ° FIBER READY
- ° BUILDING SIGNAGE OPPORTUNITY
- ° AMPLE PARKING: 1:1,000
- ° 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



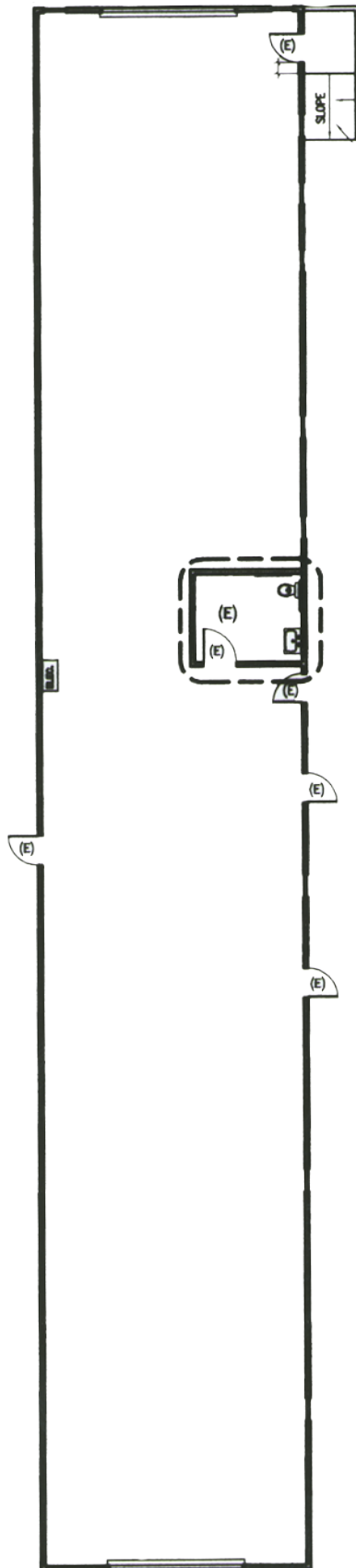
FOR MORE INFORMATION: 916.965.7100

MCCLELLAN PARK

FLOOR PLAN & LOCATION

BUILDING

359



**5108 BAILEY LOOP
MCCLELLAN, CA 95652**

**FROM WATT AVENUE
NORTH:**

- › LEFT ON PEACEKEEPER WAY
- › LEFT ON DUDLEY BLVD
- › RIGHT ON 48TH STREET

**COME TO
5108 BAILEY LOOP
(BUILDING ON RIGHT)**

**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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