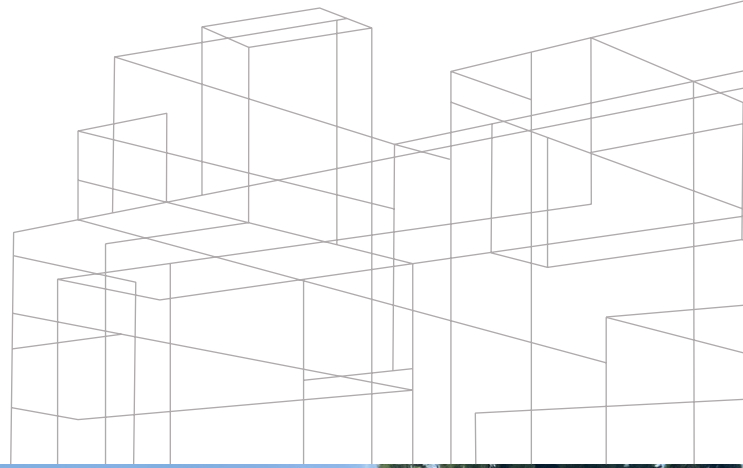


INDUSTRIAL WAREHOUSE FOR SUBLEASE

4200 BUSINESS CENTER DR, FREMONT, CA



*Sublease available
in Fremont*

±13,750 SF
AVAILABLE

22'-24'
CLEAR HEIGHT

NOW
AVAILABLE

22' - 24' clear height

Nice image warehouse

2 dock-high doors & 1 grade level door

Fully sprinklered, small office

Sublease term through May 2032 (flexible term)

Significant power may be made available

Rate: \$1.35 NNN & \$0.28 opex

KYLE NELSON

408.588.2383

kyle.nelson@kidder.com

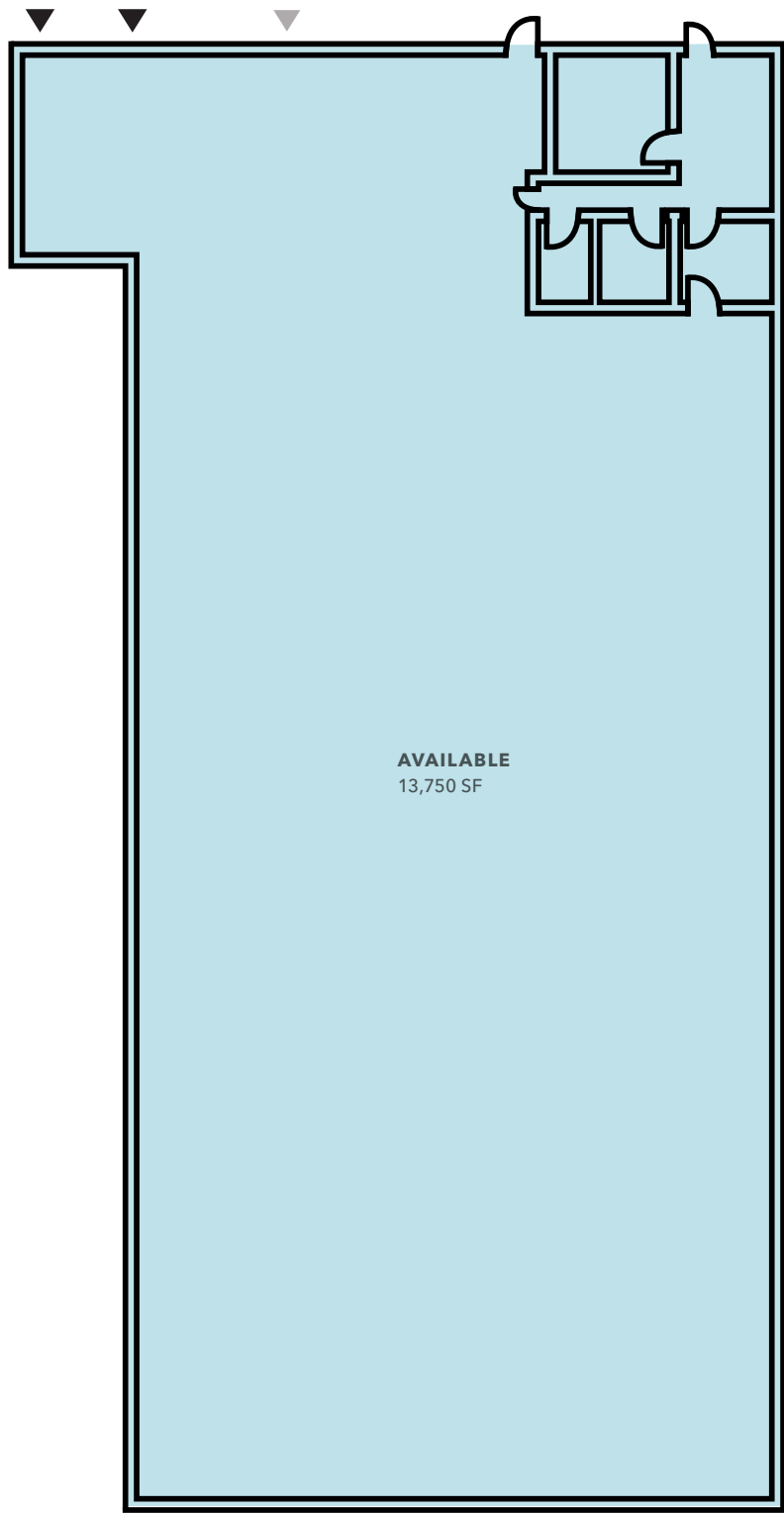
LIC N° 01828045

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FLOOR PLAN



LEGEND

- Available
- Dock-high door
- Grade level door

22'-24' clear height
Fully sprinklered
Nice image

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FLOOR PLAN NOT TO SCALE

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4200 BUSINESS CENTER DR



±13,750 SF

AVAILABLE

\$1.35 NNN

BASE LEASE RATE, PSF PER MONTH
+ \$0.28 OPEX

NOW

AVAILABLE



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km Kidder Mathews