



# For Lease

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## Colliers

1999 Harrison Street, Suite 1750  
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## San Leandro Business Park

1525 Alvarado Street | San Leandro, CA

### Property Description

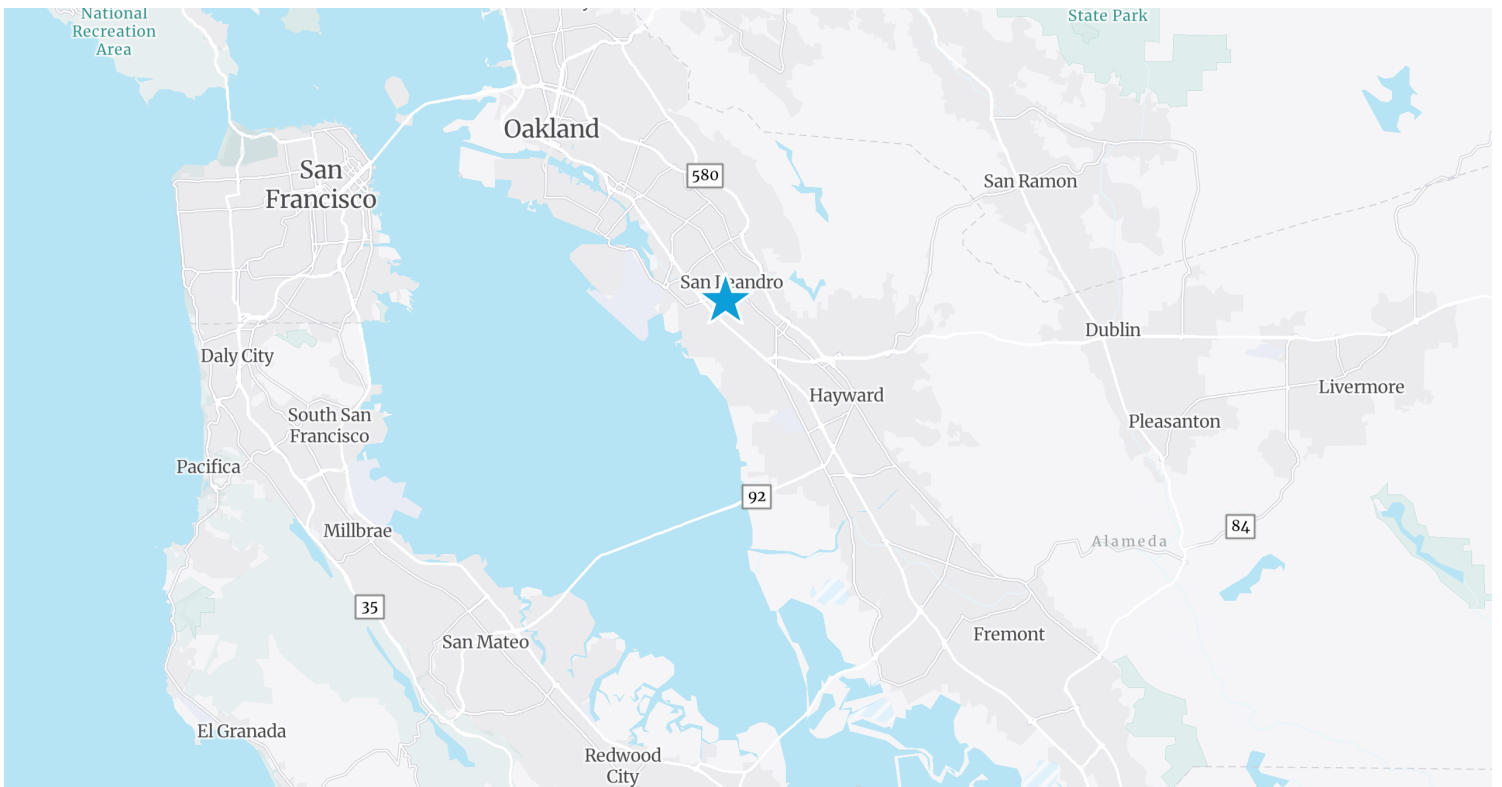
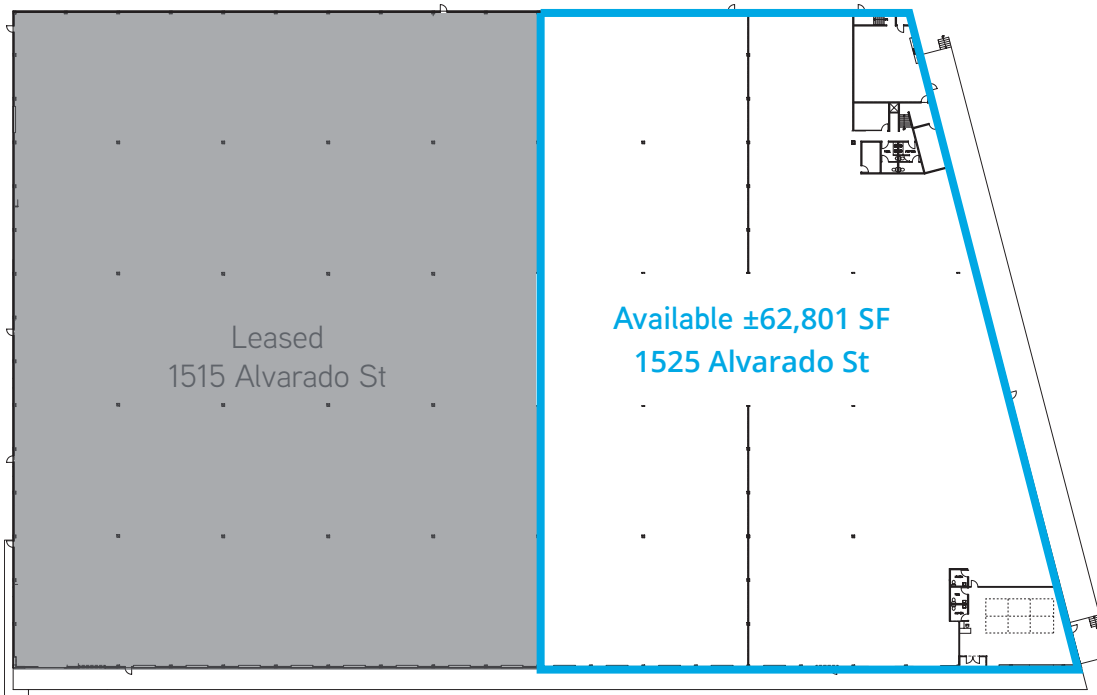
Approximately ±62,801 sq. ft. portion of a larger warehouse / distribution facility, with the ability to expand within the ±275,975 square foot San Leandro Business Park.

### Property Features

- Approximately 3,000 SF of office including warehouse break room
- One (1) grade-level door
- Twelve (12) dock-high positions
- ±28'-30' interior ceiling clearance
- Fully sprinklered
- Well-landscaped business park setting
- Immediate access to I-880 via Davis St. or Marina Blvd.
- Close proximity to the Port of Oakland and Oakland Int'l Airport
- Available Now
- Call Brokers for tour

Lease Rate: \$1.25 NNN/PSF

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# For Lease

Light Industrial/Office Space

## San Leandro Business Center

1645-1655 Alvarado Street  
San Leandro, CA

Colliers

Accelerating success.

LBA Logistics 

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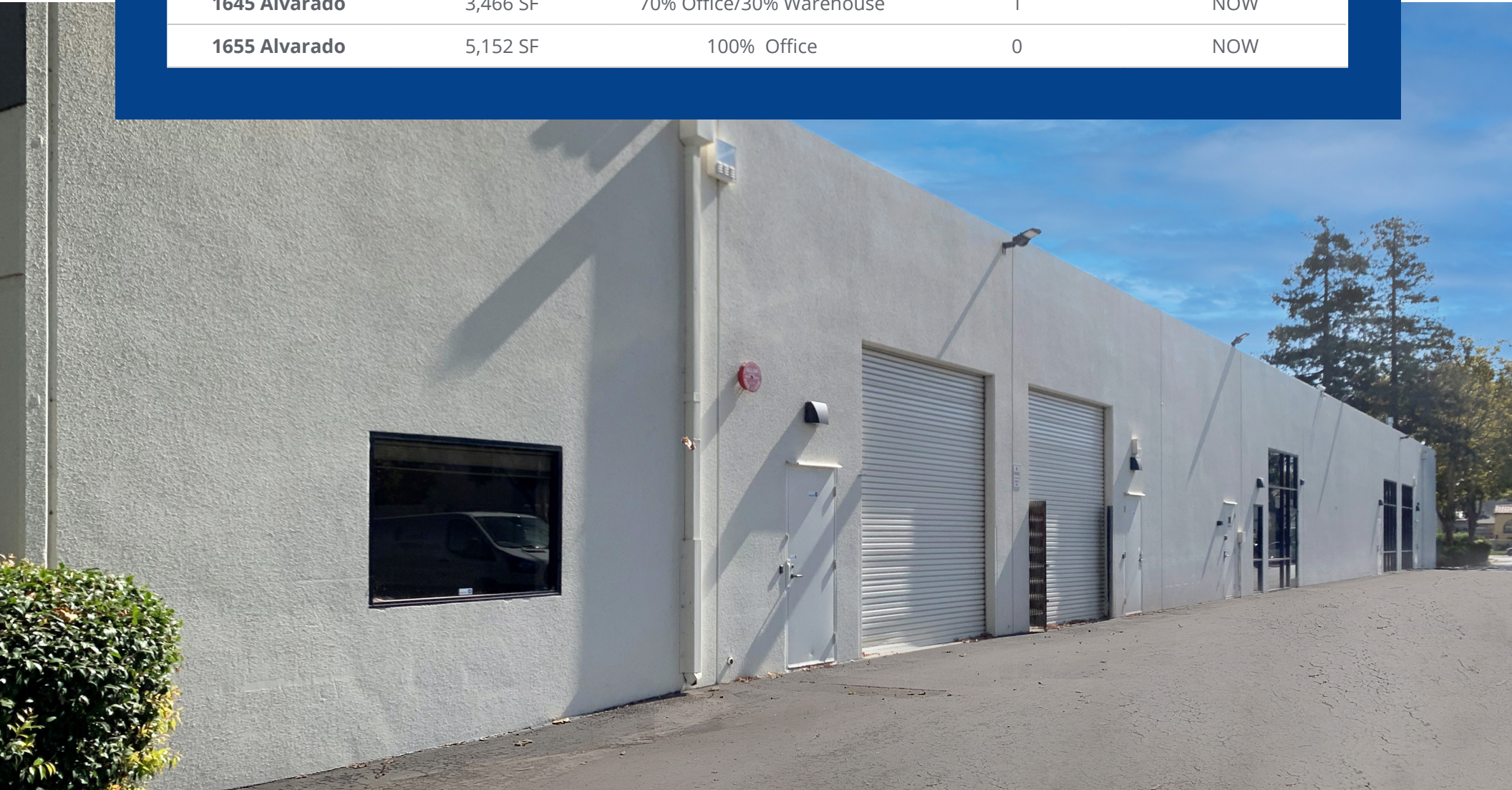
- Ability to expand within the ±275,975 square foot business park
- Immediate access to San Leandro BART
- Easy access to I-880
- Close to the Port of Oakland and the Oakland International Airport

## Features & Amenities

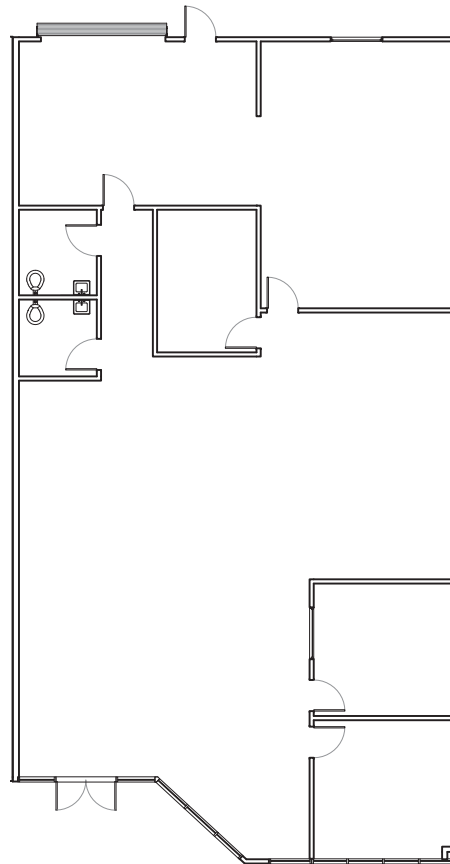


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Unit	SF	Office	GL	Avail.
1645 Alvarado	3,466 SF	70% Office/30% Warehouse	1	NOW
1655 Alvarado	5,152 SF	100% Office	0	NOW



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1645 Alvarado	3,466 SF	70% Office/30% Warehouse	1	NOW



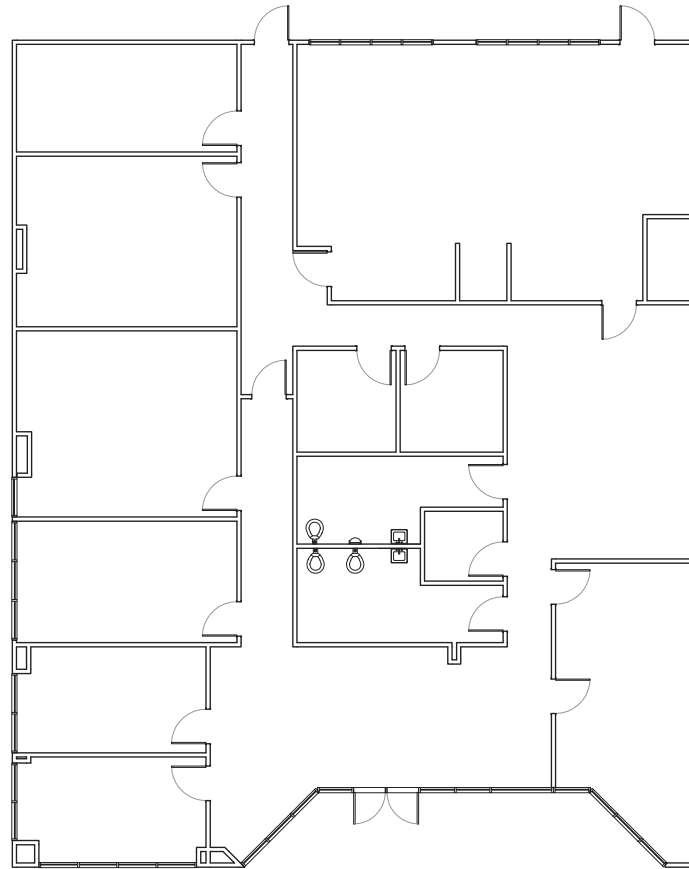
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The Colliers logo consists of the word "Colliers" in a white serif font, centered within a white rounded rectangle. Below the rectangle are three horizontal bars in yellow, red, and blue.

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A photograph of the San Leandro Business Center, a modern, single-story office building with a dark grey upper section and a white lower section. The building features large glass windows and is surrounded by mature trees and a paved parking lot. The sky is clear and blue.

**San Leandro Business Center**

1645-1655 Alvarado Street  
San Leandro, CA

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Light Industrial Space

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San Leandro, CA 94577

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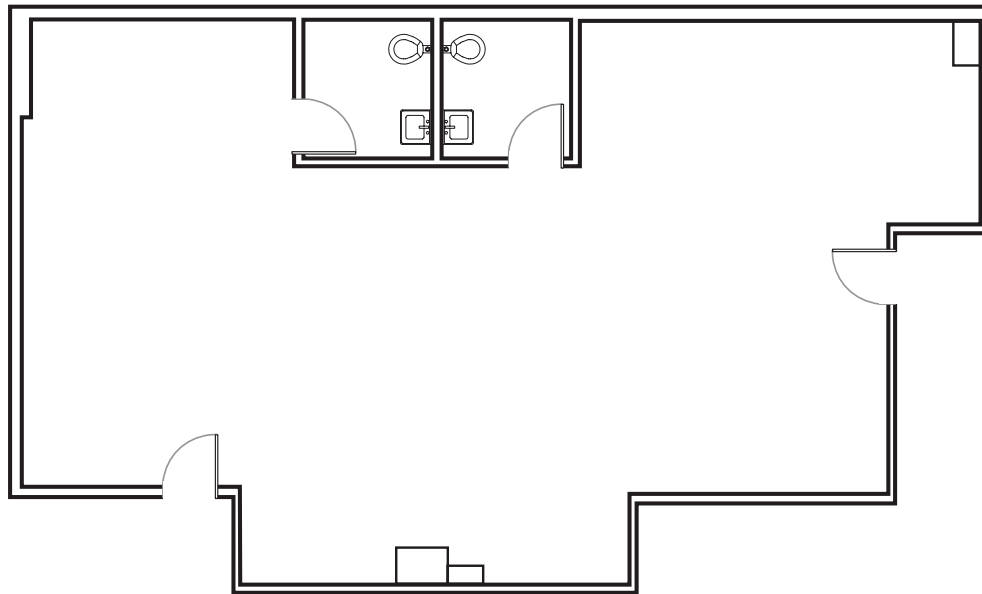


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Unit	SF	Office	GL	Avail.	Rate
<b>1670 Alvarado, Unit 10</b>	1,830 SF	100% Office	0	NOW	\$1.65 psf/month NNN
<b>1670 Alvarado, Unit 14</b>	1,337 SF	Reception, Two (2) private offices	1	10/01/24	\$1.65 psf/month NNN



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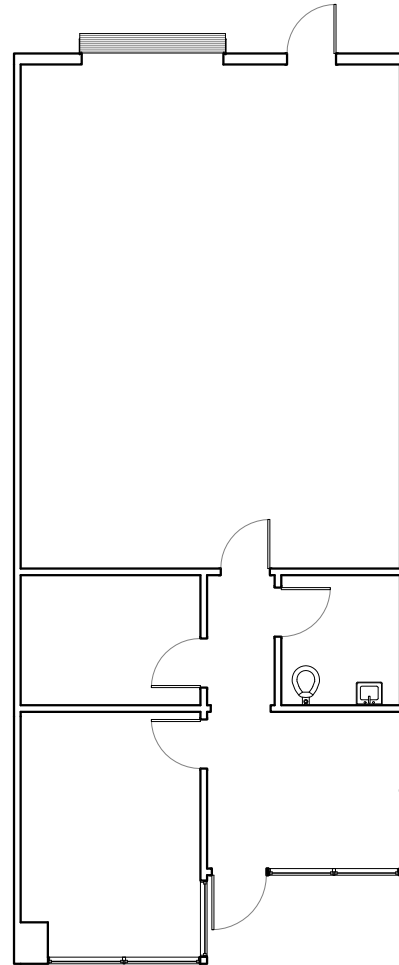
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Unit	SF	Office	GL	Avail.	Rate
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