

3787

SPINNAKER COURT

FREMONT, CALIFORNIA

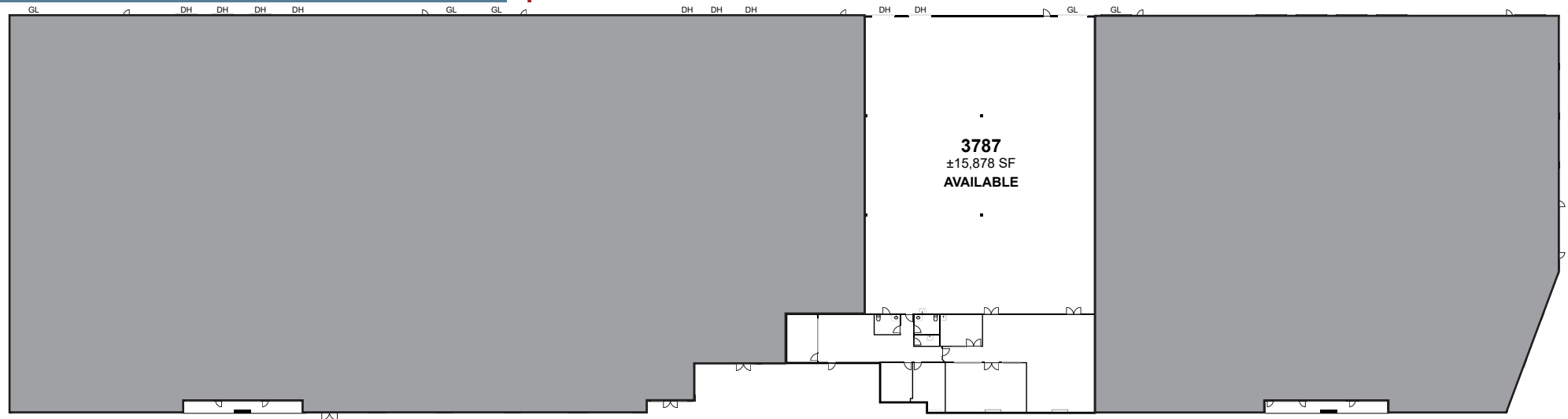


±15,878 SF
AVAILABLE INDUSTRIAL SPACE

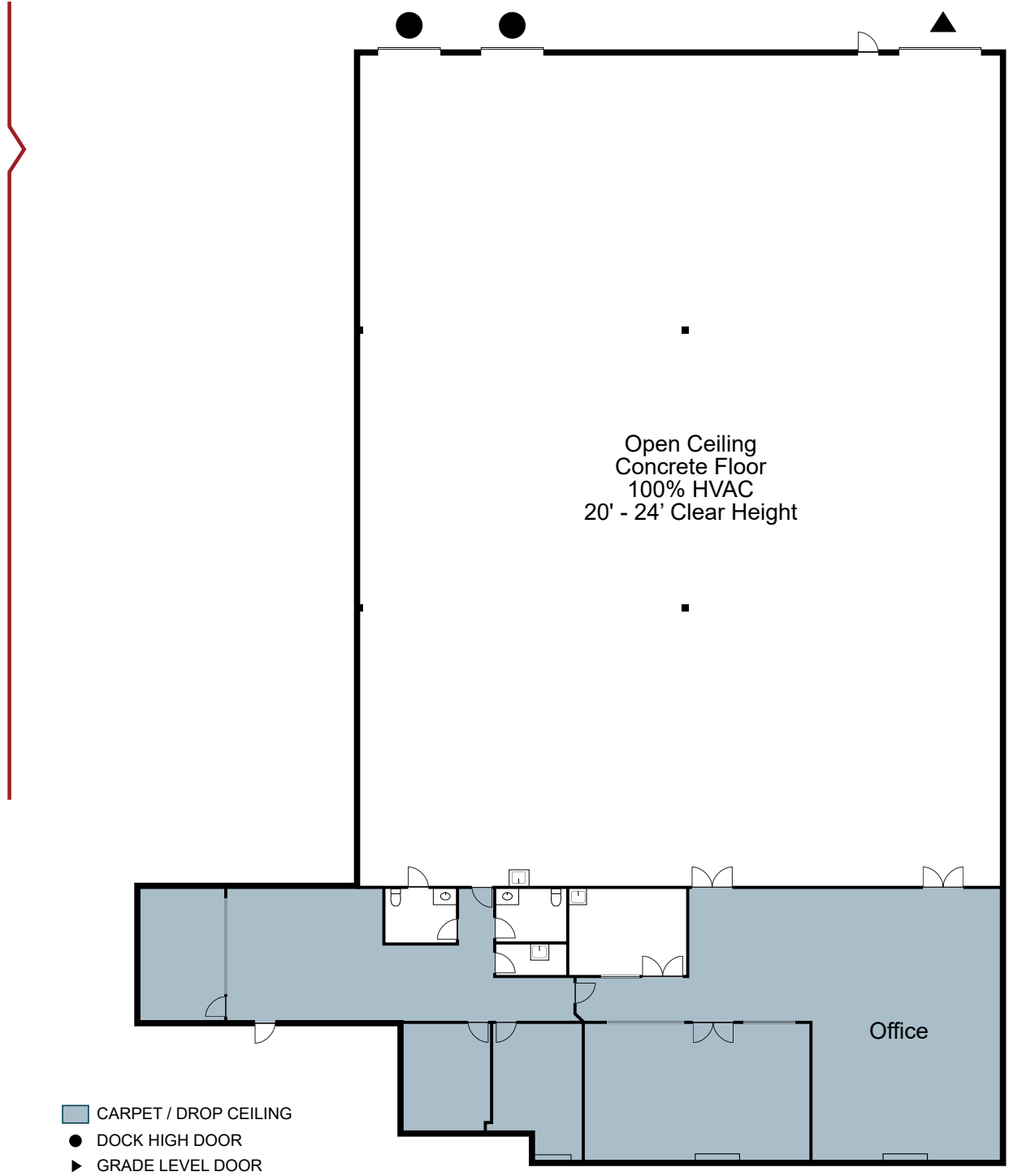
LBA Logistics  **CBRE**

PROPERTY HIGHLIGHTS

- ±15,878 SF Industrial Building
- 400 Amps @ 480/277V 3-Phase 4-Wire (Subject to Tenant Verification)
- 2 Dock High Doors
- 1 Grade Level Door
- ±20' - 24' Clear Height
- 100% HVAC – 40 Tons
- 2.85/1,000 Parking Ratio
- Available December 1, 2022 with Potential for Earlier Occupancy



3787 SPINNAKER COURT FLOOR PLAN



- CARPET / DROP CEILING
- DOCK HIGH DOOR
- ▶ GRADE LEVEL DOOR

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