

# 92-CLAWITER BUSINESS COMPLEX > THREE-BUILDINGS

At San Mateo Bridge Approach Freeway Frontage

NORTHEAST INTERSECTION - HWY 92 & CLAWITER RD, HAYWARD, CA



## Highlights

- > Three buildings
- > Nearly 200,000 SF
- > 9+ acres
- > High visibility along Highway 92 & Clawiter Road
- > Freeway signage on buildings stands out
- > Large secured yards and truck staging areas
- > Dock-high doors & Grade-level loading
- > Heavy power throughout
- > Uses include Industrial Equipment, Office and Warehouse
- > For additional future availability information, contact Dan Bergen

(Any proposed uses need to be confirmed with the City for appropriate zoning)

## Traffic Counts (2017)

- > Hwy 92 Westbound 113,000
- > Hwy 92 Eastbound 113,000
- > Building & yard alongside Hwy 92
  - Visibility - Location
  - Exposure - Location
  - Access - Location
- > Equipment storage ✓+
- > Vehicle parking ✓+
- > Truck staging ✓+
- > Product display ✓+

Information contained herein has been obtained from the owners or from other sources we deem reliable. We have no reason to doubt its accuracy but regret we cannot guarantee it. All Properties subject to change or withdrawal without notice.

DAN BERGEN  
Colliers International  
+1 925 227 6227  
dan.bergen@colliers.com  
CA License No. 00878103

RICHARD SUTHERLAND  
The Sutherland Company  
+1 510 893 0772  
richsutherland@thesutherlandco.com  
CA License No. 00575594

COLLIERS INTERNATIONAL  
3825 Hopyard Road, Suite 195  
Pleasanton, CA 94588  
www.colliers.com

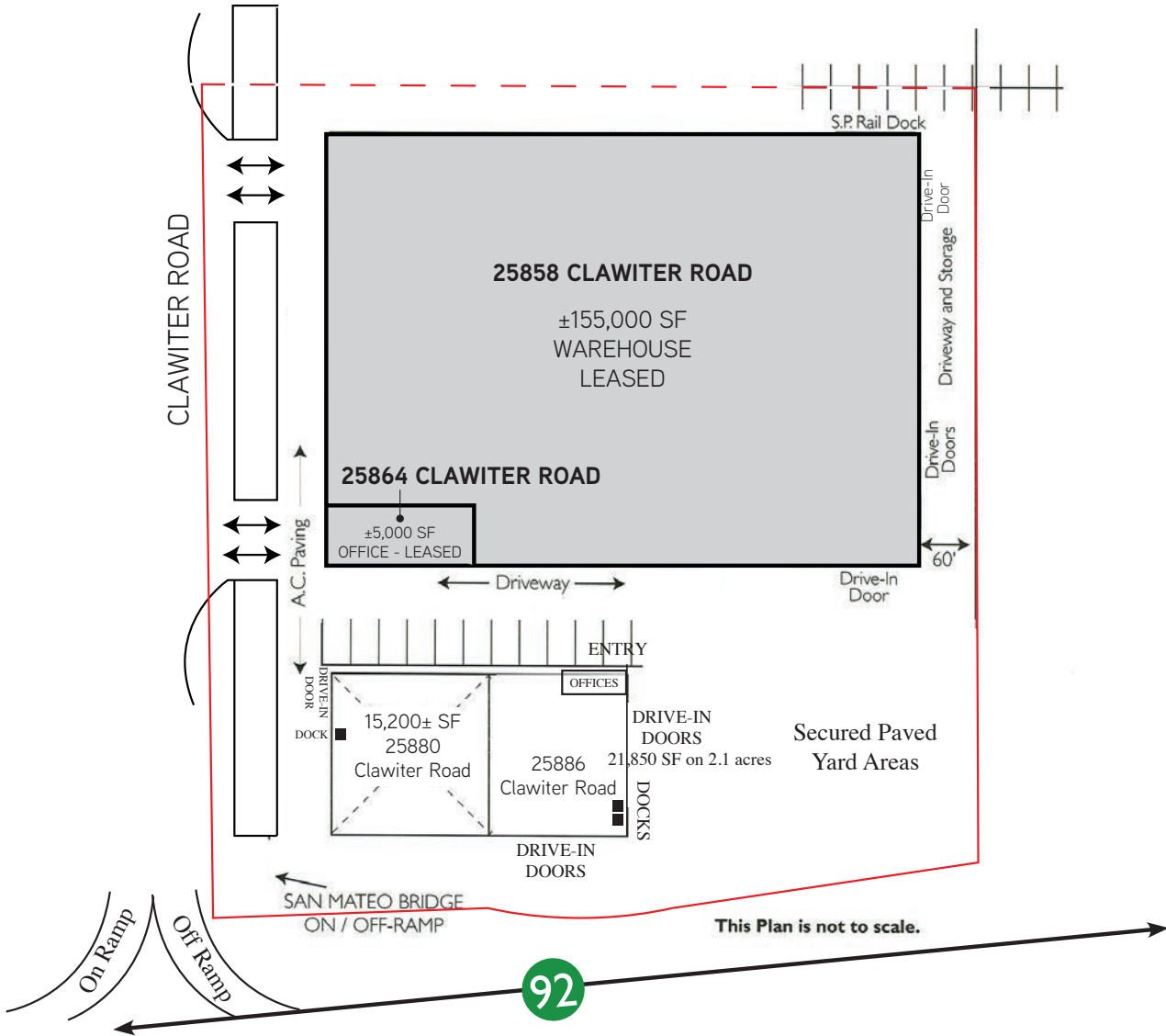
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## Site Plan



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**Three (3) Buildings - 200,000± SF**



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