

# INDUSTRIAL CONDOMINIUMS FOR LEASE OR SALE

## STOCKTON AIRPORT BUSINESS PARK

4646 QANTAS LANE, B11 & B12, STOCKTON, CA

**AVAILABLE SF:** 7,680± SF  
**ZONING :** I-G Industrial General (City of Stockton)

### Unit B11:

- 3,840± SF
- 100 amp, 277/480 volt, 3 phase
- One (1) grade level door
- 480+ SF of office with one (1) private office
- One (1) restroom

### Unit B12:

- 3,840± SF
- 100 amp, 277/480 volt, 3 phase
- One (1) grade level door
- 713+ SF office with one (1) private office
- One (1) restroom

### COMMENTS:

- Located at Arch Road/Hwy 99 interchange in South Stockton
- Concrete Tilt up construction with 24± min. clear height
- Units fully sprinklered with T-5 lighting and skylights in warehouse

**SALE PRICE:** \$90 per square foot

**LEASE RATE:** \$0.65 per square foot, Gross

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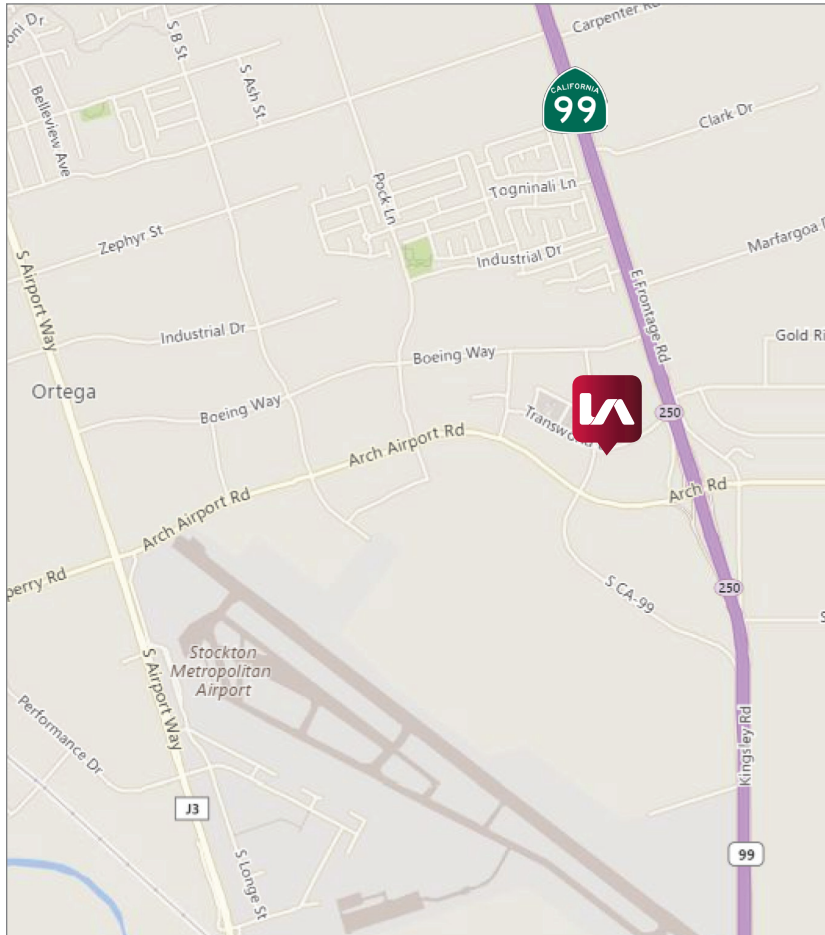


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