

FOR LEASE • 111,160± SF • AIRPORT SUBMARKET CLASS “A” WAREHOUSE / DISTRIBUTION FACILITY

1780 INDUSTRIAL DRIVE • STOCKTON, CA



Property Owned & Managed By:



For More Information, Please Contact:

Mike Goldstein, SIOR
Vice Chair—Executive Managing Director
+1 209 475 5106
michael.goldstein@colliers.com
CA License No. 01319234

Gregory O’Leary, SIOR
Vice Chair
+1 209 475 5108
g.oleary@colliers.com
CA License No. 00924479

Greig Lagomarsino, SIOR
Vice Chair
+1 510 433 5809
greig.lago@colliers.com
CA License No. 01063817

COLLIERS
3439 Brookside Road, Suite 108
Stockton, CA USA 95219
www.colliers.com

FOR LEASE • 111,160± SF • AIRPORT SUBMARKET CLASS “A” WAREHOUSE / DISTRIBUTION FACILITY

1780 INDUSTRIAL DRIVE • STOCKTON, CA

Colliers

BUILDING FEATURES:

- Building Size: 111,160± square feet
- Lot Size: 6.43± Acres / FAR 39.7%
- Building Dimensions: 280'± D x 397'± W
- Office Area: 1,345± square feet
512± square feet (warehouse office)
- Year Built: 2008
- Minimum Clear Height: 30'± - 32'±
- Power: 2,000 Amps, 277/480 Volts, 3 Phase Power
- Grade Level Doors: Two (2) (12' x 14')
- Dock High Doors: Twenty (20) (9' x 10') with EOD's
- Fire Suppression: ESFR
- Lighting: T-5
- Truck Court: 140'± with 60'± concrete apron
- Column Spacing: 46.8'± x 49.7'±
- Floor Slab: 6"
- Skylights: 2%±


OTHER FEATURES:

- Zoning: I-G, General Industrial
- Parking: 70 automobile stalls
- Water: City of Stockton
- Sewer: City of Stockton
- Storm: City of Stockton
- Gas / Electric: PG & E
- Fenced, secured and lighted yard
- Air Lines
- Power distributed throughout warehouse

LOCATION:

Located on the south side of Industrial Drive between Airport Way and B Street, north of the Stockton Airport, between I-5 and Hwy 99.

TRANSPORTATION / LOGISTICS:

- Excellent proximity to BNSF & UPRR Intermodal Facilities
- Very close proximity to the Port of Stockton
- Major West Coast Distribution Hub
- Easy access to freeways (I-5, Hwy 99, I-205, Hwy 120 and Hwy 4)
- STAA Approved Truck Route 

For More Information, Please Contact:

Mike Goldstein, SIOR
Vice Chair—Executive Managing Director
+1 209 475 5106
michael.goldstein@colliers.com
CA License No. 01319234

Gregory O'Leary, SIOR
Vice Chair
+1 209 475 5108
g.oleary@colliers.com
CA License No. 00924479

Greig Lagomarsino, SIOR
Vice Chair
+1 510 433 5809
greig.lago@colliers.com
CA License No. 01063817

COLLIERS

3439 Brookside Road, Suite 108
Stockton, CA USA 95219

www.colliers.com

FOR LEASE • 111,160± SF • AIRPORT SUBMARKET CLASS “A” WAREHOUSE / DISTRIBUTION FACILITY

1780 INDUSTRIAL DRIVE • STOCKTON, CA



For More Information, Please Contact:

Mike Goldstein, SIOR
Vice Chair—Executive Managing Director
+1 209 475 5106
michael.goldstein@colliers.com
CA License No. 01319234

Gregory O’Leary, SIOR
Vice Chair
+1 209 475 5108
g.oleary@colliers.com
CA License No. 00924479

Greig Lagomarsino, SIOR
Vice Chair
+1 510 433 5809
greig.lago@colliers.com
CA License No. 01063817

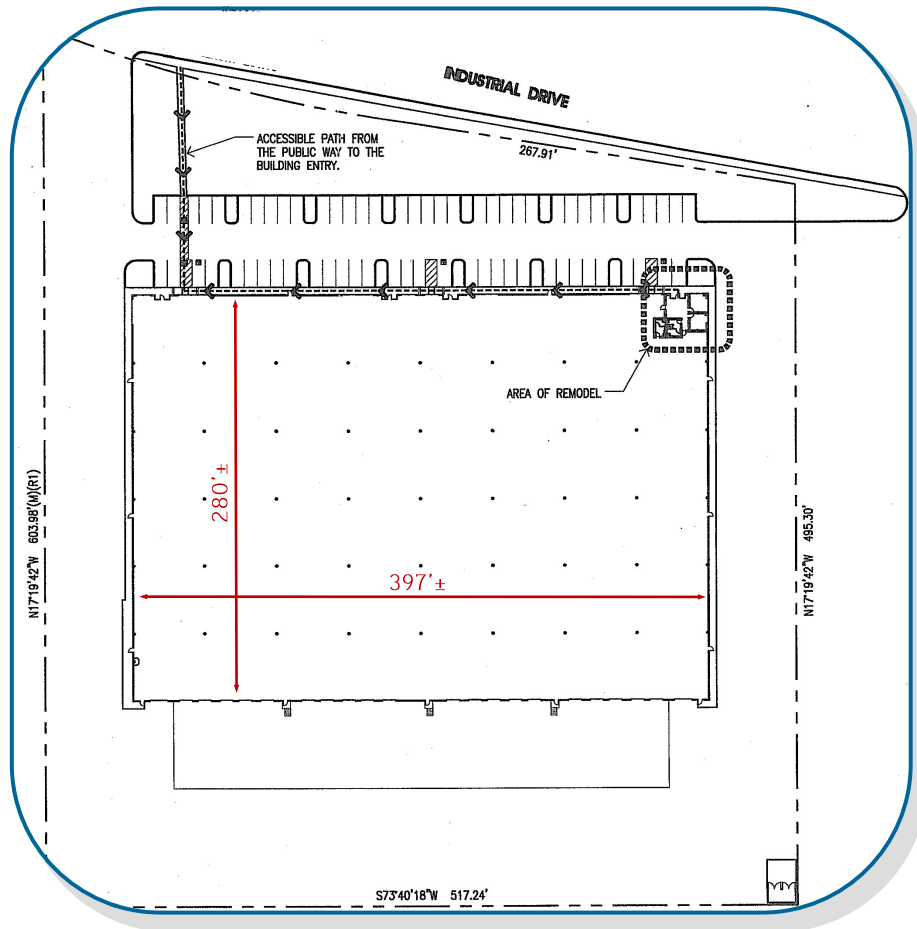
COLLIERS
3439 Brookside Road, Suite 108
Stockton, CA USA 95219
www.colliers.com

FOR LEASE • 111,160± SF • AIRPORT SUBMARKET CLASS "A" WAREHOUSE / DISTRIBUTION FACILITY

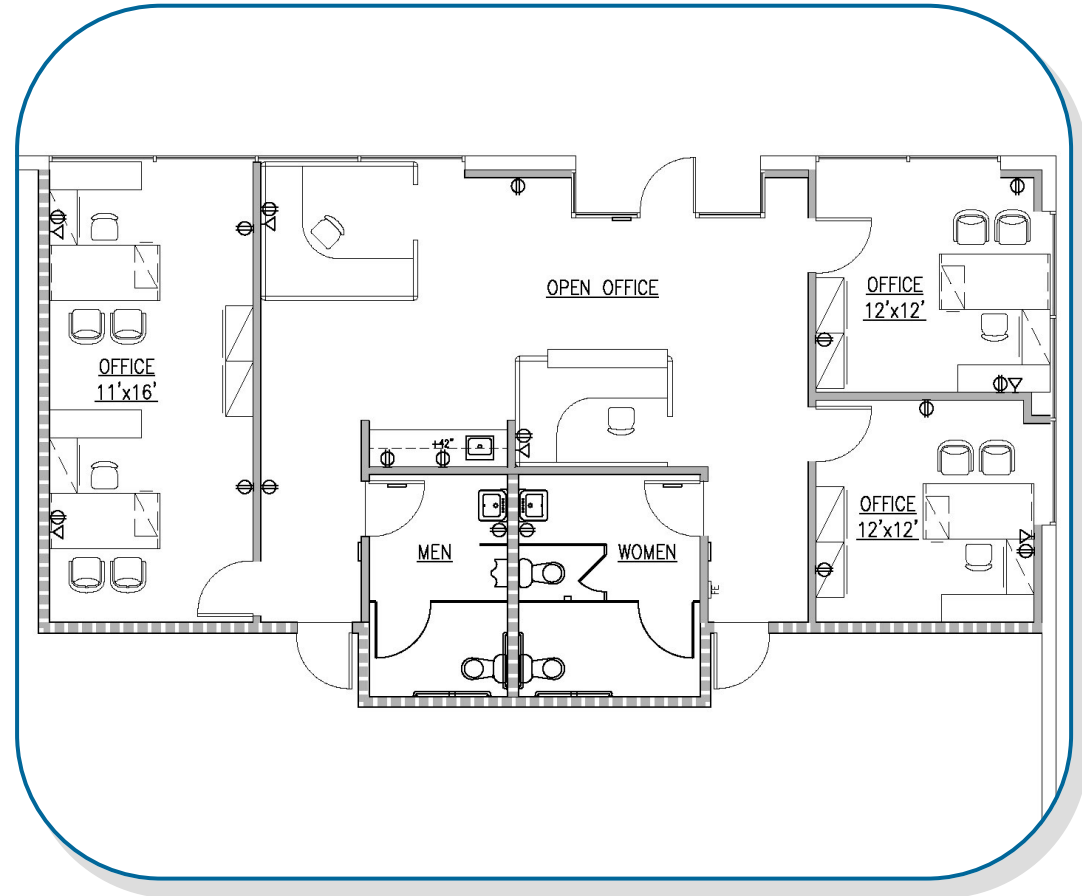
1780 INDUSTRIAL DRIVE • STOCKTON, CA



SITE PLAN



OFFICE FLOOR PLAN



For More Information, Please Contact:

Mike Goldstein, SIOR
 Vice Chair—Executive Managing Director
 +1 209 475 5106
 michael.goldstein@colliers.com
 CA License No. 01319234

Gregory O’Leary, SIOR
 Vice Chair
 +1 209 475 5108
 g.oleary@colliers.com
 CA License No. 00924479

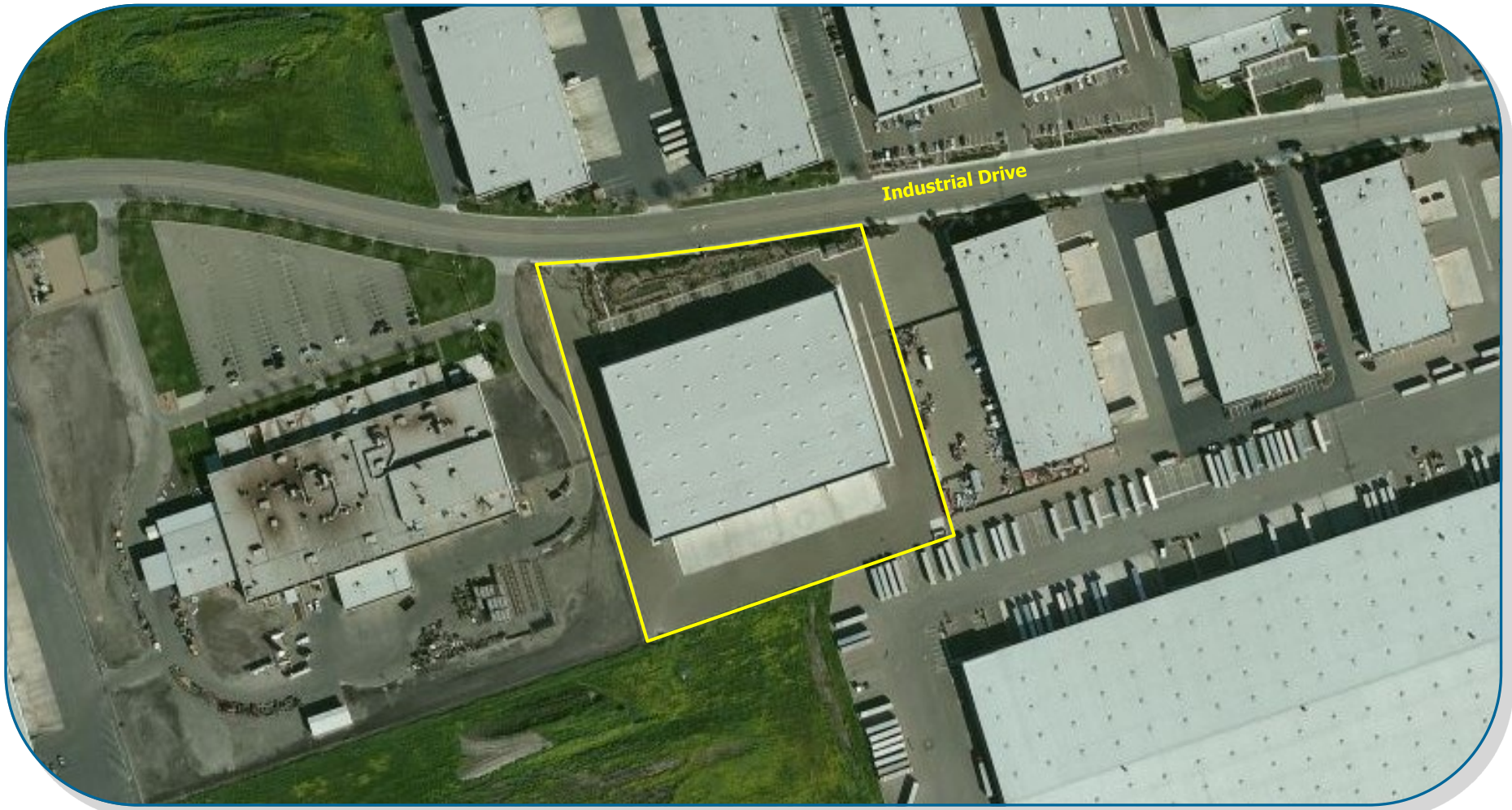
Greig Lagomarsino, SIOR
 Vice Chair
 +1 510 433 5809
 greig.lago@colliers.com
 CA License No. 01063817

COLLIERS
 3439 Brookside Road, Suite 108
 Stockton, CA USA 95219
www.colliers.com

FOR LEASE • 111,160± SF • AIRPORT SUBMARKET CLASS “A” WAREHOUSE / DISTRIBUTION FACILITY

1780 INDUSTRIAL DRIVE • STOCKTON, CA

Colliers



For More Information, Please Contact:

Mike Goldstein, SIOR
Vice Chair—Executive Managing Director
+1 209 475 5106
michael.goldstein@colliers.com
CA License No. 01319234

Gregory O’Leary, SIOR
Vice Chair
+1 209 475 5108
g.oleary@colliers.com
CA License No. 00924479

Greig Lagomarsino, SIOR
Vice Chair
+1 510 433 5809
greig.lago@colliers.com
CA License No. 01063817

COLLIERS

3439 Brookside Road, Suite 108
Stockton, CA USA 95219
www.colliers.com

FOR LEASE • 111,160± SF • AIRPORT SUBMARKET CLASS “A” WAREHOUSE / DISTRIBUTION FACILITY

1780 INDUSTRIAL DRIVE • STOCKTON, CA

Colliers



For More Information, Please Contact:

Mike Goldstein, SIOR
Vice Chair—Executive Managing Director
+1 209 475 5106
michael.goldstein@colliers.com
CA License No. 01319234

Gregory O’Leary, SIOR
Vice Chair
+1 209 475 5108
g.oleary@colliers.com
CA License No. 00924479

Greig Lagomarsino, SIOR
Vice Chair
+1 510 433 5809
greig.lago@colliers.com
CA License No. 01063817

COLLIERS
3439 Brookside Road, Suite 108
Stockton, CA USA 95219
www.colliers.com

FOR LEASE • 111,160± SF • AIRPORT SUBMARKET CLASS "A" WAREHOUSE / DISTRIBUTION FACILITY

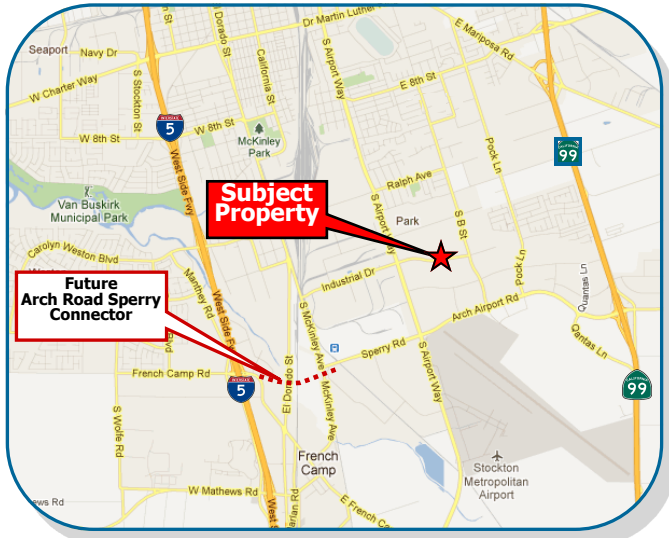
1780 INDUSTRIAL DRIVE • STOCKTON, CA



REGIONAL MAP



LOCATION MAP



MILEAGE TO MAJOR MARKETS - FROM STOCKTON, CA



For More Information, Please Contact:

Mike Goldstein, SIOR
Vice Chair—Executive Managing Director
+1 209 475 5106
michael.goldstein@colliers.com
CA License No. 01319234

Gregory O’Leary, SIOR
Vice Chair
+1 209 475 5108
g.oleary@colliers.com
CA License No. 00924479

Greig Lagomarsino, SIOR
Vice Chair
+1 510 433 5809
greig.lago@colliers.com
CA License No. 01063817

COLLIERS
3439 Brookside Road, Suite 108
Stockton, CA USA 95219
www.colliers.com