

FOR SALE INDUSTRIAL WAREHOUSE

±76,800 SF WITH DOCKS

5801 WAREHOUSE WAY | CITY OF SACRAMENTO



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Price

- › Asking Price: \$7,488,000 (\$97.50 PSF)

Overview

- › Within the City of Sacramento
- › Zoned M-2
- › ±76,800 SF Building
- › Possible Rail Service

Property Features

- › Rail Loading Doors (8)
- › 14' x 14' Drive-In Doors (6)
- › Loading Docks (8)
- › Generous Truck Staging Area
- › New Roof in June 2000
- › Fire Sprinklers (.48/2000) with Pump
- › Indicated 1200 Amp Service
- › 24' Clear Height
- › Small yards
- › Upgraded warehouse lighting (sensors)

About the Property

This building offers maximum flexibility as it was originally constructed to be demised into multiple suites offering grade level, dock high and rail loading doors. The building has recently been operated as a single tenant building with pass-throughs in the existing demising walls. Fire sprinklers were upgraded with a pump in 2010.

Location Map



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Property Photos

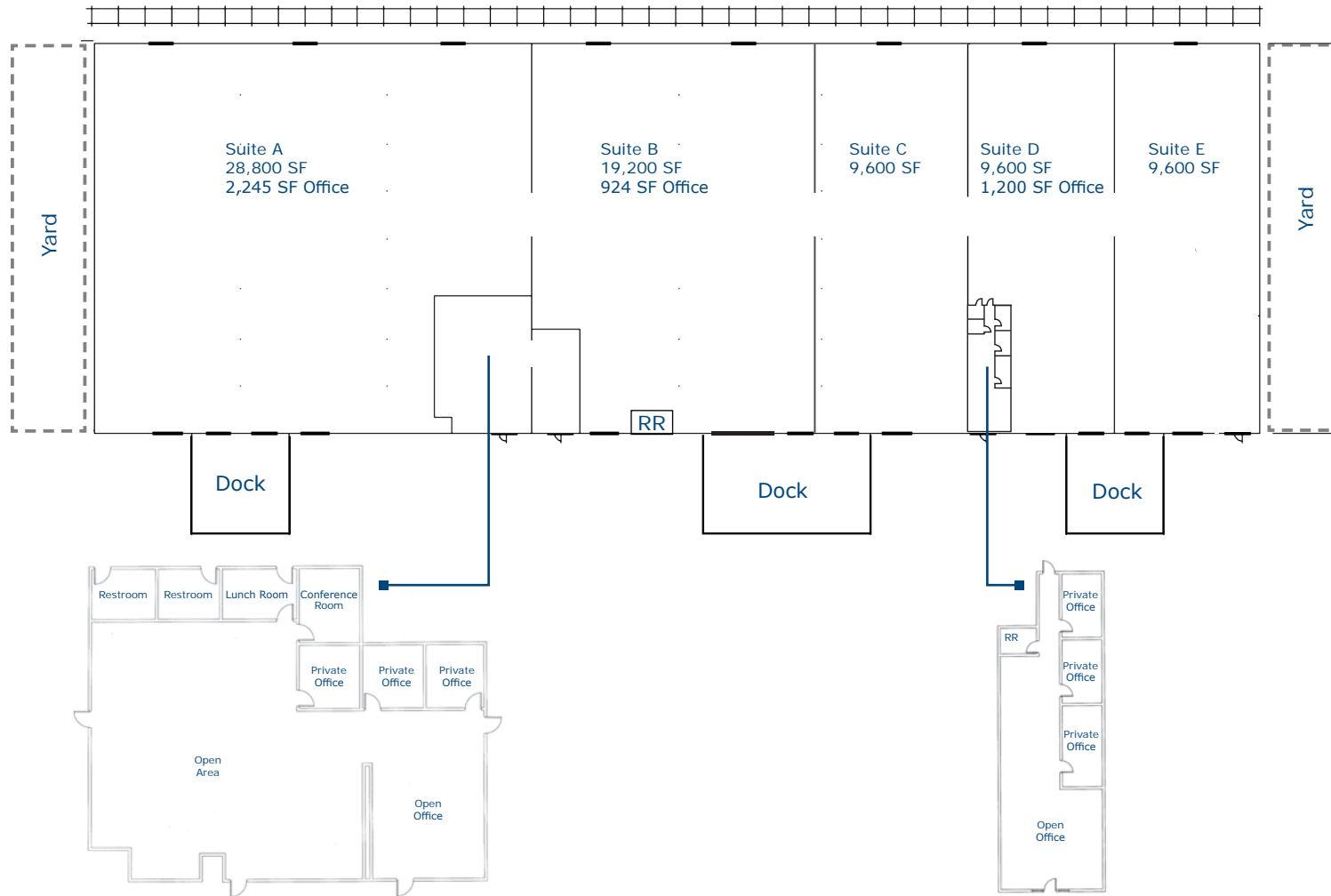


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Site plan



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