

# FOR SUBLEASE

## 440 BOULDER COURT, SUITE 200, PLEASANTON



### PROPERTY INFORMATION

- 7,500±SF available
- 3,000±SF of improved office area
- 4,500±SF of warehouse space with insulation
- 900±SF of mezzanine storage
- 20' warehouse clear height
- Two (2) grade level truck doors
- Energy saving solar panels (40 KW)
- LED - September 30, 2019
- Available June 1, 2017
- **Sublease rate: \$1.40/SF industrial gross**

### AREA MAP



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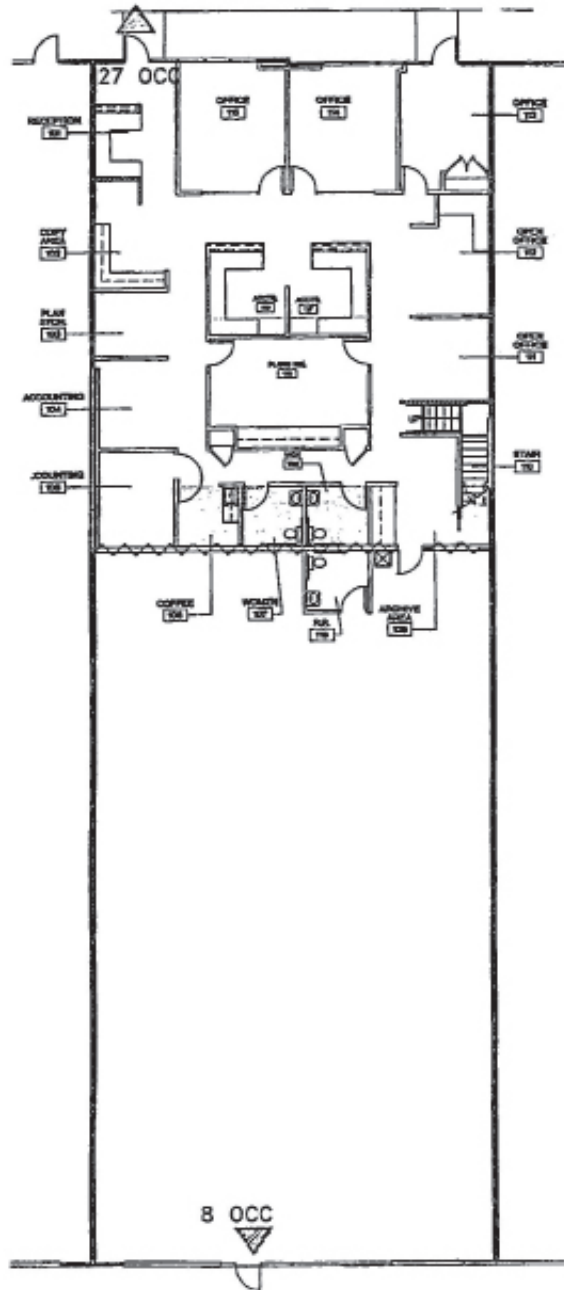
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### FLOOR PLAN



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