



**WEST SACRAMENTO**  
Building with  
Yard for Sale  
Drever Street

Media Sign Not Included

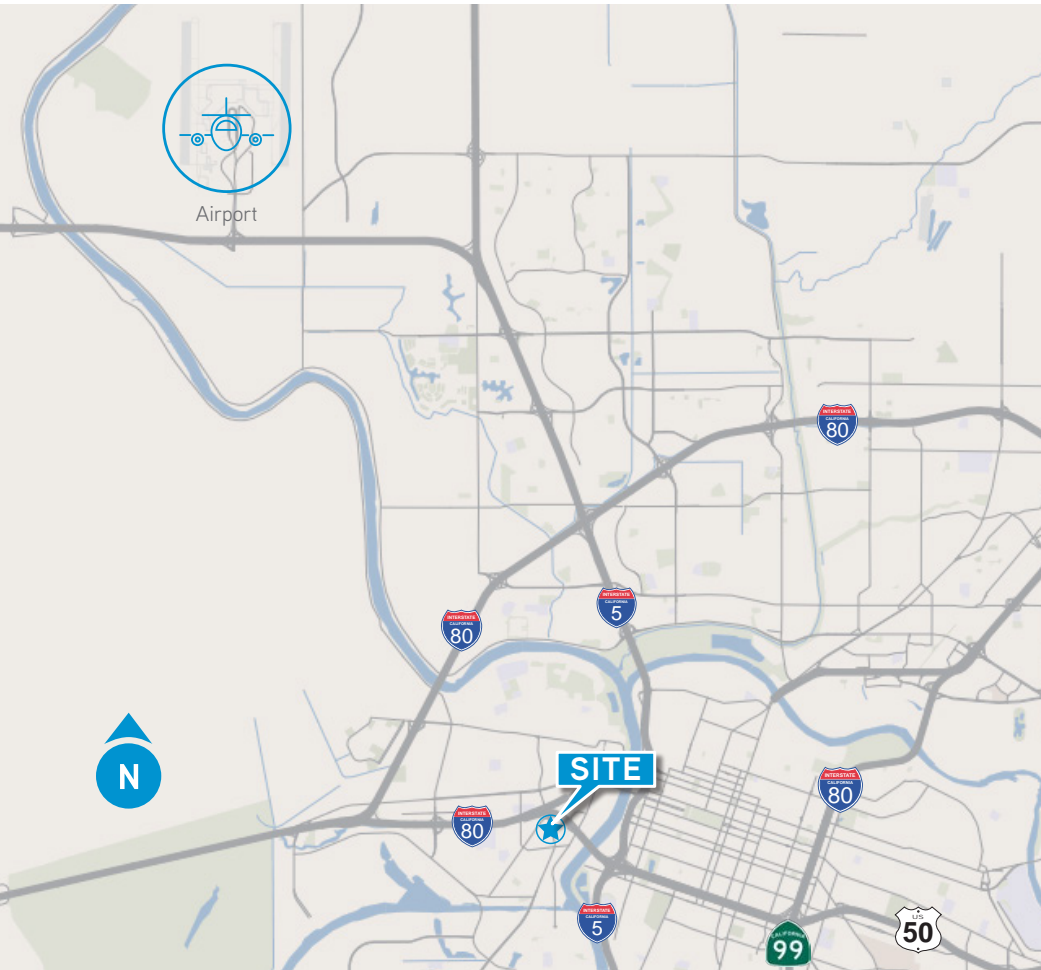
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±13,660sf  
- ±3,220sf Showroom / Office  
- ±10,440sf Warehouse

### 889 DREVER STREET WEST SACRAMENTO

APN	058-310-003
Asking Price	\$1,700,000
Zoning	Commercial

### BUILDING FEATURES

- Masonry Block Construction
- 6" Slab
- Natural Gas
- ±18' Minimum Clear Height
- 57'x24' Typical Column Spacing
- 2 – 14'x14' Grade Level Doors
- ±2,880sf Covered Loading / Work Area
- ±.9 Acre Lot
- Fenced Yard Area

### IMPORTANT DISTANCES

- International Airport: 12.3 miles
- I-80: .5 miles
- I-5: 1.5 miles
- I-50: 3 miles
- Hwy 99: 3.2 miles

\*Please check with the city of West Sacramento for permitted uses.



## Nearby Projects & Amenities Map

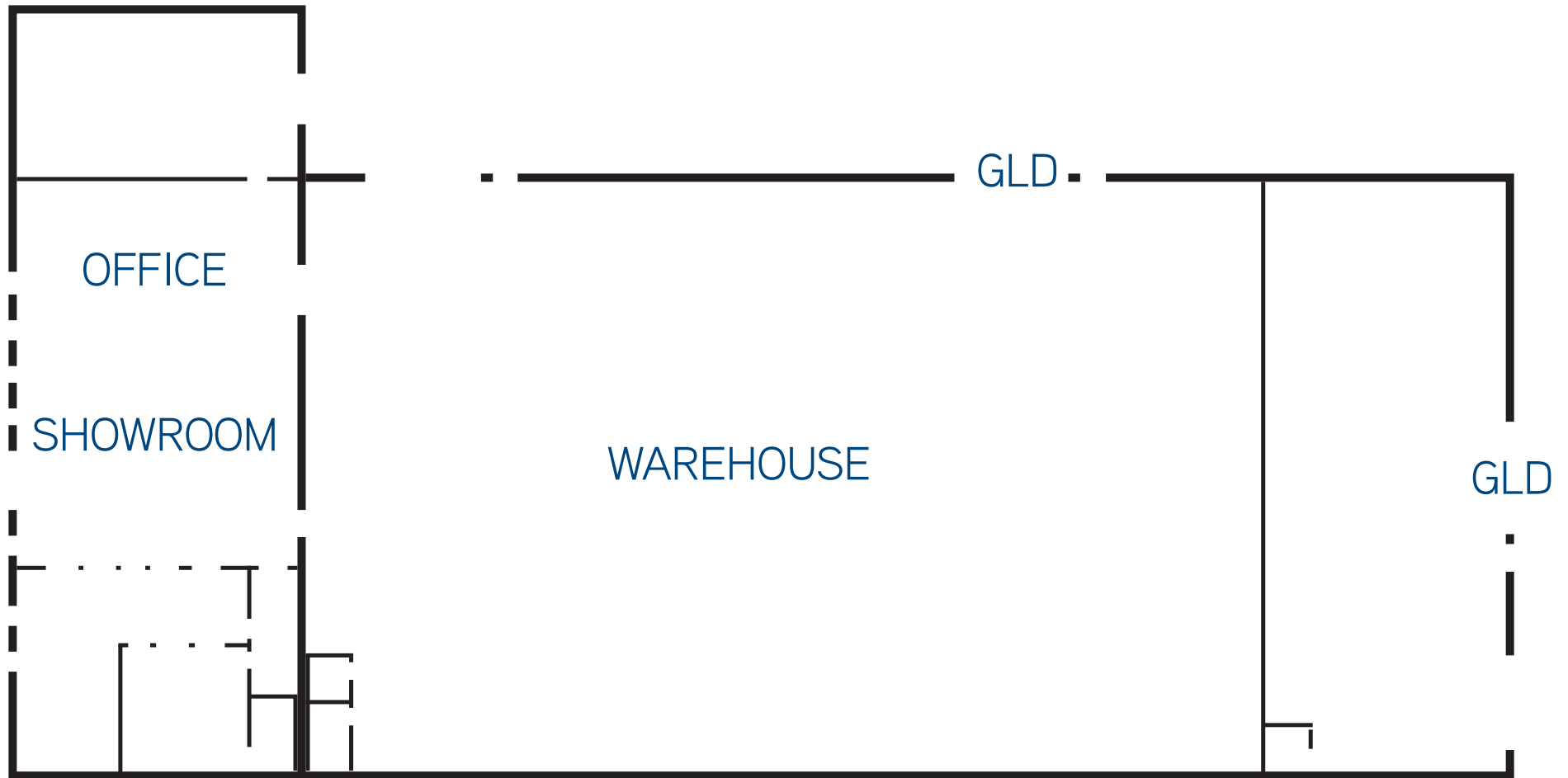
- |                              |                       |                    |
|------------------------------|-----------------------|--------------------|
| 1. The Habitat               | 6. West Gateway Place | 11. Golden1 Center |
| 2. The Moderns at Eames Walk | 7. Raley Field        | 12. CalStrs        |
| 3. 980 Central               | 8. Capitol Yards      | 13. Ziggurat       |
| 4. The Barn                  | 9. Riverfront Farm    | 14. Old Sacramento |
| 5. Ironworks                 | 10. Riverwalk         | 15. Tower Bridge   |

## West Sacramento

West Sacramento is a vibrant riverfront community centrally located in Northern California, across the Sacramento River from the City of Sacramento's Central Business and Entertainment Districts. Incorporated in 1987, West Sacramento encompasses approximately 22 square miles, with a population just over 51,000 people. Currently, the riverfront area called the Bridge District is rapidly developing. At full build out, there will be 4,000 residential housing units in this area along with offices and retail. Raley Field, home of the River Cats, the AAA affiliate of the San Francisco Giants, anchors the area. Plans are underway for a streetcar line that will connect the city's core with the Bridge District and state capital Sacramento.



FROM LEFT TO RIGHT: Tower Bridge, Aerial view of West Sacramento



FLOOR PLAN