

WAREHOUSE & OFFICE SPACE FOR LEASE

3801 W PACIFIC AVE - UNIT A
Sacramento, CA 95820

±1,406 SF of Warehouse

± 994 SF of Office

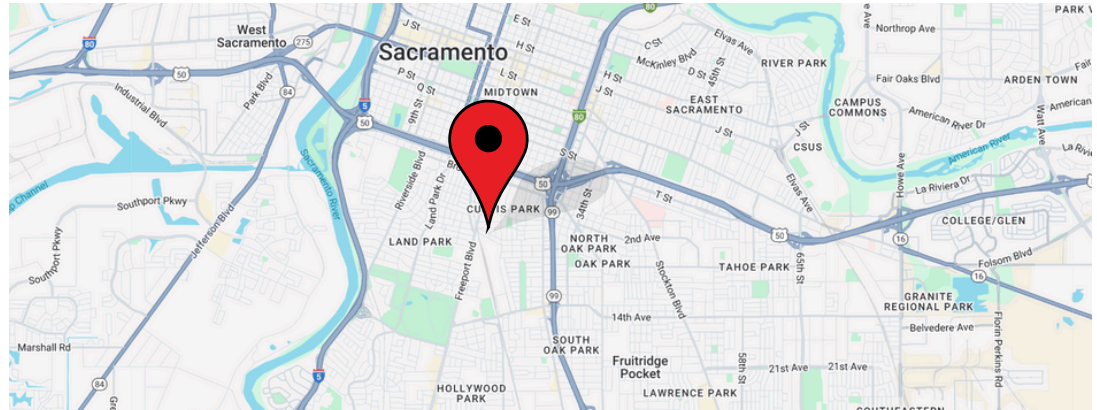
Bonus Mezzanine Level

Private Restroom

One 10'x10' roll up door

Zoned C-4-R - Heavy Commercial

Available now!



ANTONIA GIAOURIS

Executive Director of Leasing

Antonia.Giaouris@Clire.com | (916) 457 - 9900 x 6

±2,400 SF
Rentable

\$1.10/SF/MO
+\$680 NNN

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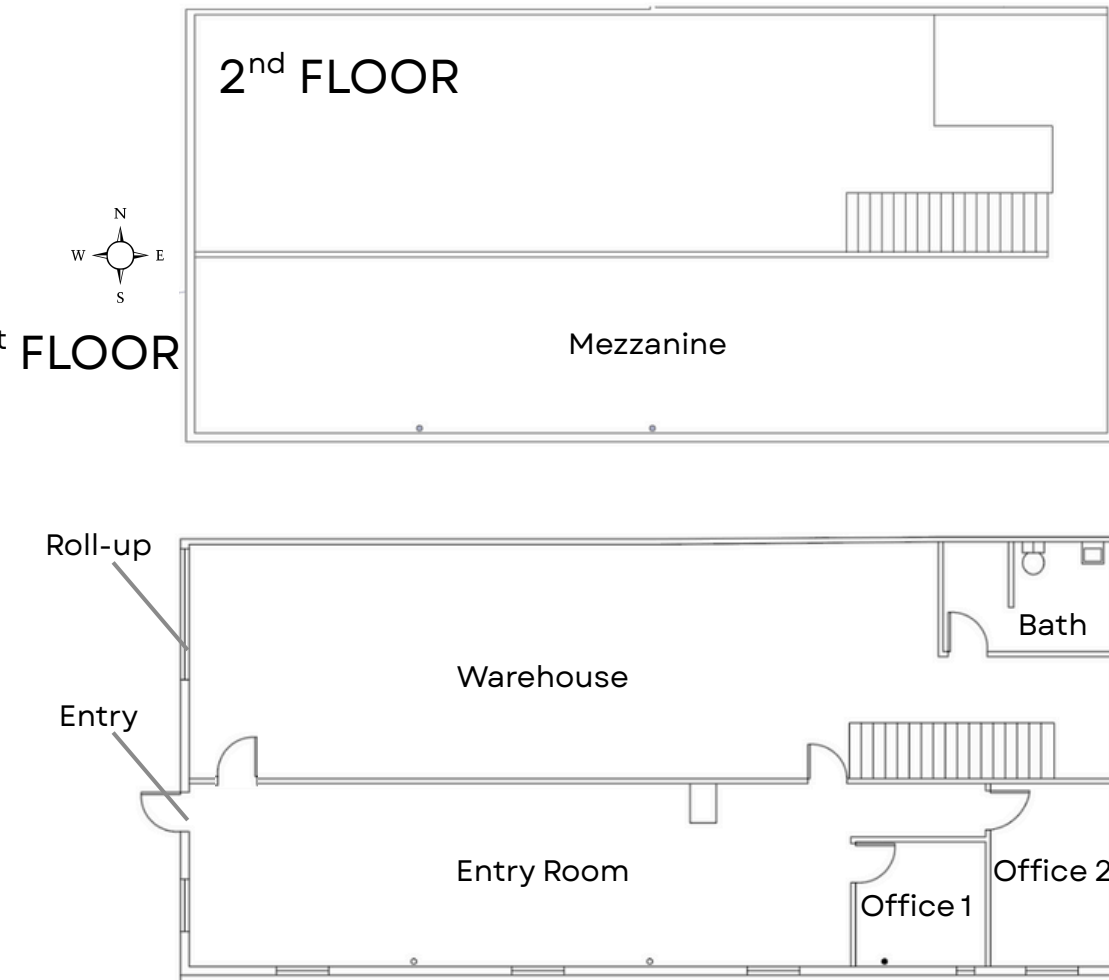
Information herein deemed reliable but not guaranteed. References to any values are approximate. Floor Plans and Site Plans are not to scale. Lessee should conduct independent verification of all matters deemed to be material. Listed rate may not include certain utilities, building services and property expenses. All approvals, permits, and compliance with applicable codes are the responsibility of the lessee.



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SUITE HIGHLIGHTS

- Electric: 100 amp 3 phase
- 2 private offices
- 1 private single occupant restroom
- Large bonus mezzanine level
- 10' x 10' roll-up door
- Warehouse 18' clear ceiling height
- Plenty of parking in front
- Central heating and cooling system
- Pre-installed security cameras
- Heavy duty steel covered security windows
- Rent total: \$3,320
 - Base: \$2,640 (\$1.10/sf)
 - NNN: \$680

[VIEW VIDEO TOUR](#)

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ENTRY ROOM



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PRIVATE OFFICES



Office #1
±90 SF



Office #2
±131 SF

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WAREHOUSE



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FOR LEASE

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MEZZANINE



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AERIAL



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OTHER AVAILABLE PROPERTIES

Sacramento CA Region

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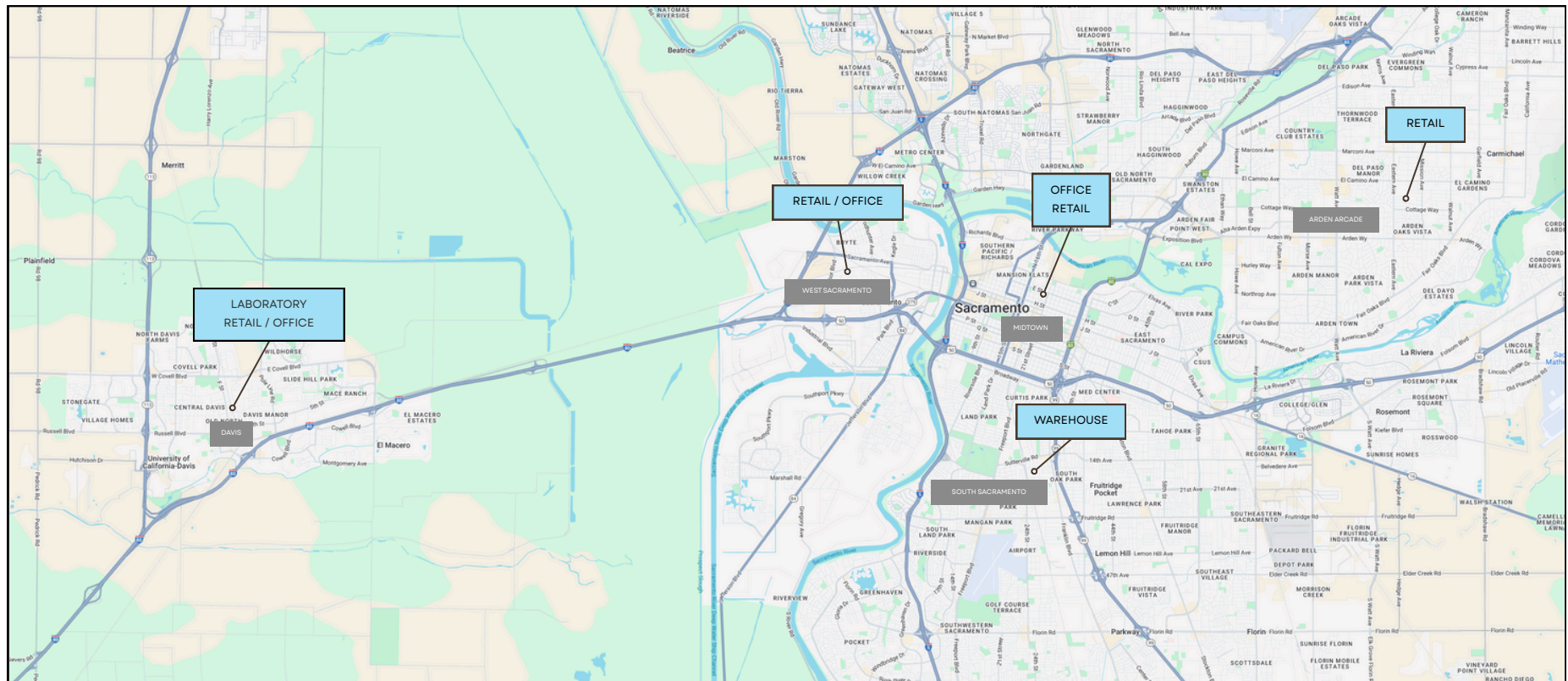
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[VIEW LOOPNET LISTING](#)

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**SPLIT OFFICE & INDUSTRIAL
SPACE AVAILABLE FOR LEASE**
Schedule a tour today!

Not quite what you're looking for? Give us a call – we may have something else that fits your needs.

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