



*For
Lease*

1685 TIDE COURT

WOODLAND, CA

±100,800 SF - AVAILABLE DISTRIBUTION SPACE



1685 TIDE COURT

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PROPERTY HIGHLIGHTS



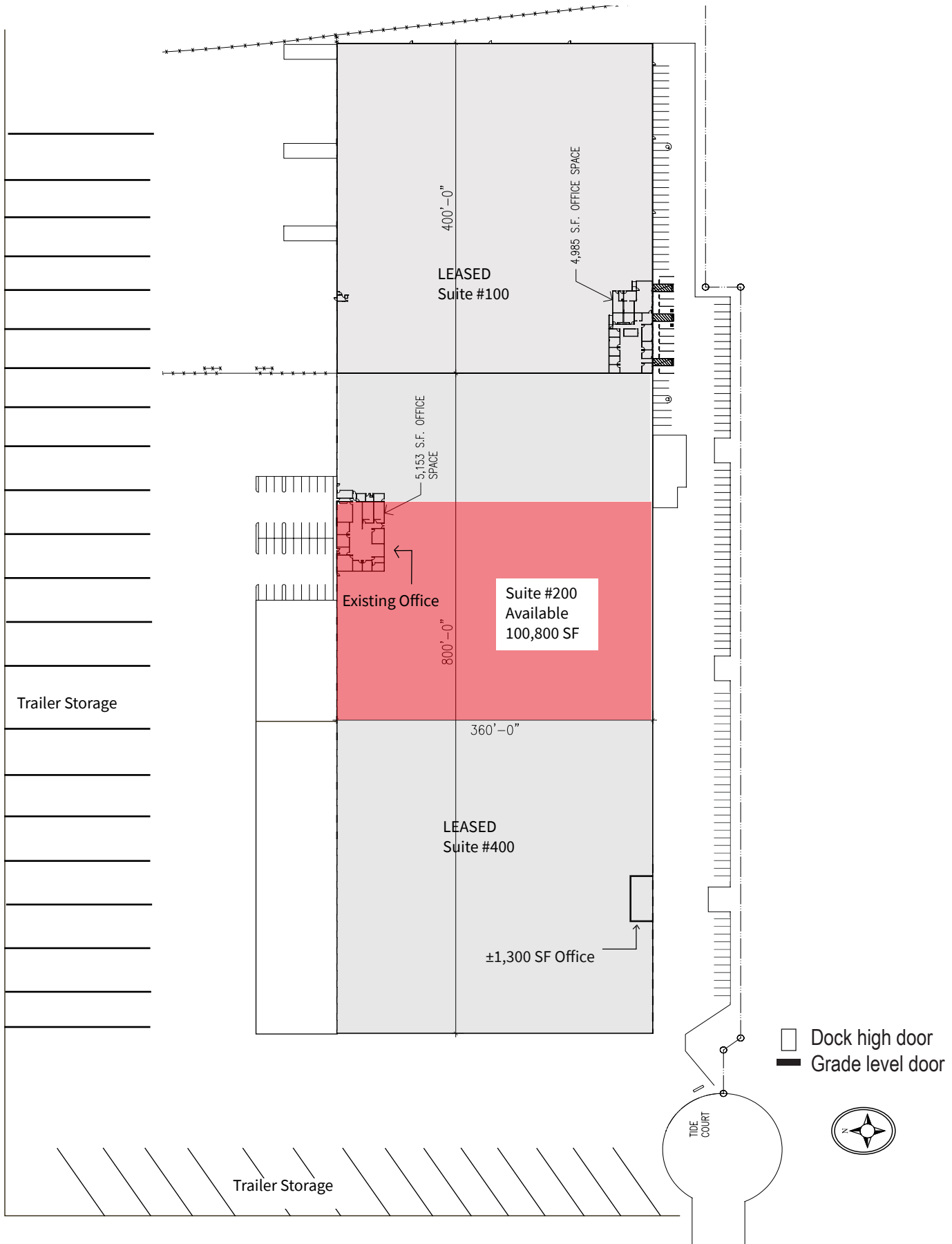
- ±100,800 SF Total Available
- Existing Office
- 40'x50' Column Spacing
- Nine (9'x10') Dock High Doors Equipped with Pit Levelers and Lights (Dock Levelers are Kelley Model M638K S #A021651) with 30,000 lb Capacity
- 1,000 amp 277/480 Volt Electrical Service
- T-5 Motion Sensors
- ±24'-±29' Clear Height
- Excellent Trailer Storage
- .33 GPM / 3,000 SF Density Sprinklers
- Skylights
- 70-foot Concrete Dock Apron
- Exterior LED Lighting Around Entire Site
- Fenced & Secured Site Including a Security Checkpoint Station
- Metal Roof with R-19 Insulation
- Easy Access to Interstate 5



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SITE PLAN



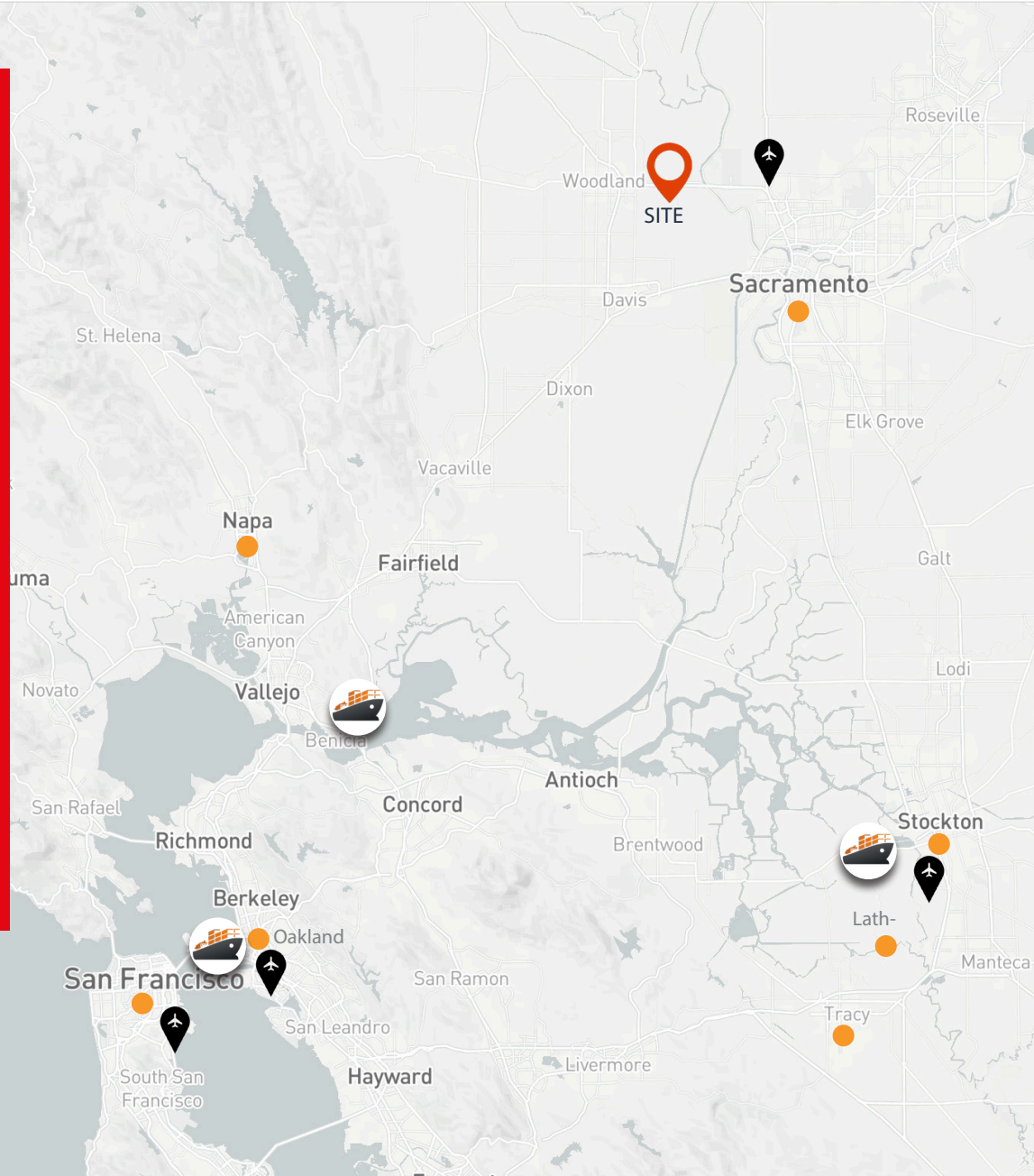
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DRIVE TIME

Major Cities	Miles
Sacramento	23
Stockton	67
Lathrop	76
Tracy	86
Napa	55
Oakland	79
San Francisco	85
San Jose	117

Ports & Airports	Miles
SMF Airport	12
OAK Airport	87
SFO Airport	94
SJC Airport	112
SCK Airport	74
Port of Stockton	69
Port of Benicia	58
Port of Oakland	79



Within One Day's Drive to:

- o 6 ports
- o 8 Major Airports
- o 29 Intermodal Centers

CONTACT

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