

FOR SUBLEASE

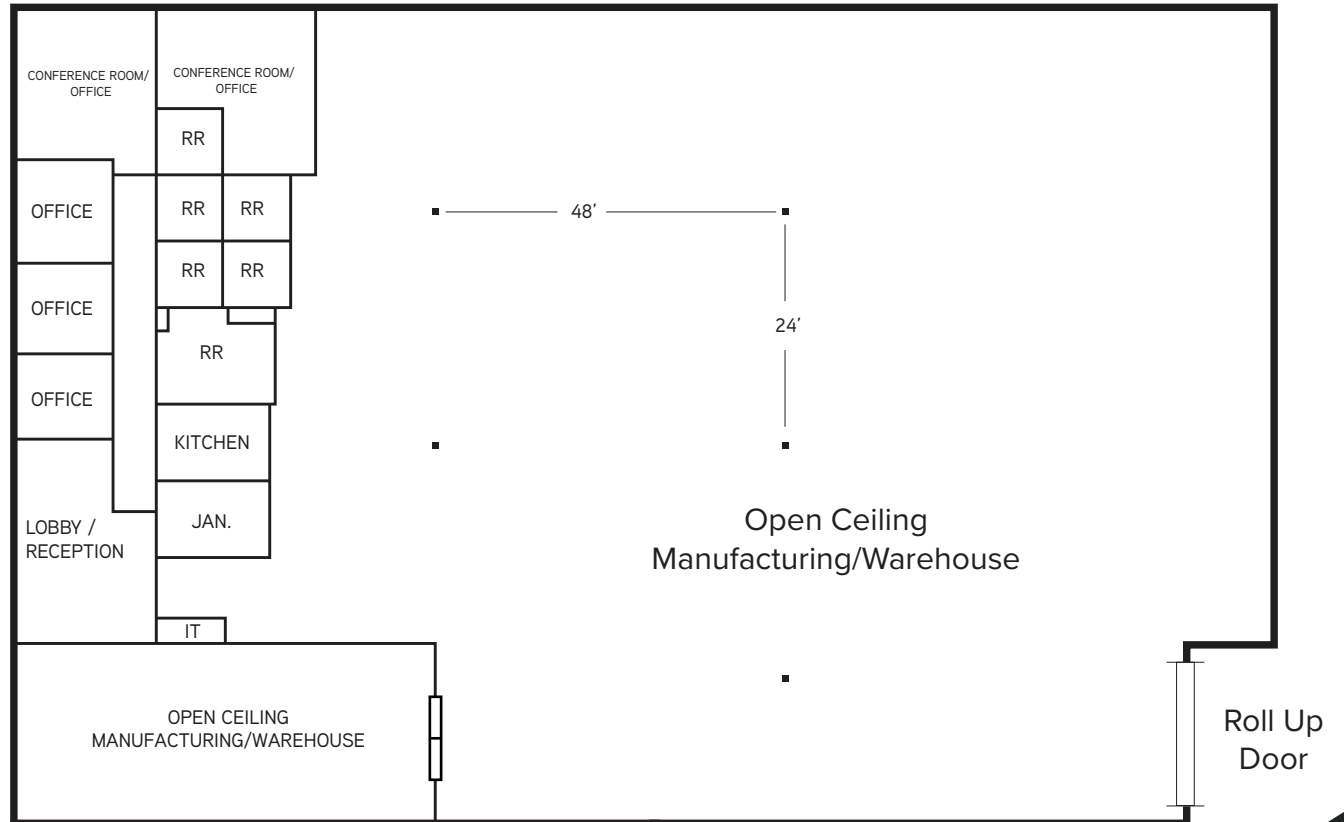
±13,608 SF MANUFACTURING/WAREHOUSE  
BUILDING

7800 ARROYO CIRCLE  
GILROY, CALIFORNIA



CBRE

# FLOOR PLAN



NOT TO SCALE

## HIGHLIGHTS

- ±13,608 SF Manufacturing/Warehouse
- 20% Office
- 100% HVAC
- 600 Amps @ 480V (Tenant to Verify)
- One 10'x12' Roll up Door
- 16' - 18' Clear Height
- LED: 8/31/2024
- Potential for longer term on a direct basis



Caltrain

BURGER KING  
ARCO

Gilroy Premium Outlets  
NIKE COLE HAAN  
THE NORTH FACE Applebees STARBUCKS  
IN-N-OUT BURGER MCDONALD'S ERIK'S  
2010 DELICAFE 1073

7800 Arroyo Cir.  
Gilroy, CA 95020

Valero

MCDONALD'S

Pacheco Center  
BANK OF AMERICA  
BEST BUY Walmart LOWE'S  
HomeGoods Chevron L & L Jack  
COSTCO WHOLESALE Marshalls. OLD NAVY

Chevron

CVS pharmacy

W

UnionBank

City of Gilroy Downtown Railroad Station

Gilroy Transit Center

GILROY

South Valley Plaza Shopping Center  
Smart & Final  
AutoZone  
Ling's Chinese Bistro  
MCDONALD'S Pollo Loco

Gilroy Crossing  
Target BevMo! CVS  
KOHLS pharmacy  
PANDA EXPRESS STARBUCKS BUFFALO WILD WINGS  
BARNES & NOBLE

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# INTERIOR PHOTOS



GRADE LEVEL LOADING



OPEN CEILING  
WAREHOUSE/MANUFACTURING



OPEN CEILING  
WAREHOUSE/MANUFACTURING



## CONTACT US

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