

INDUSTRIAL SPACE FOR LEASE

4370 24TH ST - UNIT B
Sacramento, CA 95822

Zoned: C4 - Heavy Commercial

12' x 12' Roll Up Door

Access directly from 24th Street

Easy Access to FWY 5, 50, 80 & 99, & Light Rail

Available now!

[VIEW LOOPNET LISTING](#)

ANTONIA GIAOURIS

Executive Director of Leasing

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



± 2,559 SF
Rentable

\$2,380/mo
+\$560 NNN

clire.com

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.



FOR LEASE

4370 24TH ST - UNIT B

Sacramento, CA 95822



PROPERTY DETAILS

- Construction: Metal
- Zoned: C4 - Heavy Commercial
- Electric: 150 amp, 208Y/120 VAC, 3 phase, 4 wire
- Sprinklered
- Clear Height: 16'
- 1.81 AC lot, 11,000 SF building
- Easy Access to FWY 5, 50, 80 & 99, & Light Rail
- Common area restrooms
- Lease term: 5 years
- Unit B rent total: \$2,940
 - Base: \$2,380 (\$0.93/SF)
 - NNN: \$560 (\$0.22/SF)

ANTONIA GIAOURIS

Executive Director of Leasing
Antonia.Giaouris@Clire.com
(916) 457 - 9900 x 6

clire.com

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.



FOR LEASE

4370 24TH ST - UNIT B

Sacramento, CA 95822

UNIT PHOTOS



clire.com

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.

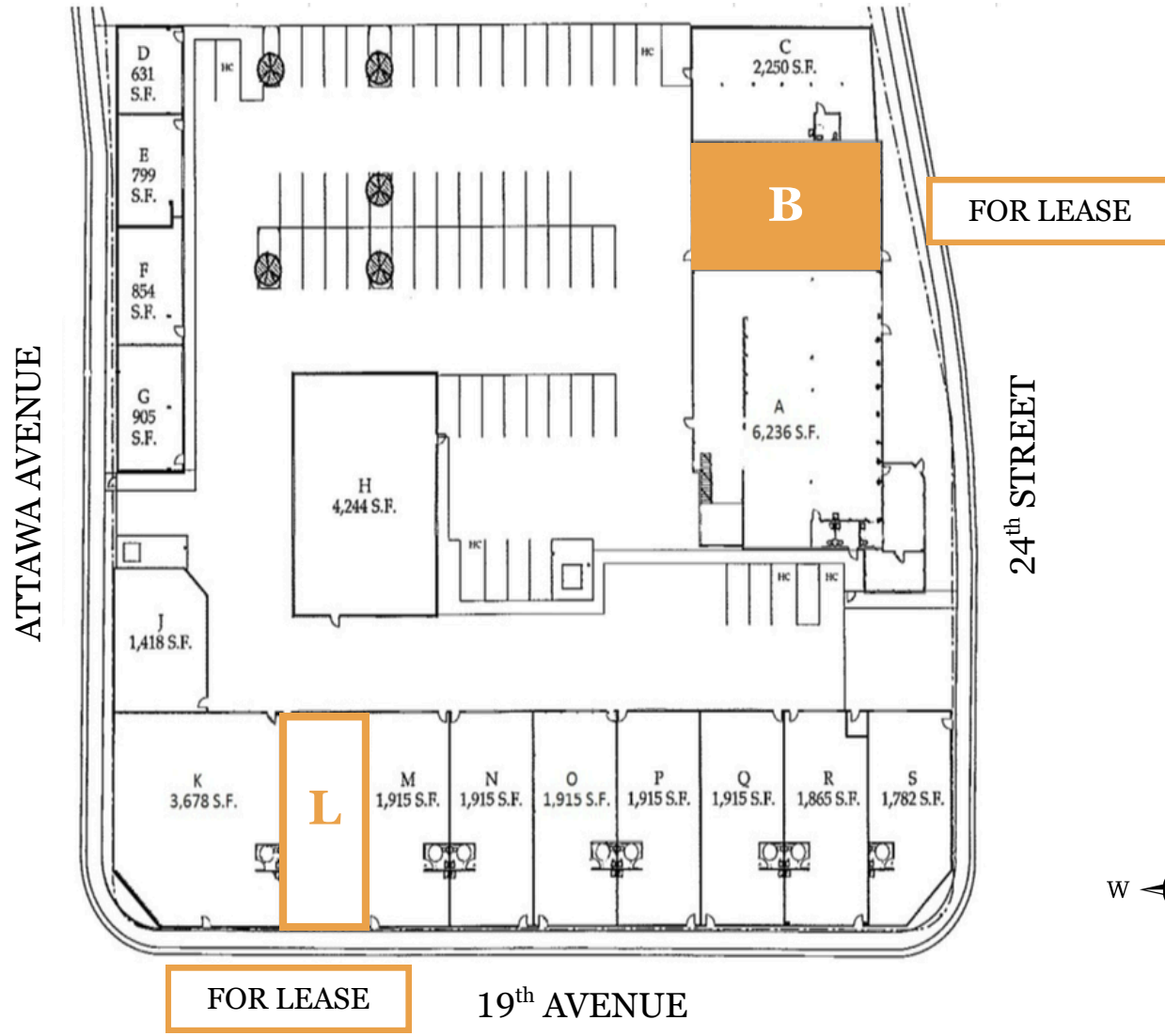


FOR LEASE

4370 24TH ST - UNIT B

Sacramento, CA 95822

SITE PLAN



clire.com

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.



FOR LEASE

4370 24TH ST - UNIT B

Sacramento, CA 95822

LOCATION HIGHLIGHTS



clire.com

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.



OTHER AVAILABLE PROPERTIES

Sacramento CA Region

ANTONIA GIAOURIS

Executive Director of Leasing

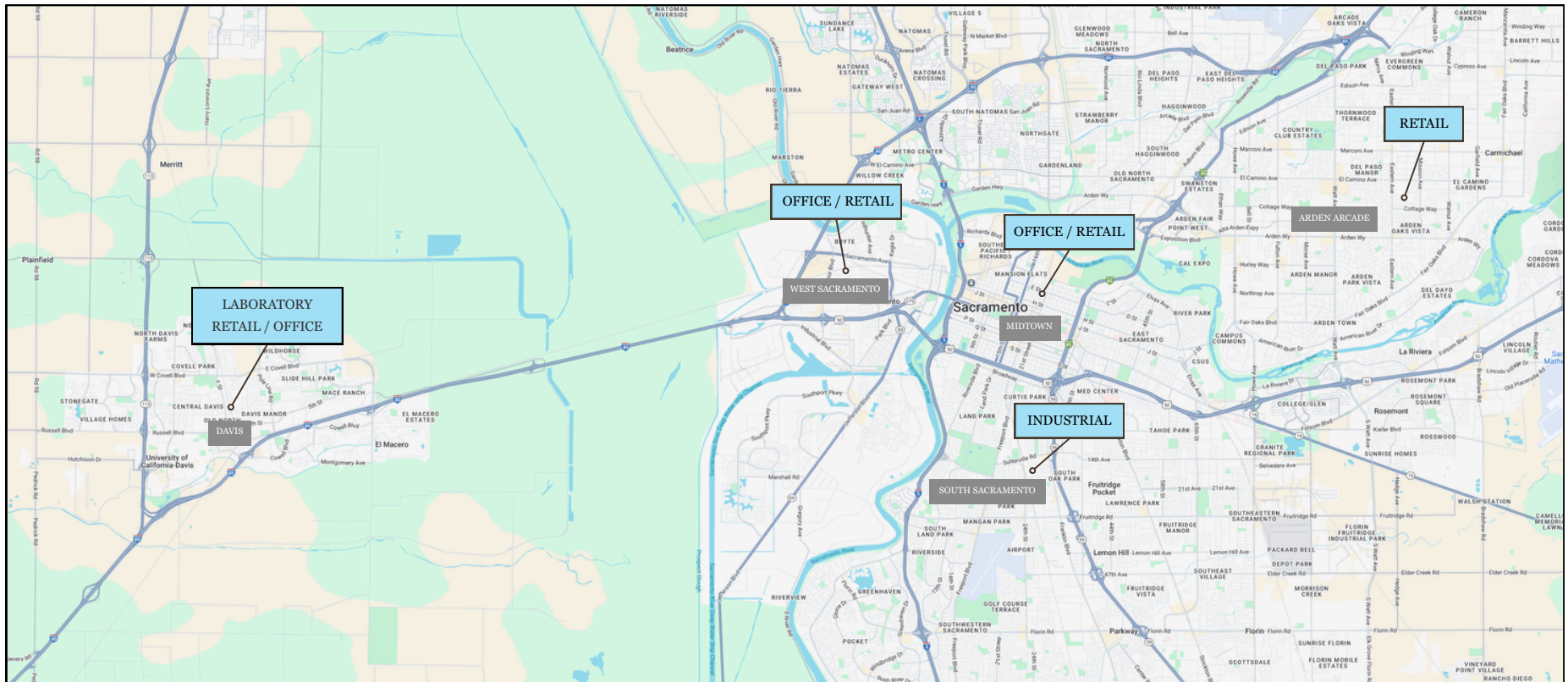
Antonia.Giaouris@Clire.com | (916) 457 - 9900 x 6

[View All Retail](#)

[View All Offices](#)

[View All Industrial](#)

[View All Laboratories](#)

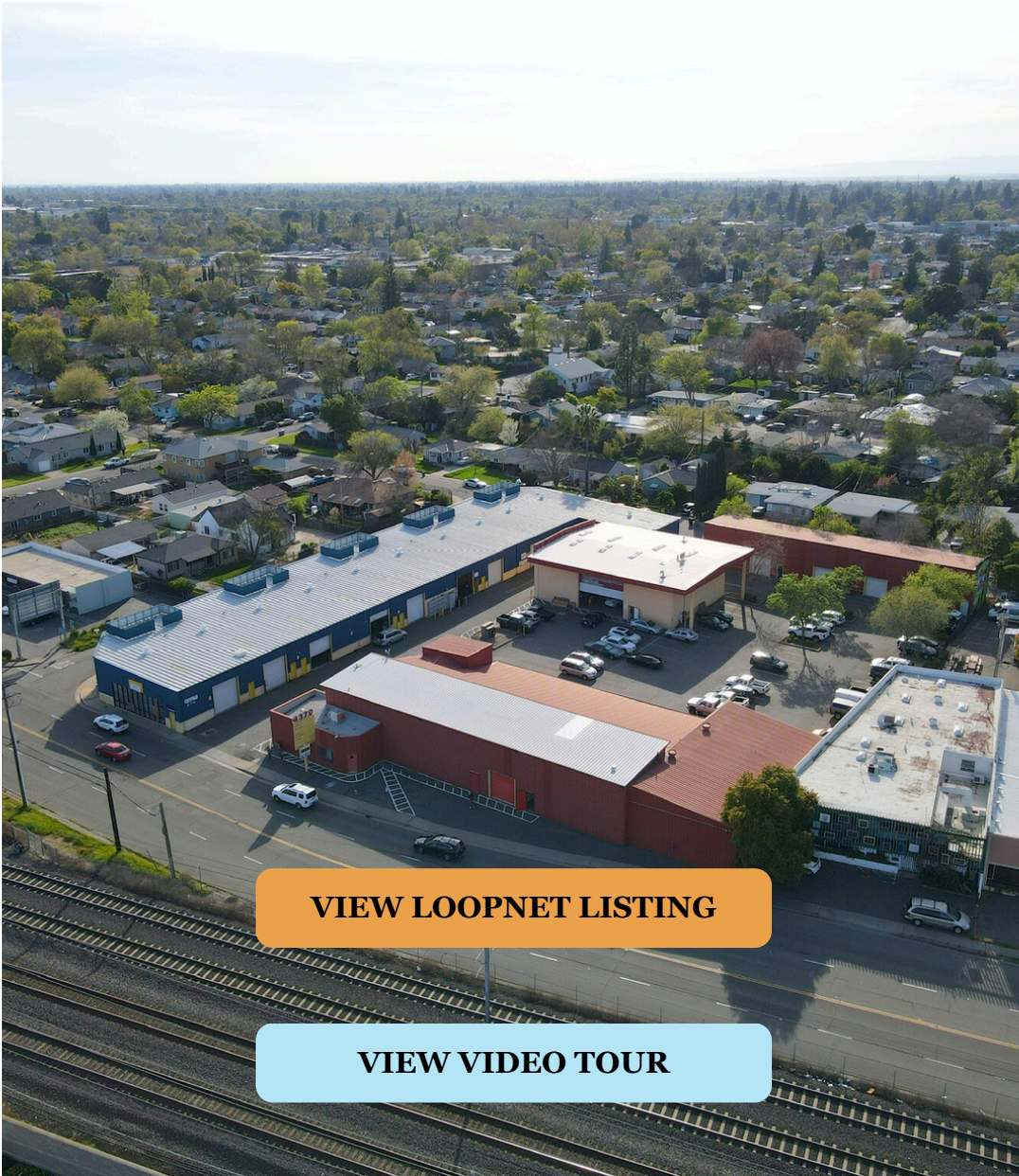


[View All Available Properties](#)

clire.com

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.





[VIEW LOOPNET LISTING](#)

[VIEW VIDEO TOUR](#)

4370 24TH ST - UNIT B
Sacramento, CA 95822

**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.

ANTONIA GIAOURIS

Executive Director of Leasing
Antonia.Giaouris@Clire.com
(916) 457 - 9900 x 6

clire.com

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.

