

McCLELLAN PARK

BUILDING

814

INDUSTRIAL BUILDING

**3216 PALM STREET
McCLELLAN, CA 95652**



BUILDING FEATURES:

TOTAL BUILDING: 5,704 SF
TOTAL AVAILABLE: 2,704 SF

- DEAD STORAGE
- COLUMN SPACING: FREE SPAN
- CLEAR HEIGHT: 18'
- GRADE LEVEL DOOR: 8X10
- 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



McClellan Park

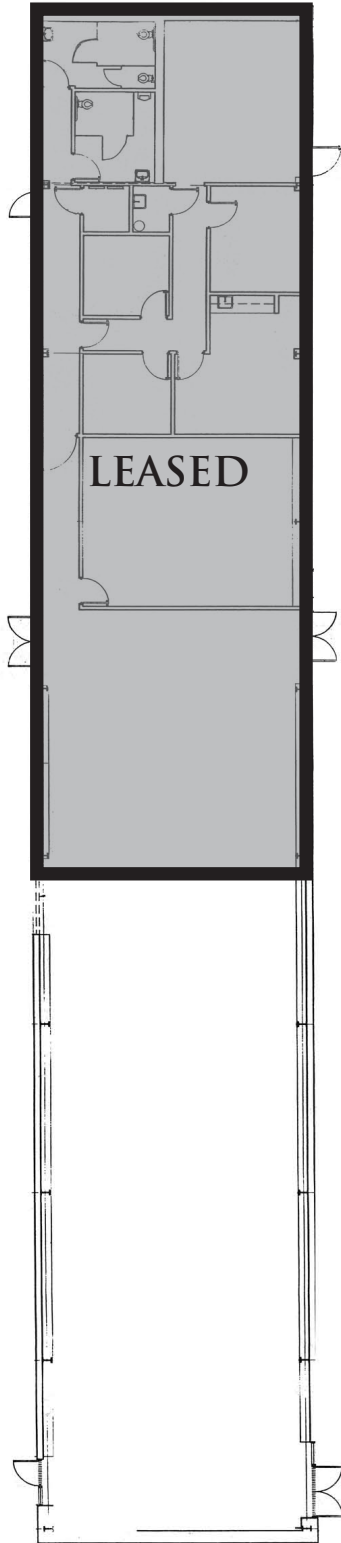
FOR MORE INFORMATION: 916.965.7100

MCCLELLAN PARK

FLOOR PLAN & LOCATION

BUILDING

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**3216 PALM STREET
MCCLELLAN, CA 95652**

**FROM WATT AVENUE
NORTH:**

- › LEFT ON PALM STREET
- › CROSS DUDLEY BLVD.

**COME TO
3216 PALM STREET**

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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