

3777
SPINNAKER COURT
FREMONT, CALIFORNIA

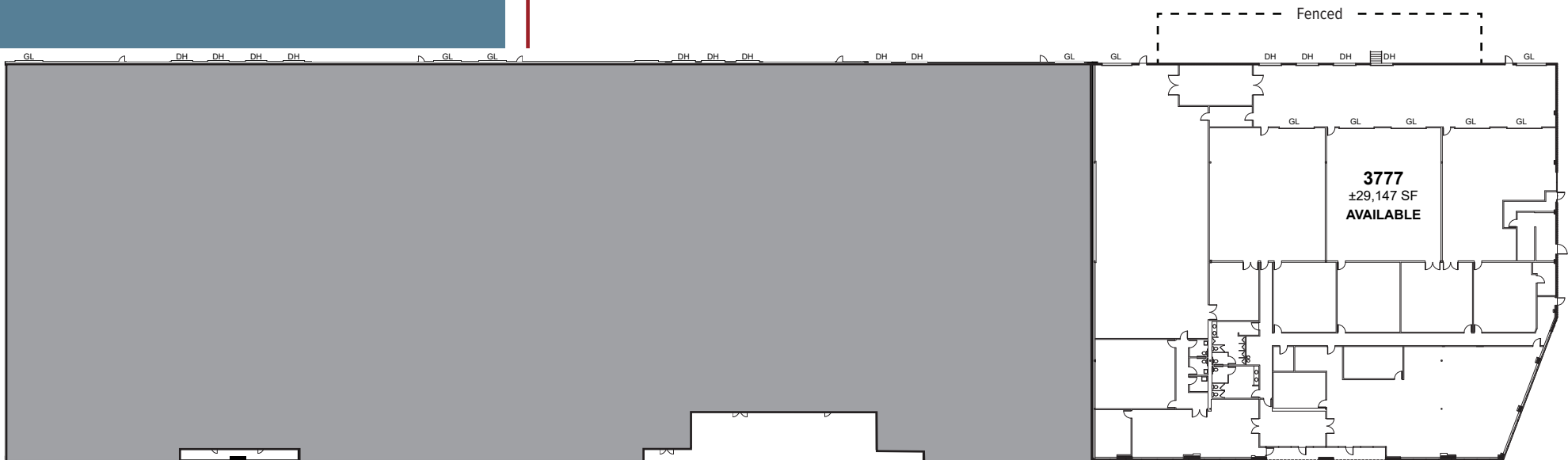


±29,147 SF
AVAILABLE INDUSTRIAL SPACE

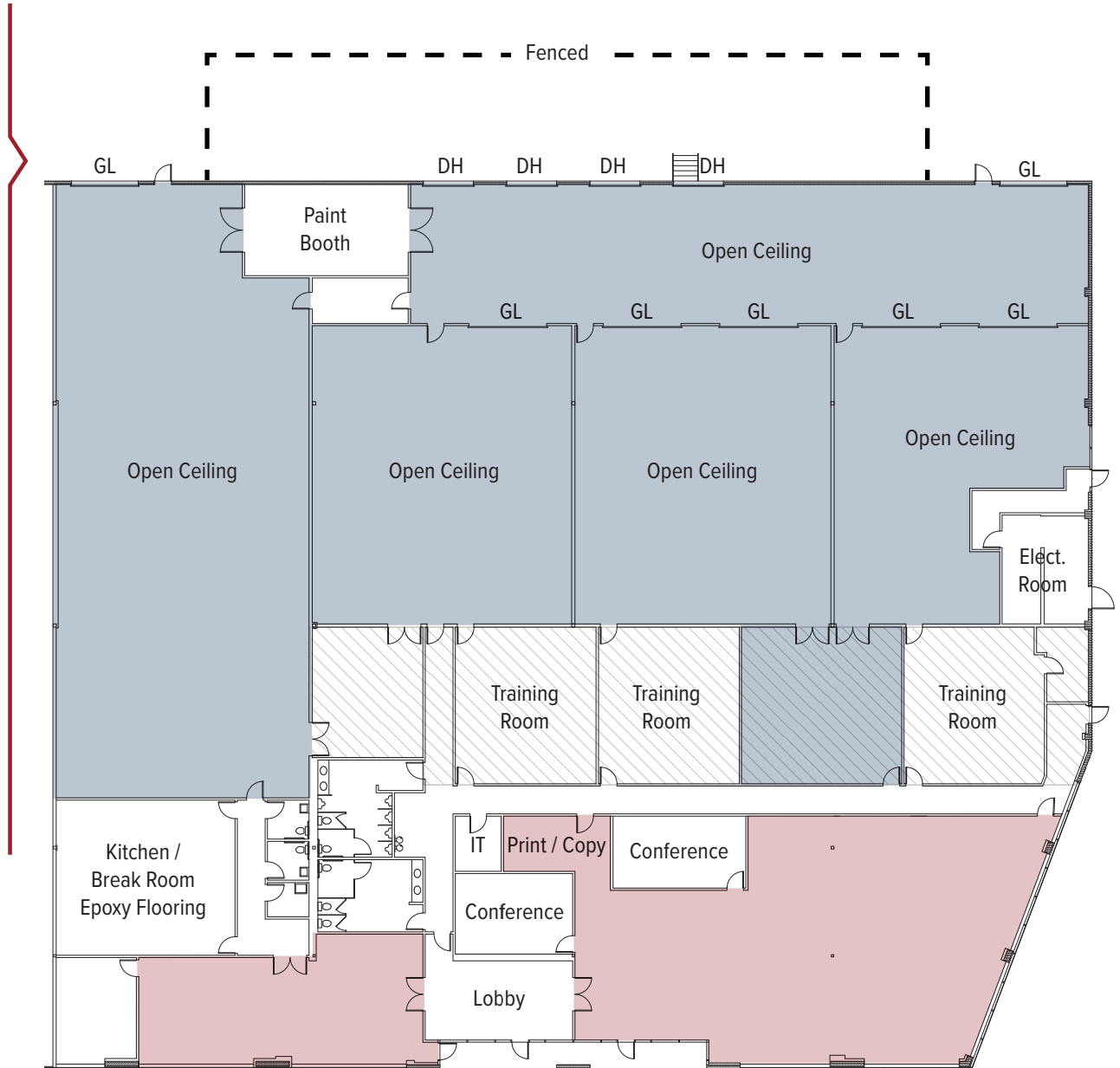
LBA Logistics  **CBRE**

PROPERTY HIGHLIGHTS

- ±29,147 SF Industrial Space
- 2,000 Amps @ 480/277V 3-Phase 4-Wire (Subject to Tenant Verification)
- 4 Dock High Doors
- 2 Grade Level Doors
- ±22' - ±24' Clear Height
- 180 Tons HVAC
- Fenced, Secured Rear Yard
- 2.85/1,000 Parking Ratio
- Available January 1, 2025



3777 SPINNAKER COURT FLOOR PLAN



NOT TO SCALE

- 11' Drop Ceiling Office
- HVAC Epoxy Flooring
- 2nd Floor Steel Mezzanine Storage with Elevator Lift



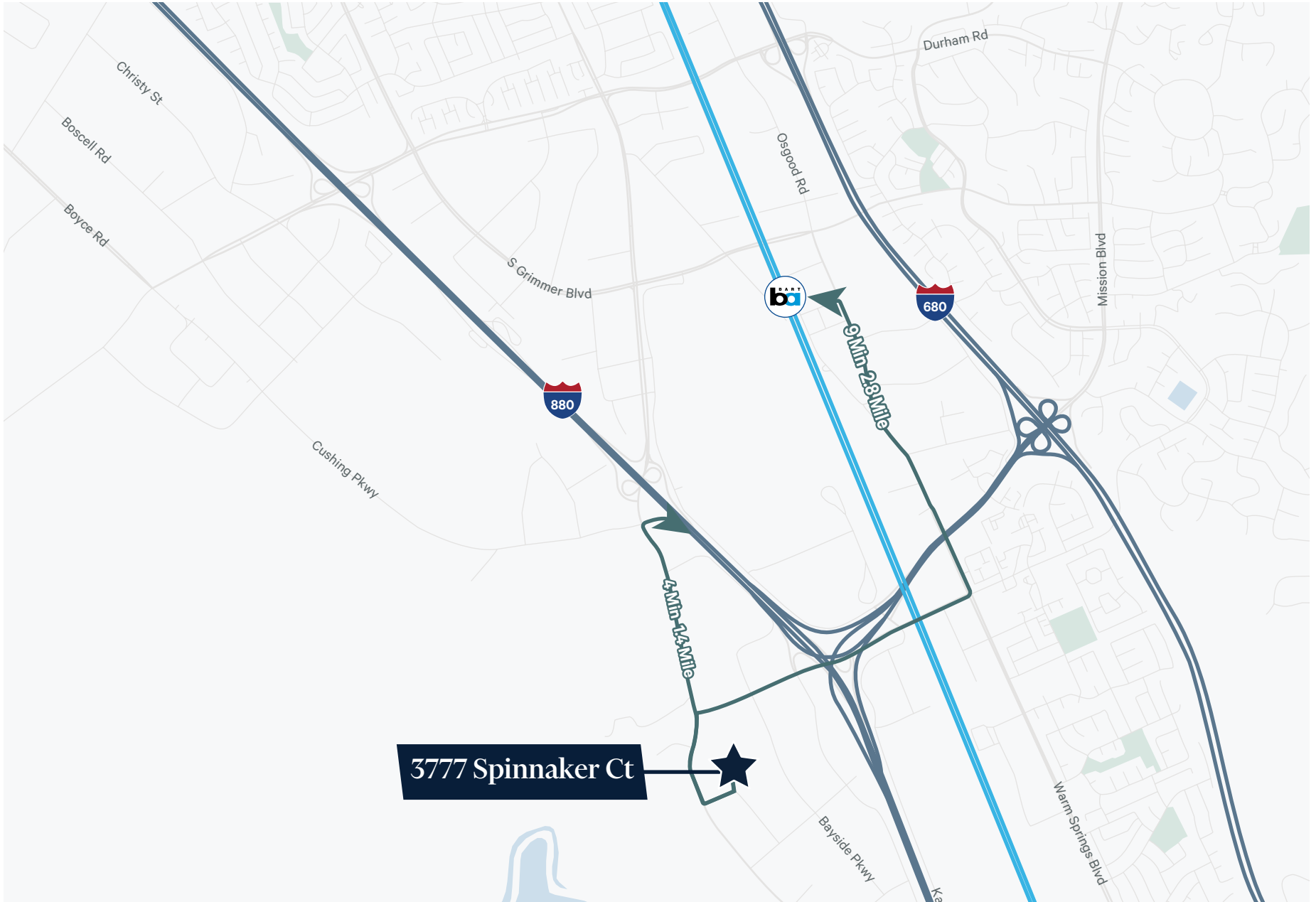
NEARBY AMENITIES

MAP



HIGHWAY ACCESS

MAP





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